

9705 LIBERIA AVE

manassas, va

2,200sf
available

site details

- Immediate access to Prince William Parkway, Route 28, Route 234, Sudley Rd, and I-66
- 5.0/1,000 Parking ratio
- On-site child care center
- Gold's Gym located on site
- Numerous walkable amenities including dining, shopping, and banking



demographics

Traffic Counts



Liberia Ave
43,000 Vehicles Per Day

Daytime Population



1 mi 6,097
3 mi 34,028

Residential Population



1 mi 9,509
3 mi 77,721

Median Household Income



1 mi \$80,778
3 mi \$85,927

*seeking dance, specialty
exercise, or karate studio*

available now

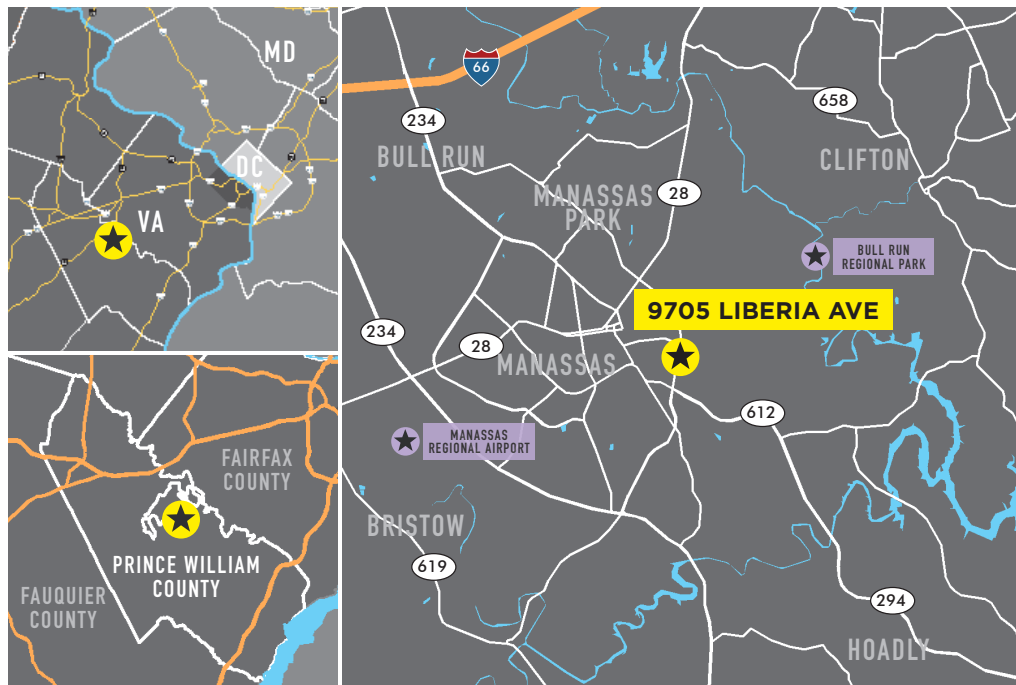
contacts

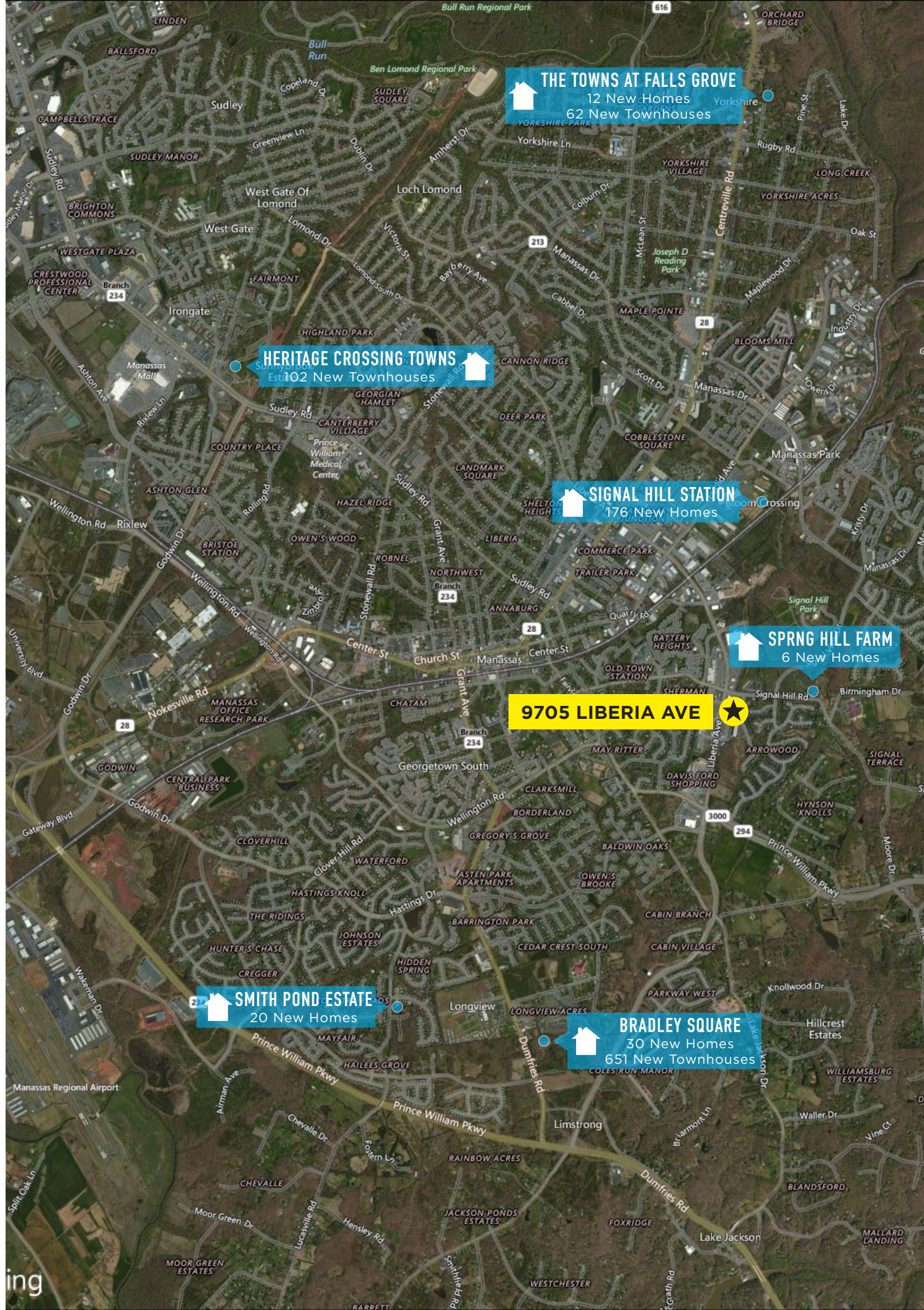
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THE TOWNS AT FALLS GROVE
12 New Homes
62 New Townhouses

HERITAGE CROSSING TOWNS
Est. 102 New Townhouses

SIGNAL HILL STATION
176 New Homes

SPRNG HILL FARM
6 New Homes

9705 LIBERIA AVE

SMITH POND ESTATE
20 New Homes

