



**RENAUD**  
**CONSULTING**  
 COMMERCIAL REAL ESTATE

## Quick Facts

### PROJECT SIZE

8,995± SF

### AVAILABILITY

Fully Leased

### DEMOGRAPHICS

POPULATION AVG. INCOME EMPLOYEES

	POPULATION	AVG. INCOME	EMPLOYEES
1 mile	10,826	\$123,830	4,349
3 mile	166,591	\$101,372	13,585
5 mile	465,865	\$112,177	39,469

Click For Street View



# Willow Run Center

6653 Little River Turnpike, Annandale, VA 22003

**Retail Space For Lease**



 **Henry Renaud**

Direct | 571.765.4421

Cell | 703.463.8013

Email | [henry@renaudconsulting.net](mailto:henry@renaudconsulting.net)

Popular neighborhood center offering a variety of food choices and convenience services.



Phone: 703-404-2346 | 8605 Westwood Center Drive • Suite 410 • Vienna, Virginia 22182 | [renaudconsulting.net](http://renaudconsulting.net)

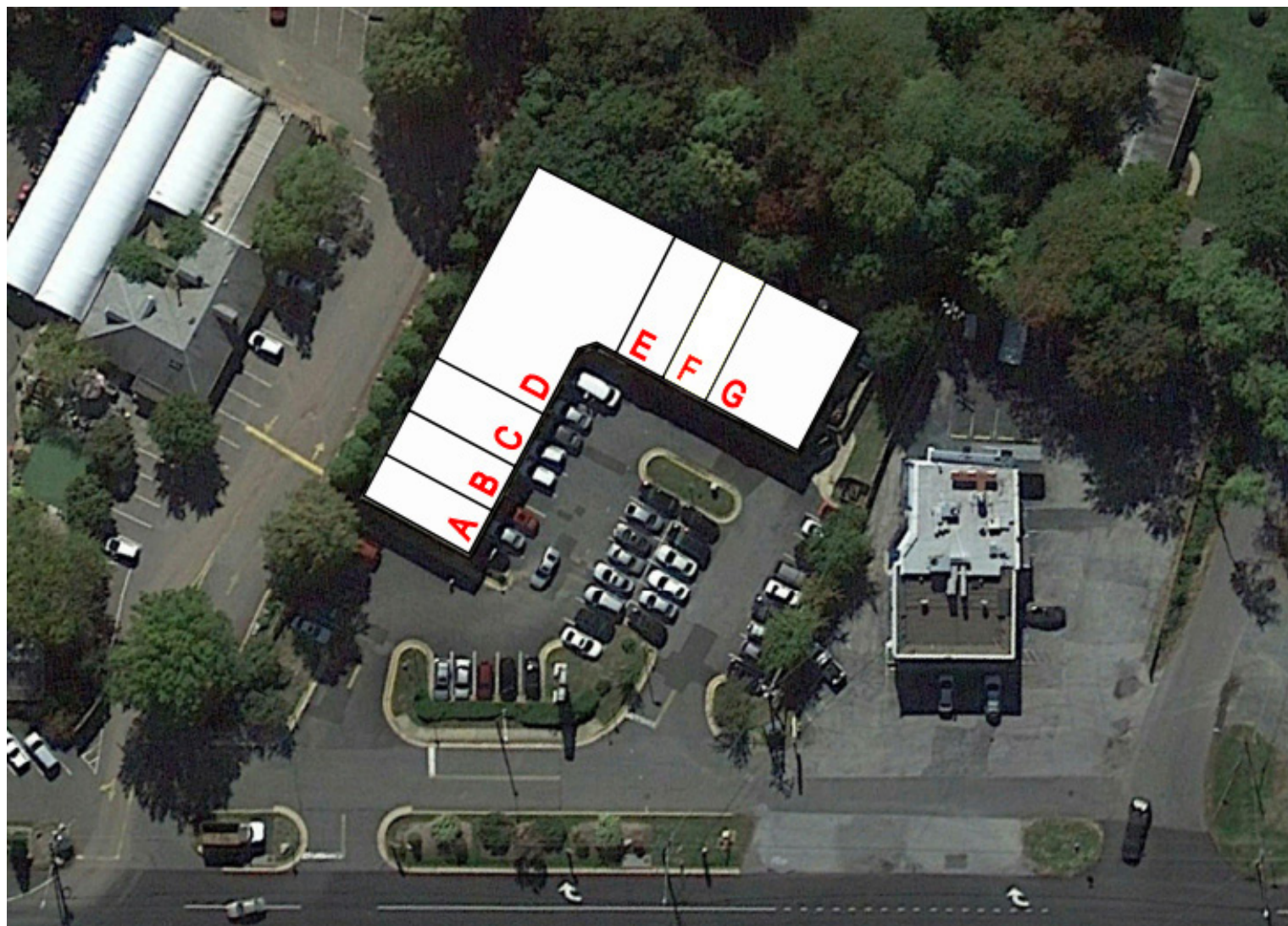


# Leasing Plan

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## Tenants

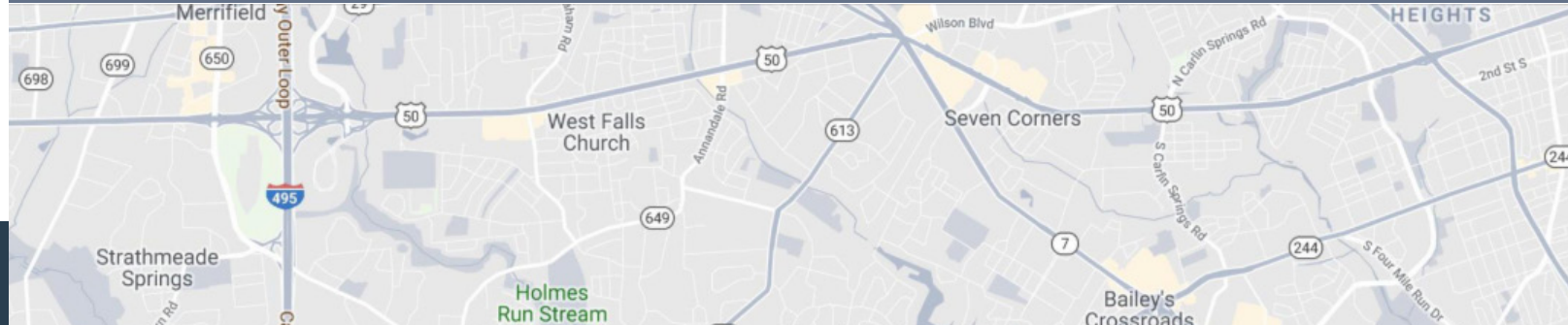
A	Vessel Tea	900
B	Paul's Hair Salon	800
C	USVN Nails	1,000
D	La Cochabambina Bolivian Restaurant	2,480
E	Massage Won	1,050
F	The Halai Grill	1,030
G	Chi McChicken & Beer	2,060
	<b>Sub Total</b>	<b>9,400</b>



