

RETAIL FOR SUBLEASE

22621 AMENDOLA TERRACE #153 | ASHBURN | VA | 20148



\$30.00 NNN
(NNN=\$6.50 PSF)

- 750 SF RETAIL SPACE AVAILABLE THRU NOVEMBER 30, 2025
- SHOPS AT MOOREFIELD VILLAGE IS LOCATED AT THE INTERSECTION OF LOUDOUN COUNTY PARKWAY AND RYAN ROAD
- AREA MEDIAN HOUSEHOLD INCOME OF APPROXIMATELY \$154,634
- POPULATION OF APPROXIMATELY 67,579 WITHIN A 3 MILE RADIUS



Exclusive Leasing By:

Commercial Group Realty, Inc.

43671 Trade Center Place
Suite 106
Dulles, Virginia 20166

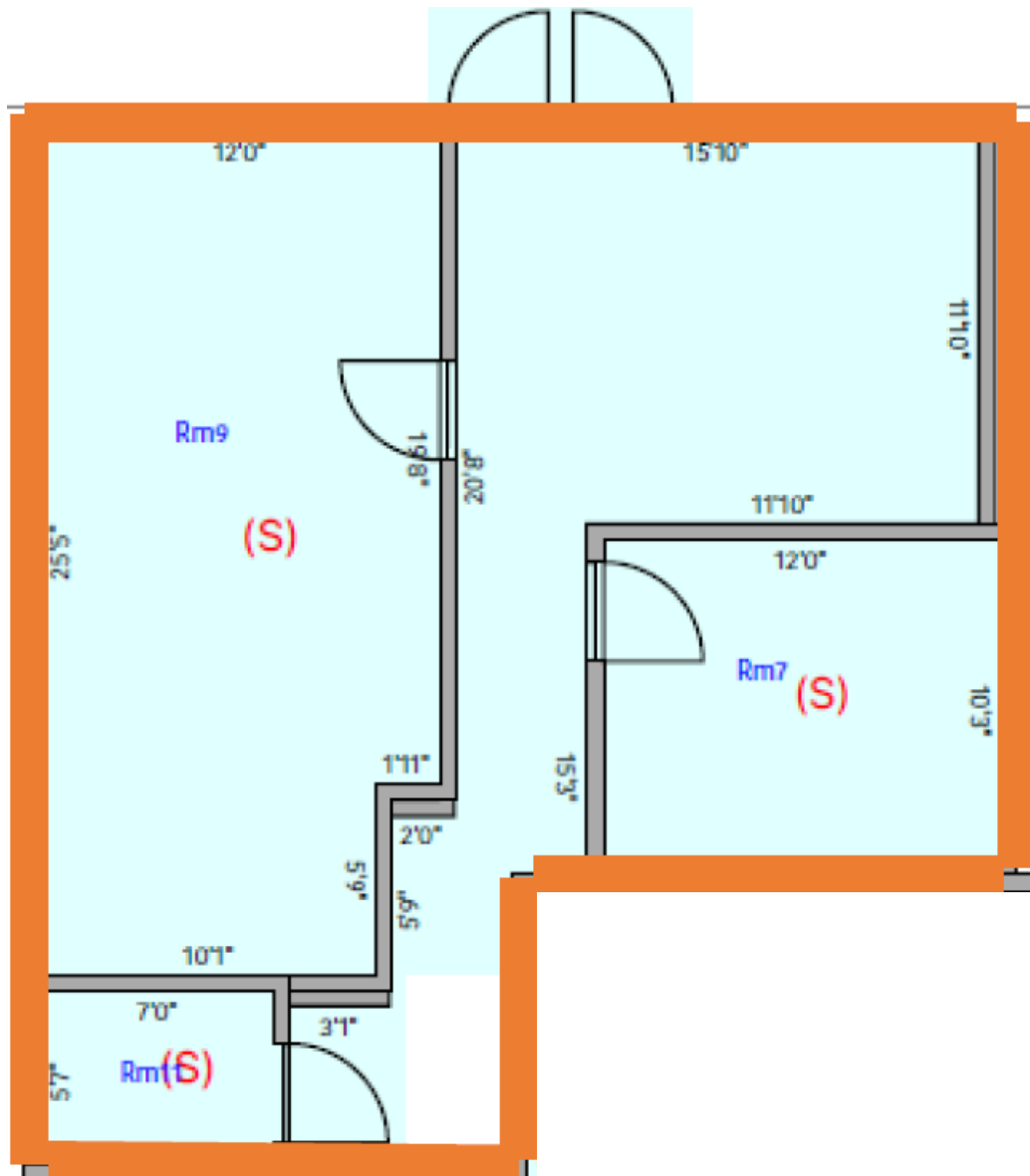
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