

ASHDALE PLAZA SHOPPING CENTER

2900-2980 DALE BLVD, WOODBRIDGE, VA 22193

Colliers

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PROPERTY OVERVIEW



OFFERING SUMMARY

Available SF:	1,200 - 4,535 SF
Lease Rate:	Negotiable
Building Size:	94,000 SF

AVAILABLE SPACES	SF
19 - Pad Site	2,000 – 4,000 SF *no drive thru
21 - Pad Site	1,200 - 2,000 SF *no drive thru

PROPERTY OVERVIEW

94,000 Square Foot Shopping Center anchored by a 24,500 Goodwill store and DaVita Dialysis Center. Conveniently located off of I-95, between Stonebridge (Wegmans) and NOVA Woodbridge campus.

PROPERTY HIGHLIGHTS

- 1,200-4,000 SF Pad Site Opportunities
- High visibility (44,000 VPD) with pylon signage available
- Easy ingress and egress from Gideon Drive, I-95 & Dale Boulevard
- Abundant parking
- Join Goodwill, 7Eleven C-store & Gas, Family Dollar, At Home, DaVita Dialysis Center, Wells Fargo, Domino's Pizza, Popeye's Chicken & Lorena's Bakery – coming soon

DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Households:	3,682	41,328	83,135
Total Population:	9,934	127,659	257,083
Average HH Income:	$115,796	$129,058	$140,807

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SITE PLAN

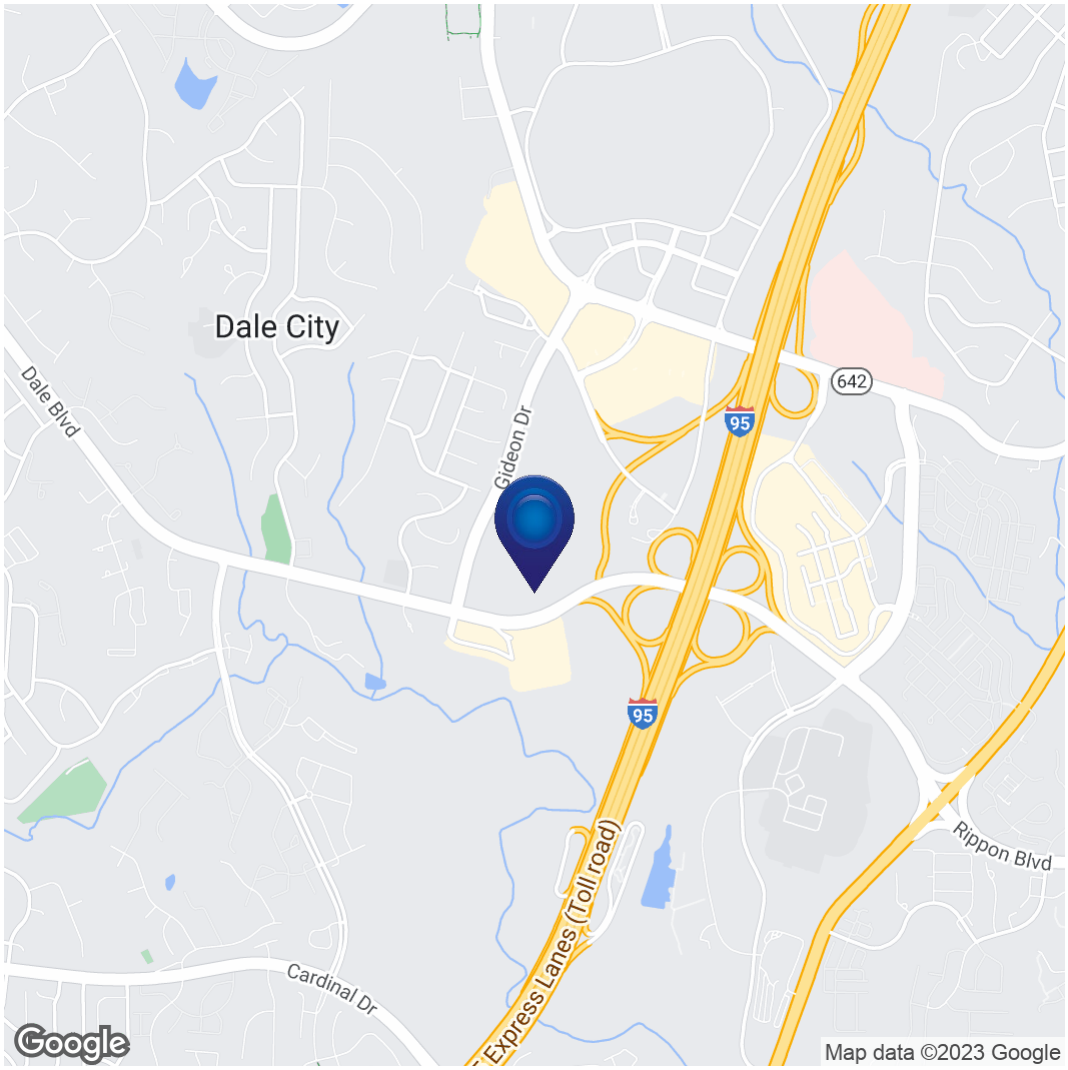
1	WELLS FARGO	3,622 SF
2	DOMINO'S PIZZA	1,518 SF
3	BARBER SHOP	1,555 SF
4	PHO 79	3,200 SF
5	SHAHI KABOB	3,200 SF
6A	TOBACCO KING	1,732 SF
6B	CHARM DENTAL	1,724 SF
6C	PHARMACY	1,843 SF
7	FAMILY DOLLAR	7,500 SF
8	ASHDALE CLEANERS	3,000 SF
9	MADINA HALAL	2,184 SF
10	MADINA HALAL	2,300 SF
11	SABOR LATINO	5,193 SF
12	DAVITA	10,175 SF
14	LA AZTECA	3,683 SF
15	GOODWILL	24,500 SF
16	LORENA'S BAKERY	4,535 SF
17	HOT NAILS	1,169 SF
18	WASH N DRY	5,792 SF
19	PAD SITE	2,000-4,000 SF
20	POPEYES	3,310 SF
21	PAD SITE	1,200-2,000 SF



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RETAILER MAP







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