



Sears

21000 Dulles Town Circle, Sterling, VA 20166

Existing Sears Available

Space

Sears (One Level): 146,825 sf

Zoning

Retail

Possession

To Be Arranged

Asking Rent

Available Upon Request

Comments

- 146,825 sf open & operating Sears and Sears Auto Center
- 14 acres in Dulles Town Center, Loudoun County's only enclosed super-regional mall
- Strong daytime population with 78,000 VPD on Sully Road, 59,000 VPD on Harry Byrd Highway/Rt. 7, and 1,500 VPD on Dulles Center Road
- Excellent demographics, with over 214,000 people within 5 miles and average household incomes in excess of \$189K

Demographics

Distance	'20 Pop	Avg. HHI	Households
1 Mile	6,297	\$103,176	2,501
3 Miles	92,171	\$145,810	33,093
5 Miles	214,392	\$171,858	72,269
10 Miles	541,450	\$189,391	186,041

Co-Tenants



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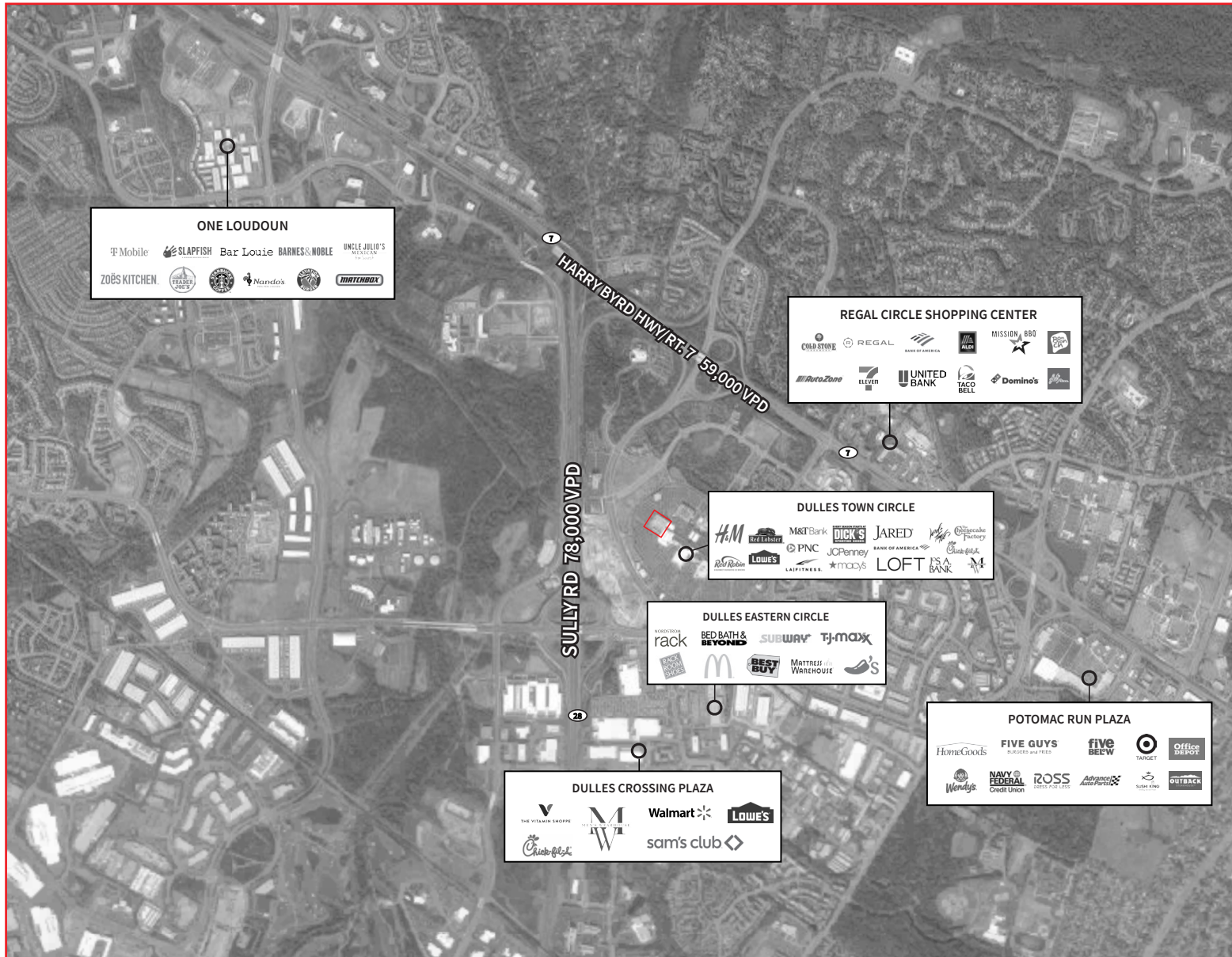
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Sears

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Market Aerial



Sears

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Area Retailers



Sears

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Site Map



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