

FESTIVAL AT MANASSAS ■ MANASSAS, VA



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Festival at Manassas

PORTSMOUTH ROAD & SUDLEY ROAD (VA ROUTE 234) | MANASSAS, VA
2ND GEN RESTAURANT AVAILABLE



Property Highlights

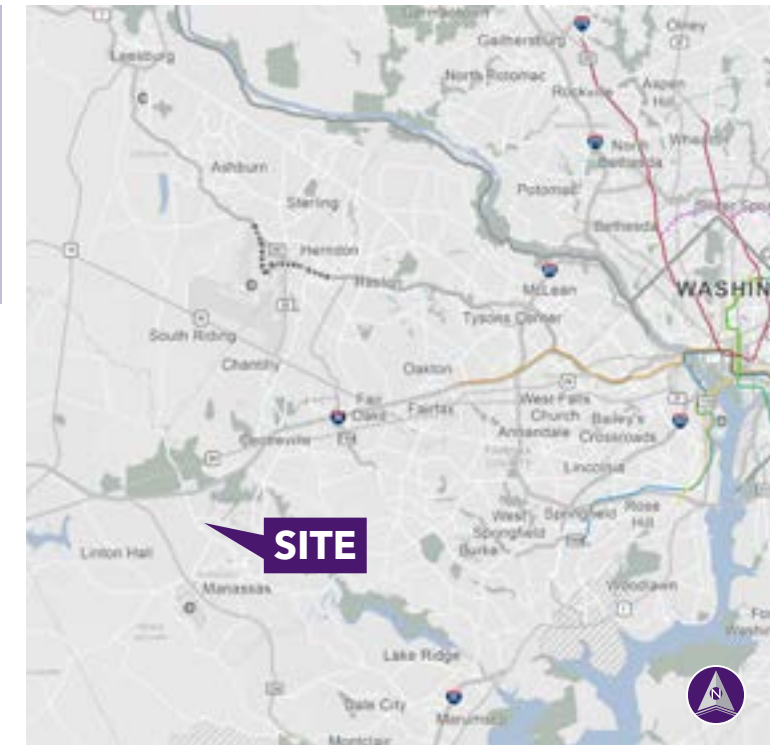
- Located in the heart of Manassas retail corridor across from Manassas Mall
- 38,000 cars per day travel on Sudley Road (VA Route 234)
- Anchored by Global Food

Demographics (2024 Estimated)

	1 Mile	3 Mile	5 Mile
Population	17,842	96,992	196,799
Average HH Income	\$98,894	\$123,733	\$153,271

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