

Arlington Forest Center

4801-4831 1st Street North Arlington, VA 22203



Property Highlights

- Ideal location off Arlington Boulevard, with convenient access to both I-66 and I-395.
- Shopping, dining, and ample parking surrounded by a growing upscale community.
- An excellent mix of community favorites and national tenants in a growing, upscale neighborhood.

MAJOR TENANTS



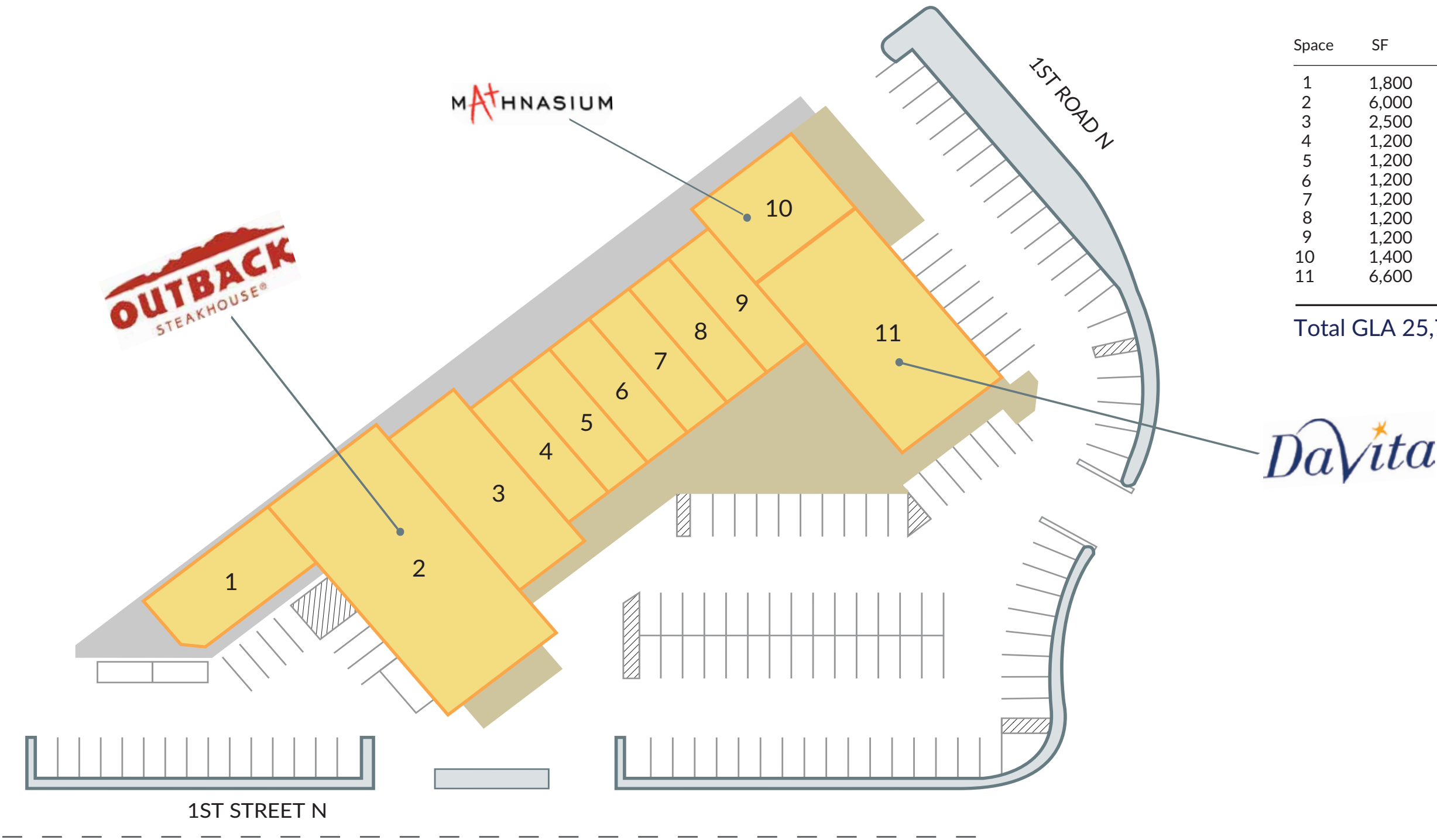
DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
 POPULATION	36,433	282,367	573,110
 EMPLOYEES	44,709	350,161	688,635
 HOUSEHOLD INCOME	\$144,733	\$144,316	\$147,985
 DAILY CARS	54,972 on Arlington Blvd		

Arlington Forest

Arlington, Virginia

A.J. DWOSKIN
& ASSOCIATES, INC.

Management | Leasing | Investment



Space	SF	Tenant
1	1,800	Mountain Kim Tae Kwon Do
2	6,000	Outback Restaurant
3	2,500	Crystal Thai
4	1,200	Fashion Nails
5	1,200	Chiropractor
6	1,200	Cleaners
7	1,200	Crystal Coiffure
8	1,200	Brick's Pizza
9	1,200	Coffee/Bakery/Sandwich
10	1,400	Mathnasium Learning
11	6,600	DaVita Dialysis

Total GLA 25,700