

PAD SITE OPPORTUNITIES AT VIRGINIA GATEWAY

Click the buttons below to see the location of each parcel on Google.

PARCEL 1 5351 Wellington Branch Dr | Gainesville, VA 20155

PARCEL 2 7481 Limestone Dr | Gainesville, VA 20155

Virginia Gateway is the premier shopping destination for the Gainesville and Haymarket area, boasting an amazing selection of more than 130 retail shops, restaurants, hotel, office and service-oriented businesses.

This exciting mixed-use development located in the heart of Prince William County features 1.3 million square feet of national, regional and local merchants in a convenient shopper-friendly environment.

Leased by:



ANDREW TKACH

703.442.8843 | atkach@nextrealtymidatlantic.com

www.petersoncos.com

www.nextrealtymidatlantic.com





DEMOGRAPHICS (2020)

1-mile 3-mile 5-mile

Population	4,673	49,739	110,829
Households	1,079	15,707	34,588
Median HH Income	\$120,795	\$145,702	\$138,141
Daytime Population	7,196	19,969	41,046

NOVANT HEALTH

HERITAGE HUNT GOLF CLUB

HAYMARKET VILLAGE CENTER

KOHL'S
Walmart
Save money. Live better.

HERITAGE MARKETPLACE

Harris Teeter

VIRGINIA GATEWAY

PARCEL 1
1.9 ACRES

Cabela's
World's Foremost Outfitter

PARCEL 2
0.67 ACRES

MARKETPLACE AT
MADISON CRESCENT

eggsspectation
RESTO-CAFE-BAR
MATTRESS FIRM

SOMERSET CROSSING

DOMEFISH GRILL
Glen & Day

VIRGINIA GATEWAY

Super TARGET ZOES KITCHEN
Giant BUFFALO WILD WINGS
HomeGoods LOWE'S
PETSMART PLAY UP YOUR HOME
Great Gatherings
Total Wine & More BEST BUY
five BELOW MATTRESS Warehouse
Pizzeria Panera Bread

PROMENADE AT
VIRGINIA GATEWAY

REGAL CINEMAS
MISSION BBQ
BJ's
LOFT
uobe frozen yogurt
UNCLE JULIO'S MEXICAN
FIREBIRDS RESTAURANT
Nando's MOD
CAVA

SHOPS AT
STONEWALL

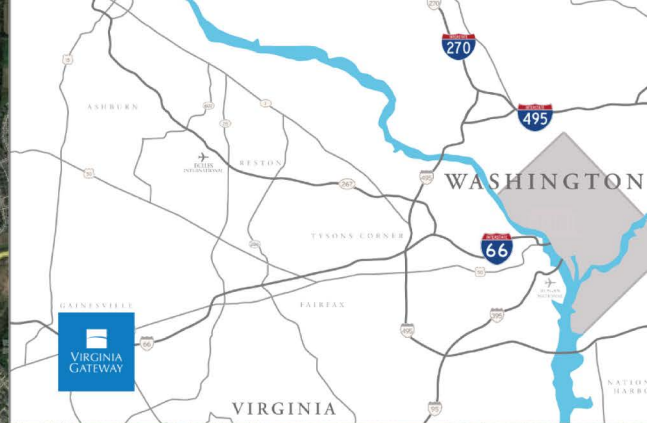
Wegmans
BED BATH & BEYOND
ROSS
DRESS FOR LESS
Michaels
DICK'S SPORTING GOODS
OLD NAVY

STONEWALL GOLF CLUB

VA OAKS GOLF CLUB

RTJ GOLF CLUB

Gainesville, VA



16,544 AADT

115,882 AADT

66,662 AADT

47,423 AADT

15,191 AADT









CENTER HIGHLIGHTS

- Exciting anchor destinations including Target, Lowes, Best Buy, HomeGoods and Total Wine.
- Home of the highly successful Promenade at Virginia Gateway lifestyle center featuring Firebirds Wood Fired Grill, J.Crew Factory, Cava, Bar Louie and anchored by a state-of-the-art 14-screen Regal Cinema.
- Family-favorite dining options to please every palate including Osaka Japanese Steak & Seafood, Rockwood Tavern, Outback, IHOP, and Buffalo Wild Wings.
- Popular fast-casual dining hot spots including Chick-fil-A, Chipotle, Panera Bread, Zoë's Kitchen, and Five Guys.
- Home of the region's first Cabela's, an 80,000 square foot store offering hunting, fishing and camping gear as well as a gun library, indoor archery range and full-service boat shop.
- Highly visible location off I-66 and Rt. 29.

RETAILERS INCLUDE



Cabela's
WORLD'S FOREMOST OUTFITTER



HOBBY LOBBY

DSW

Total Wine & MORE



LEASING AGENT



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