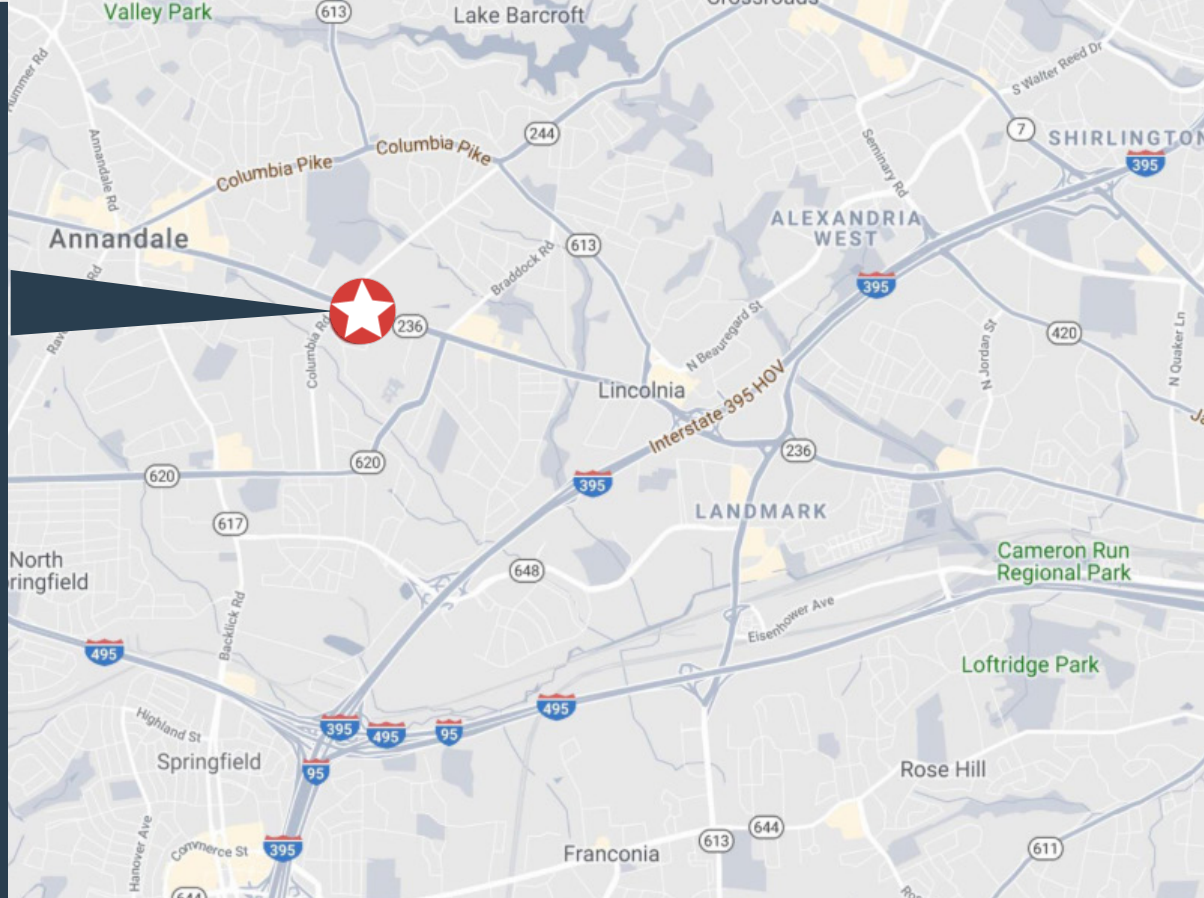
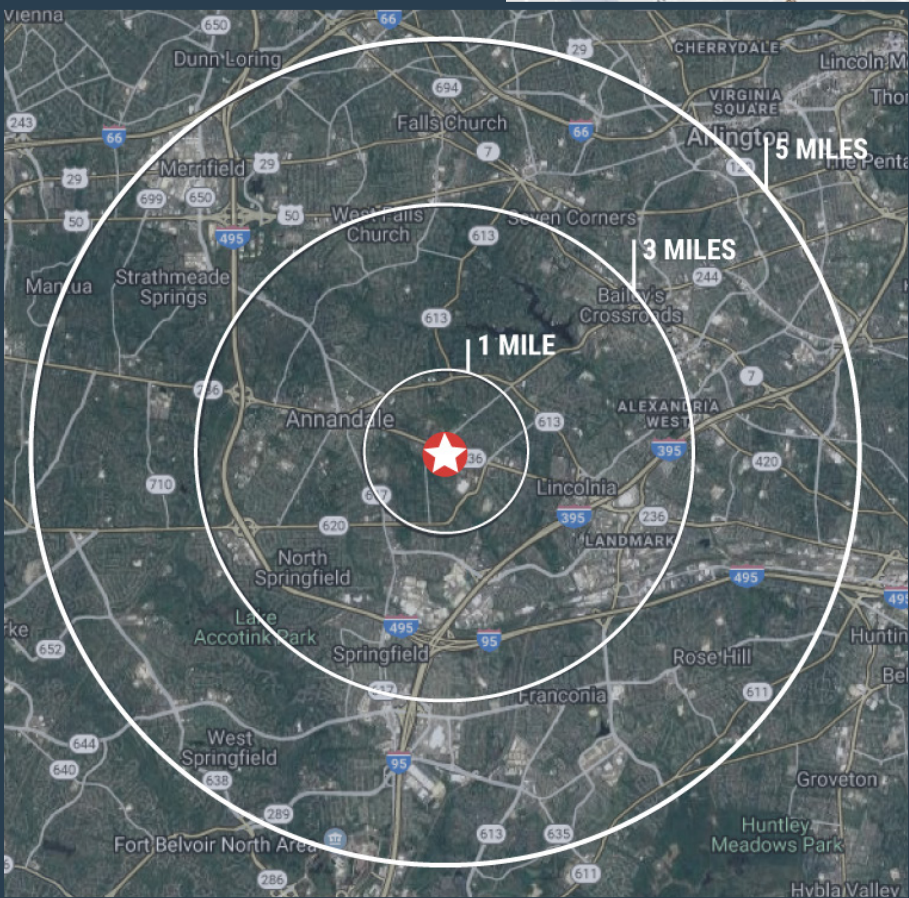


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# Location Map



# Radius Map





# Competitive Map

## RENAUD CONSULTING

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## In The Area

### NEARBY RETAILERS

- Tropical Cafe
- Firehouse Subs
- SuperCuts
- Giant
- Ross
- Marshall's
- Chipotle
- AutoZone
- Total Wine
- Home Depot
- 7 Eleven
- Exxon
- IHOP
- KFC