BRADLEY SQUARE
30 New Homes
651 New Townhouses



SIGNAL HILL SC



Walmart



THE SHOPS AT SIGNAL HILL



SIGNAL HILL RD - (6,800 VPD)

EVERGREEN TERRACE



LIBERIA AVE - (43,000 VPD)

DAVIS FORD CROSSING



Commerce Bank

HASTINGS MARKETPLACE



130,000 SF Retail
141 Residential Units

PRINCE WILLIAM
COMMERCE CENTER

PRINCE WILLIAM
GATEWAY

WELLINGTON RD - (15,000 VPD)

PRINCE WILLIAM PKWY

(40,000 VPD)



site plan

AVAILABLE

NON-FOOD USE

FOOD USE

UNIT #	TENANT
Pad 1	Children of America
Pad 2	Red Robin
Pad 3	Longhorn
Pad 4	Patient First
C - 1	Heartland Dental
C - 2	2,000 SF AVAILABLE
C - 3	Mattress Discounters
C - 4	Pinoy Grocer
C - 5	Tax Service
C - 6	My Eye Dr
C - 7	Grioli's Italian Restaurant
C - 8	Dunkin' Donuts
C - 9	Nail Salon
C - 10	ZIPS
C - 11	Jimmy John's
C - 12	Off The Hook Boutique
C - 13	Cakes by Happy
C - 14	Hair Salon
C - 15	Afghan Famous Kabob
C - 16	Panda Express
D - 1	Continental Events
D - 2	2,000 SF AVAILABLE
D - 3	Gold's Gym



site photos

