



JOIN
AVAILABLE
2ND GENERATION
MARKETPLACE

Located just steps from the Metro and nestled amongst many luxury apartment complexes, Meridian at Eisenhower features two locations for lease. The location is 2,075 square feet of 2nd Generation Marketplace space.

With designated parking and outdoor seating available in this densely populated neighborhood, this space has the potential for continued growth!

2022 DEMOGRAPHICS

RADIUS	HH INCOME	POPULATION
1 mile:	\$109,327	26,242
3 mile:	\$107,211	155,435
5 mile:	\$ 88,024	485,176

TRAFFIC COUNT

135,000 vehicles daily on Capital Beltway and Mill Road

NEARBY METRO STOPS

- Eisenhower Avenue Station
- King Street Metro
- Huntington Metro

NEIGHBORHOOD LOCATION

Eisenhower West, Huntington, Old Town
2351 Eisenhower Station, Alexandria, VA 22314

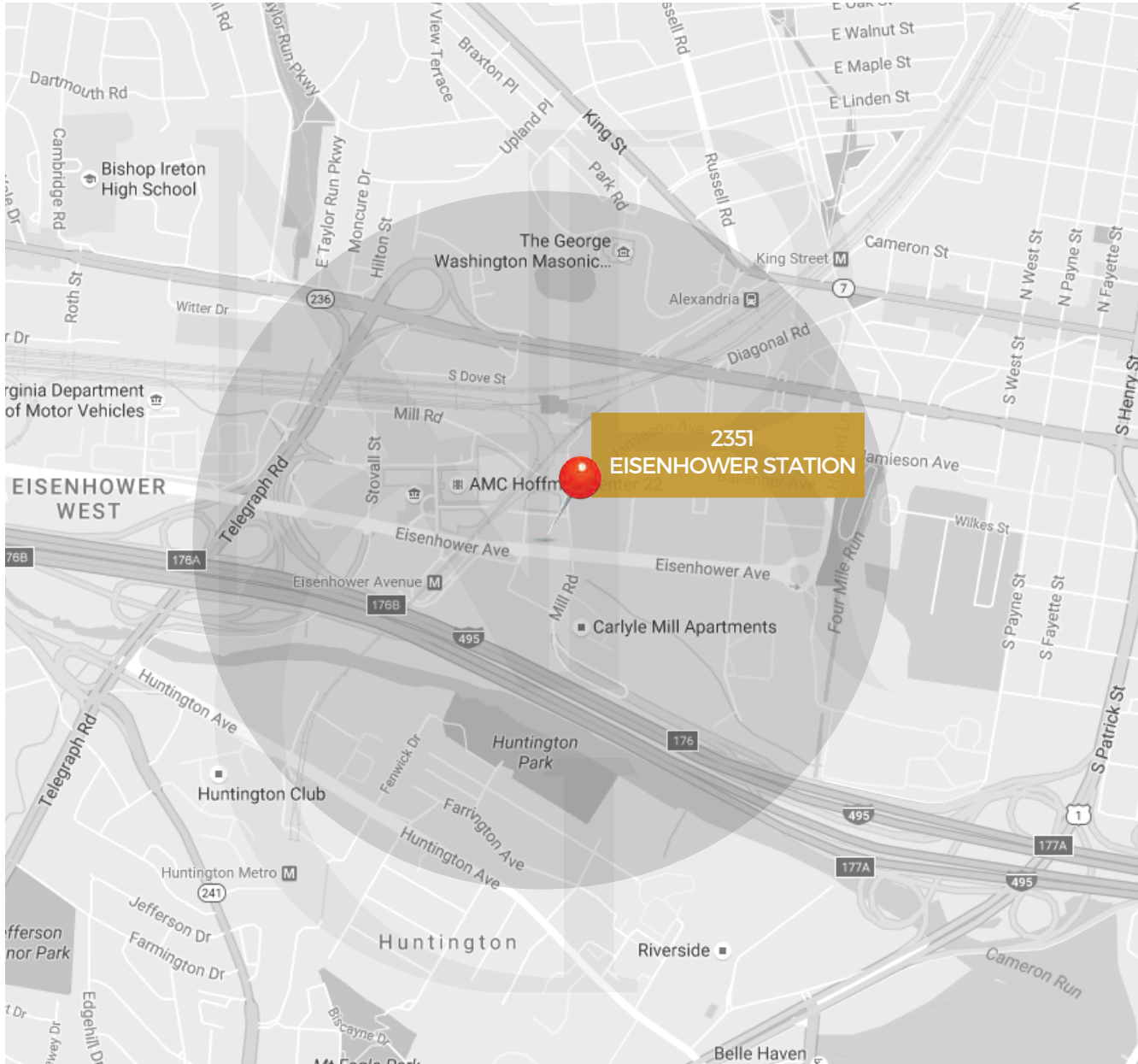
SPACE DETAILS

2,075 square feet of 2nd generation marketplace space available

2351
EISENHOWER STATION
ALEXANDRIA, VA

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NEIGHBORHOODRETAIL.COM



2351 EISENHOWER STATION ALEXANDRIA, VA

DEMOGRAPHICS
(2022 / 3-5 MILE RADIUS)

