WASHINGTON, D.C.

FAIRFAX TOWNE CENTER

12100-12214 Fairfax Towne Center, Fairfax, VA 22033

± 0.7 ACRES GROUND LEASE SPACE AVAILABLE



STERLING ORGANIZATION

For information: **Deirdre Delaporte** E: ddelaporte@sterlingorganization.com P: (855) 589-5070

October 2026

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UNIT	TENANT	SQ. FT.
100	Chutzpah - A New York Deli	1,970
101	Festival Cleaners	1,750
102	Mail Center	820
103	Hair Cuttery	1,244
104	Safeway	61,322
105	Nail Palace	1,600
106	**Available**	**1,576**
107	Cigar Town	1,458
107A	Tropical Smoothie Cafe	1,543
107B	Mattress Warehouse	3,947
107C	Murasaki Japanese Restaurant	2,377
107D	Palm Beach Tan	3,057
107E	Five Guys	2,413
108A	Moby Dick House of Kabob	1,760
108B	Pho Towda	2,240
108C	Baja Fresh Mexican Grill	3,195
109	T.J. Maxx	37,246
110A	**Available**	**1,734**
110B	**Available**	**2,473**
110C	**Available**	**3,222**
110D	Cuppi Coffee (Coming Soon)	1,600
110E	Solis Dental & Esthetics (Coming Soon)	2,077
110F	LensCrafters (Coming Soon)	3,342
110G	**Available**	**1,200**
111	**Available** 360° View	**4,007**
112A	Firehouse Subs	1,536
112B	Panera Bread	4,077
113	Floor & Decor (Coming Soon)	45,750
114	Regal Cinemas	47,230
115	Studio Hair & Spa	1,700
200	Truist Bank	2,687
OP 1 &2	**Available**	**0.7 Acres**
Total Square Feet:		**253,392**

For information:

Deirdre Delaporte

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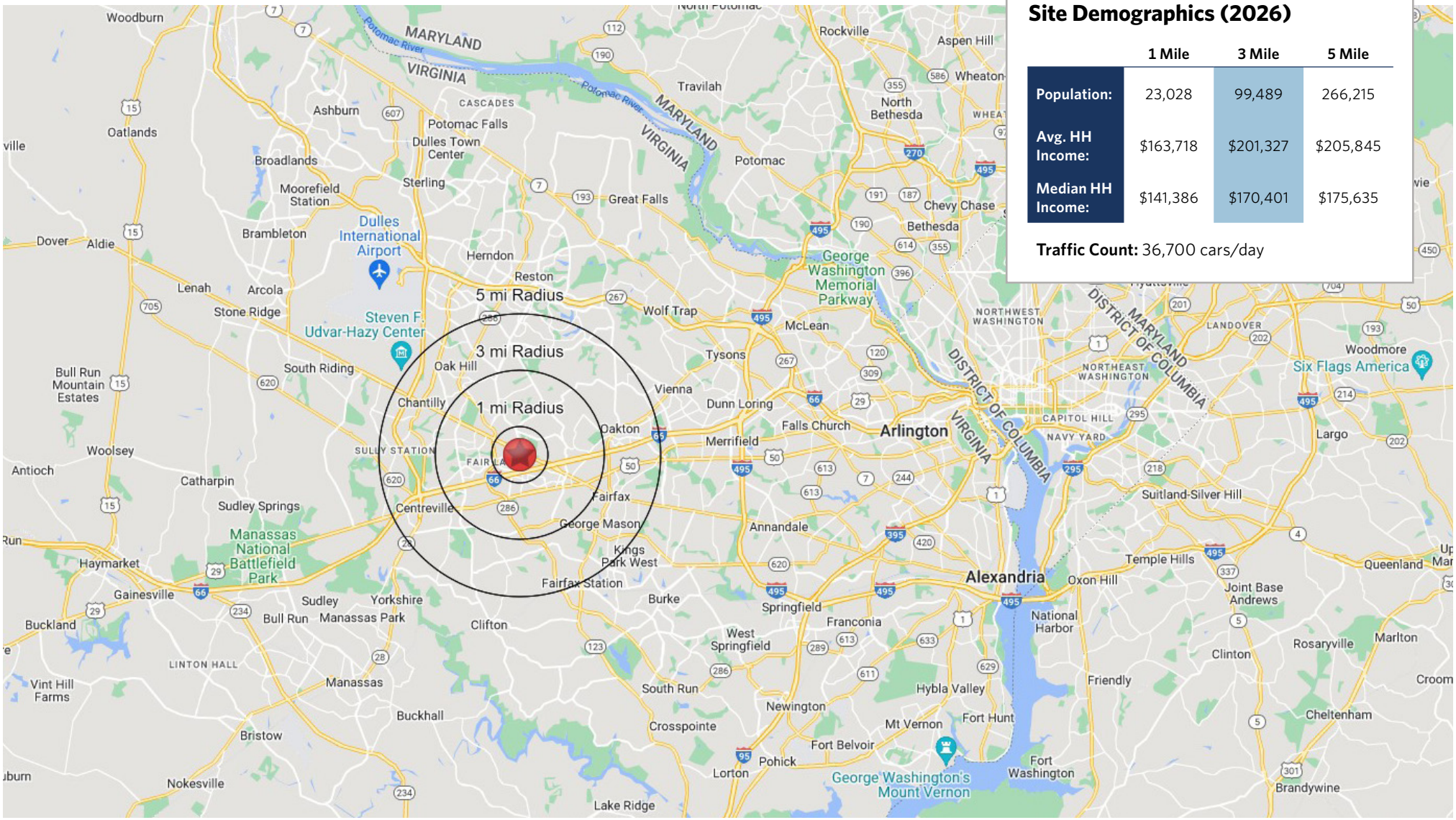
The plan and its contents are furnished for informational purposes only and are intended only as a general description (but not represented, covenanted or warranted). The size and location of the project, the identity or nature of any occupant and all features, matters and other information included herein are subject to change without notice and should not be relied upon by any party. No representation or warranty, express or implied, is made as to the accuracy or reliability of this plan or its contents.

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Site Demographics (2026)

	1 Mile	3 Mile	5 Mile
Population:	23,028	99,489	266,215
Avg. HH Income:	$163,718	$201,327	$205,845
Median HH Income:	$141,386	$170,401	$175,635

Traffic Count: 36,700 cars/day

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