



Apple Blossom Corners

2190 S Pleasant Valley Rd
Winchester, VA 22601

Center Type: Regional Center
GLA: 242,703
Parking Spaces 1,295

Leasing Contact

John Kostyo

888-822-9803

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PROPERTY HIGHLIGHTS

- Strong Anchor Lineup: Anchored by Martin's Food, Kohl's, HomeGoods, and Books-A-Million, driving consistent regional traffic to the center.
- Dominant Retail Node: Located within the primary regional retail corridor of Winchester in Frederick County, Virginia, part of the highly regarded Washington, D.C. PMSA.
- Mall Entrance Positioning: Strategically positioned between two main entrances to Apple Blossom Mall, a 400,000 SF regional shopping destination.
- High Visibility Location: Prime exposure along Pleasant Valley Road, providing strong visibility and access to the surrounding retail corridor.
- Regional Connectivity: Conveniently located with direct access to I-81 and Route 50 (Jubal Early Drive), offering strong regional accessibility.

DEMOGRAPHICS

POPULATION

HOUSEHOLDS

AVG HH INCOME

MAJOR TENANTS



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AVAILABLE SPACES

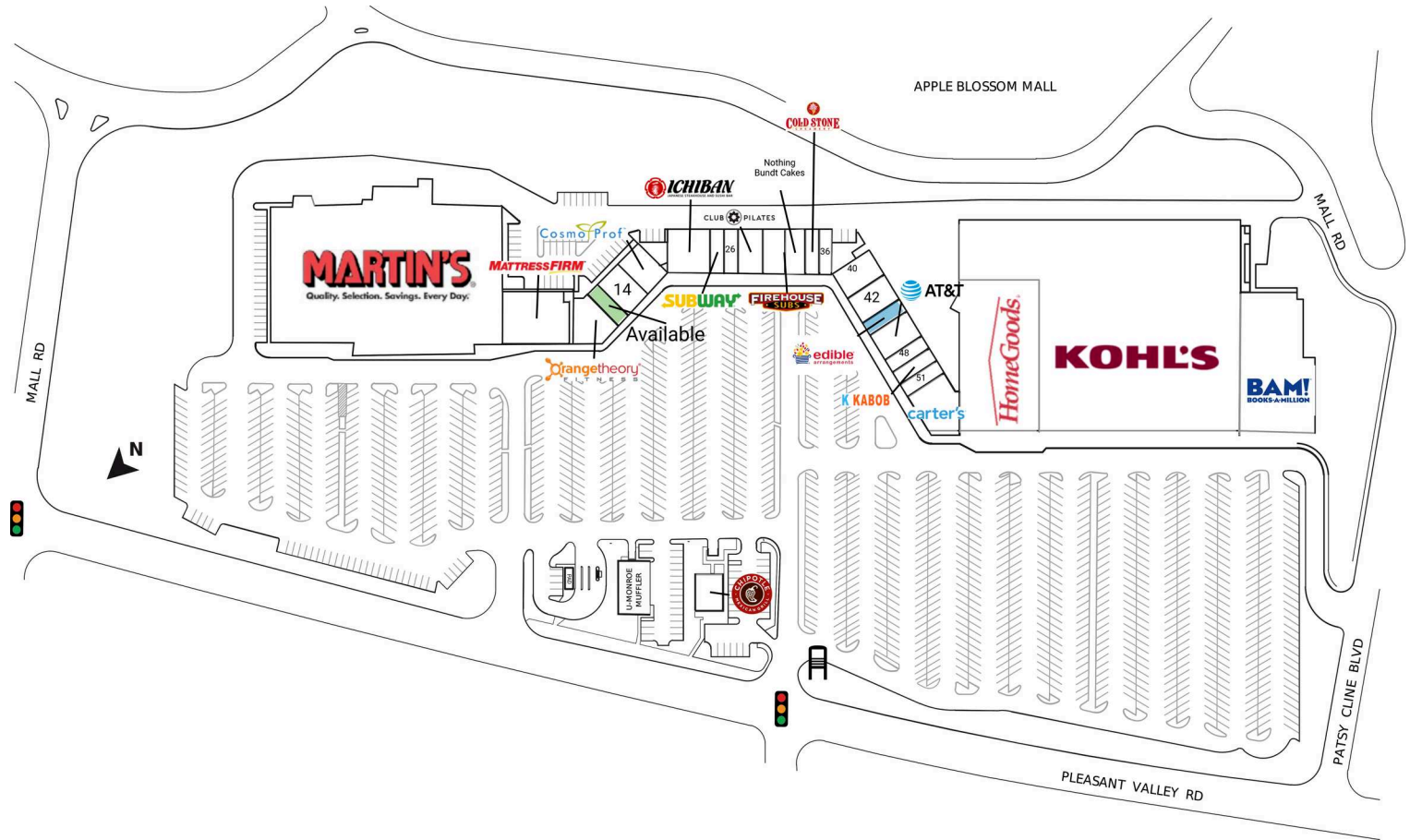
12 1,200 SF

COMING AVAILABLE

44 1,200 SF

This site plan indicates the general layout of the shopping center and is not a warranty, representation, or agreement on the part of the landlord that the shopping center will be exactly as depicted herein.

● Available ● Coming Available



CURRENT TENANTS

PAD	Bro Bears	438 SF	22	Ichiban	3,600 SF	42	Valley Dental Care	2,400 SF
1	Martin's Supermarket	67,656 SF	24	Subway	1,200 SF	44	Edible Arrangements	1,200 SF
2A	HomeGoods	23,350 SF	26	Sally Beauty	1,200 SF	46	AT&T Wireless	2,400 SF
2B	Kohl's	84,000 SF	28	Club Pilates	2,100 SF	48	Eastern Chinese Restaurant	1,200 SF
2C	Books-A-Million	20,089 SF	30	Firehouse Subs	1,800 SF	50	K-Kabob	1,200 SF
8	Mattress Firm	6,393 SF	30A	Nothing Bundt Cakes	1,800 SF	51	The DripBar	1,200 SF
10	Orange Theory Fitness	2,972 SF	34	Cold Stone Creamery	1,200 SF	54	Carter's	4,017 SF
14	MyEyeDr.	2,400 SF	36	Magic Nails	1,200 SF	56	Chipotle	2,126 SF
16	Cosmo Prof	2,400 SF	40	Night Watch Urgent Care	2,400 SF			