TOTAL POPULATION:
485,176

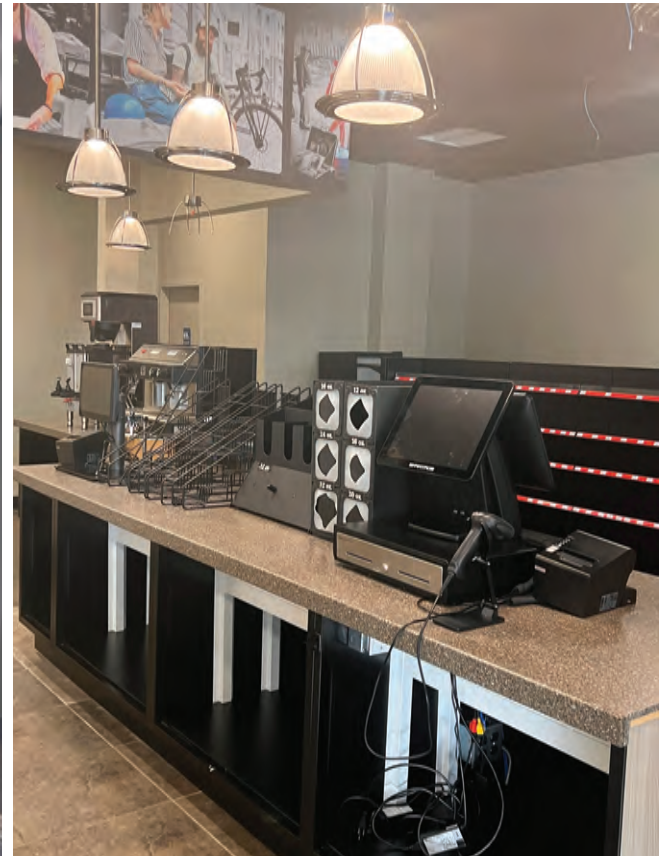
AVERAGE INCOME:
\$107,793

VEHICLES DAILY:
(CAPITAL BELTWAY / MILL ROAD)
135,000

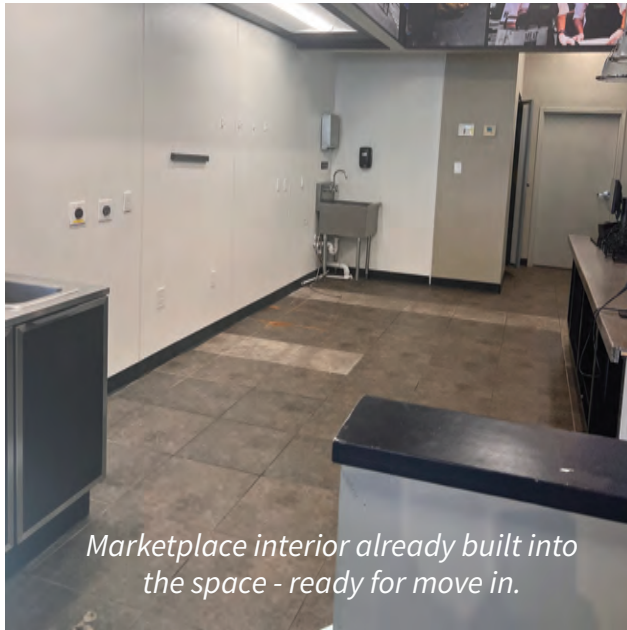
*It's the perfect time to open for business
in this densely populated neighborhood
that continues to grow!*

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ALEXANDRIA, VA



*Marketplace interior already built into
the space - ready for move in.*



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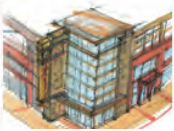
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- 1 Meridian at Eisenhower
- 2 2415 Eisenhower Ave
- 3 Carlyle Place
- 4 Carlyle Mill Apartments
- 5 Eisenhower Block 20
- 6 Meridian at the Carlyle
- 7 Parc Meridian
- 8 Hoffman Town Center
- 9 AMC Hoffman Center 22
- 10 US Patent & Trademark Office
- 11 US District Court
- 12 Hoffman Block 4 & 5
- 13 Eisenhower East Block 11 & 12

**HOFFMAN
BLOCK 4 & 5**

12



- 750,000 SF Residential
- Multi-use retail plus health club, restaurants

**MERIDIAN
at EISENHOWER**

1



- Paradigm property conveniently located near Hoffman Town Center
- 369 luxury apartment units

**2415
EISENHOWER AVE**

2



- Future headquarters for the National Science Foundation
- 2,100 government professionals



