

MARKET SQUARE EAST
HARRISONBURG, VIRGINIA



Trade Area

East Harrisonburg

Demographics

2022 Est. Population

1 mile	7,621
3 mile	54,525
5 mile	72,423

*11/2022 Inrix

Average Household Income

1 mile	\$63,621
3 mile	\$71,305
5 mile	\$74,448

*2022 Estimate

Traffic Counts

E Market St	29,300
I-81	54,000

*2023 Inrix AADT

Availability

1,300 sf

Gross Leasable Area

65,310 sf

Other Highlights

- Excellent visibility on South Market Street
- Located in the main retail corridor just off I-81 and Hwy 33 in Harrisonburg
- One mile from James Madison University (total enrollment of over 21,000 students)

Market Square East

1671 East Market Street
Harrisonburg, Virginia 22801

Leased by:

Molly M. Morgan

704.319.4946

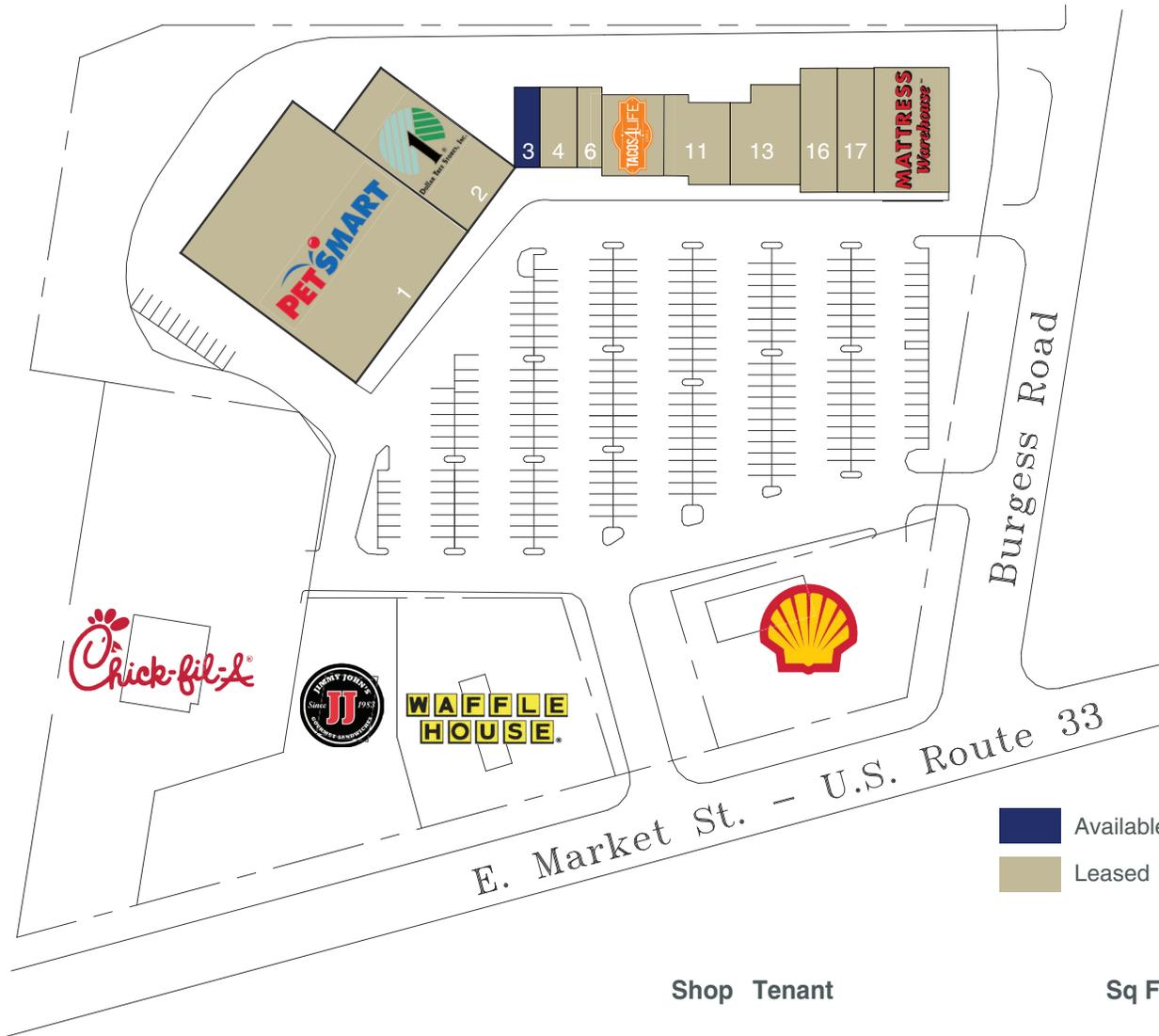
mmmorgan@astonprop.com

ASTON

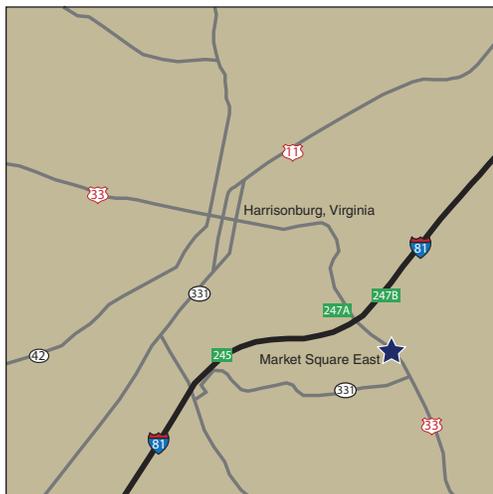
PERFORMANCE.
RELIABILITY.
INTEGRITY.

610 E. Morehead St.
Suite 100
Charlotte, NC 28202
704.366.7337
www.astonprop.com

MARKET SQUARE EAST
HARRISONBURG, VIRGINIA



Available
 Leased



Shop	Tenant	Sq Ft
1	PetSmart	28,870
2	Dollar Tree	8,940
3	AVAILABLE	1,300
4	H&R Block	1,950
6	Tobacco Outlet	1,300
7	Tacos 4 Life	3,250
11	Mr. J's NY Bagel	3,575
13	Rent-A-Center	4,175
16	Nothing Bundt Cakes	3,000
17	Model Nail Spa	3,000
18	Mattress Warehouse	6,000

TOTAL **65,360 sf**