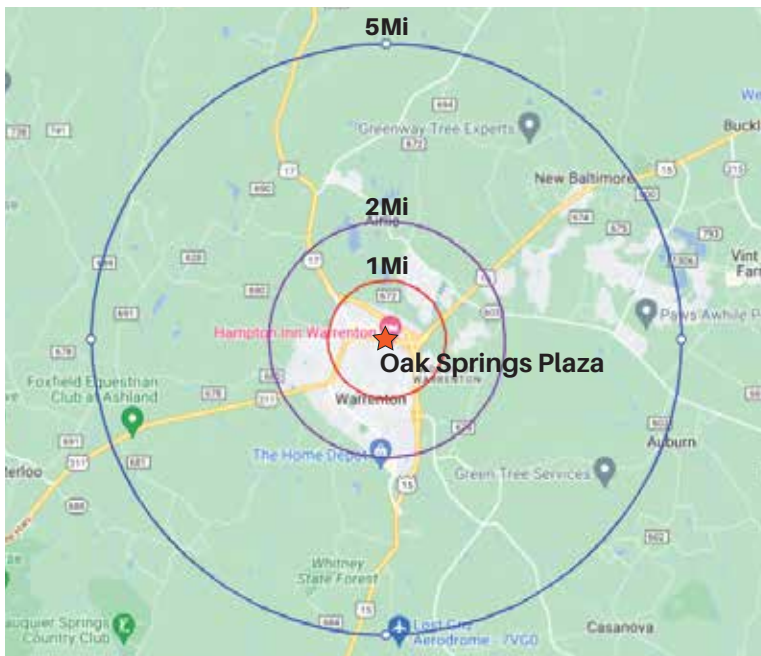


OAK SPRINGS PLAZA

Route 29 & Blackwell Road | Warrenton, VA



- 100% Leased & Occupied



DEMOGRAPHICS

	Estimated Population:		
	1 MILE - 3,280	3 MILES - 10,733	5 MILES - 12,990
	2028 Population Projections:		
	1 MILE - 6,224	3 MILES - 19,125	5 MILES - 28,743
	Average Household Income:		
	1 MILE - \$128,560	3 MILES - \$133,630	5 MILES - \$138,267
	Average Daily Traffic Counts:		
	Lee Highway (Route 29) - 32,000		

PROPERTY OVERVIEW

Oak Springs Plaza is a well established shopping center located just off Route 29 in the retail hub of Warrenton, Virginia. Oak Springs is anchored by a high volume 63,000 square foot GIANT Food store and a 25,324 square foot Tractor Supply. This is a large trade area with high barriers to entry, as well as strong household incomes with high residential growth.

CONTACT US

610.388.6600
watersretailgroup.com

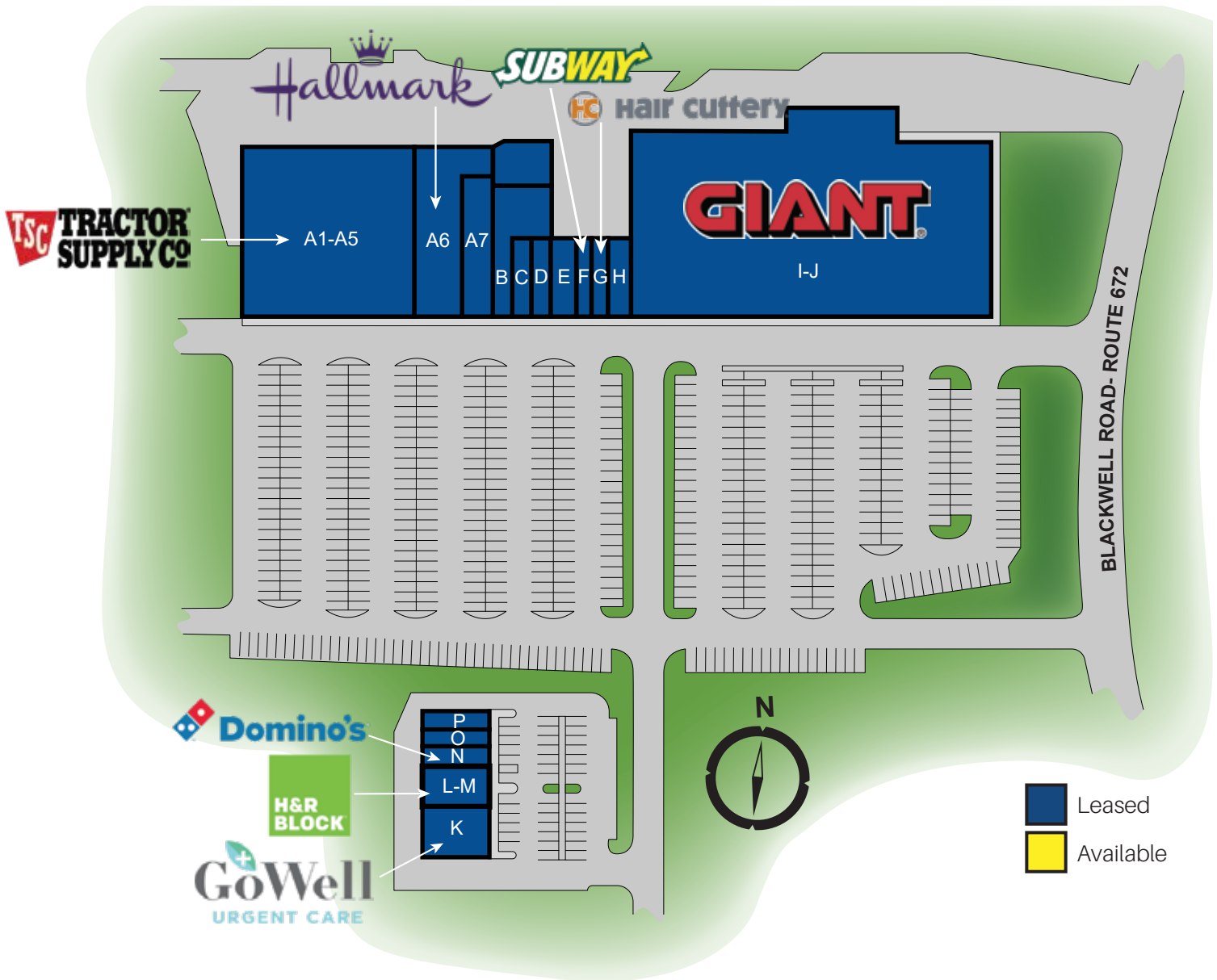


JOIN



OAK SPRINGS PLAZA

Route 29 & Blackwell Road | Warrenton, VA



SUITE	TENANT	SQ. FEET	SUITE	TENANT	SQ. FEET
A1-5	Tractor Supply Company	25,324	G	Hair Cuttery	1,050
A6	Hallmark	7,650	H	Only Nails	1,400
A7	G. Whilikers Toys & Books	4,653	I-J	GIANT Food	63,008
B	Simple Comforts	5,575	K	Go Well Urgent Care	2,400
C	US Parcel Mailing, Etc.	975	L-M	H&R Block	2,400
D	Hunan Cafe	975	N	Domino's Pizza	1,500
E	Country Cleaners	1,400	O	Warrenton Wellness	900
F	Subway Sandwiches	1,050	P	Mati Beauty Studio	1,200
TOTAL					121,460 SF

OAK SPRINGS PLAZA

Route 29 & Blackwell Road | Warrenton, VA