**PARC MERIDIAN
at EISENHOWER STATION**

7



- 400+ luxury apartment units
- Central to Eisenhower Avenue, the Beltway, Telegraph Road, and Richmond Highway

**MERIDIAN
at THE CARLYLE**

6



- 400+ luxury apartment units
- Minutes from Old Town

**EISENHOWER EAST
BLOCK 11 & 12**

13



- Residential - 1,200 units
- Proposed site; construction delayed

**CARLYLE MILL
APARTMENTS**

4

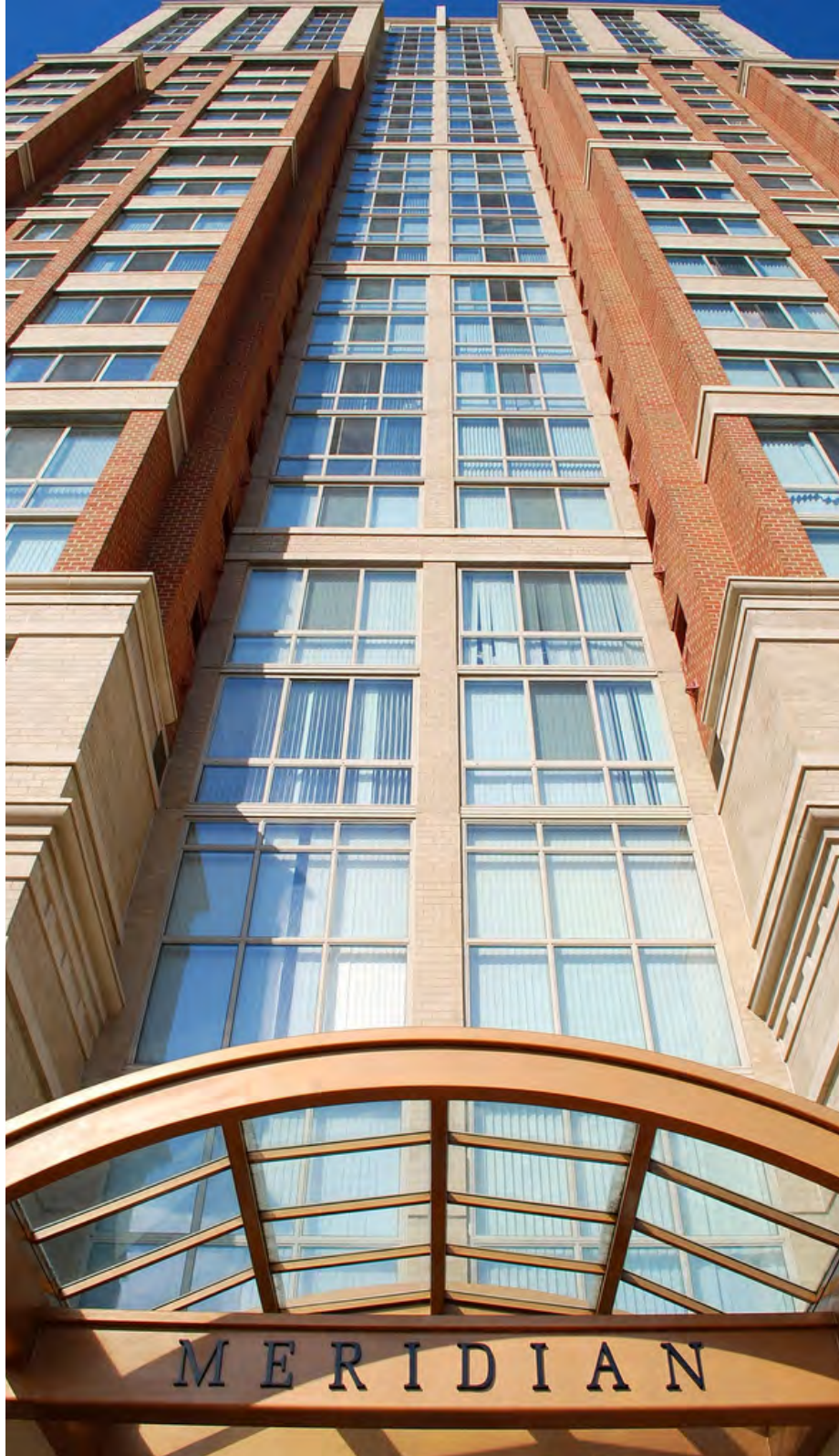


- OFFICE
- GOVERNMENT
- RESIDENTIAL
- ENTERTAINMENT
- PROPOSED RESIDENTIAL CONSTRUCTION

**2351
EISENHOWER STATION**
ALEXANDRIA, VA

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The information contained herein is believed to be accurate but the Landlord or Agent does not warrant or guaranty the accuracy and therefore is subject to change without notice.

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