

Royal Plaza Shopping Center

409-465 South St
Front Royal, VA 22630

Center Type:
GLA: 248,732

Leasing Contact

John Kostyo

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PROPERTY HIGHLIGHTS

- Dominant Shopping Destination: Martin's-anchored community shopping center serving as a key retail destination for Front Royal and the surrounding region.
- High-Visibility Location: Positioned at the town's primary retail intersection with strong traffic exposure and convenient access.
- Regional Customer Base: Draws shoppers from Warren County and neighboring counties throughout the Shenandoah Valley and the Washington-Baltimore metro area.
- Growing Market: Trade area population grew 26% from 2000–2020 and is projected to increase another 21% by 2040.

DEMOGRAPHICS

	1M	3M	5M
POPULATION	7,850	17,456	27,912
HOUSEHOLDS	3,101	6,624	10,469
AVG HH INCOME	$83,069	$91,107	$98,059

MAJOR TENANTS

MARTIN'S · fitness evolution · CATO

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AVAILABLE SPACES

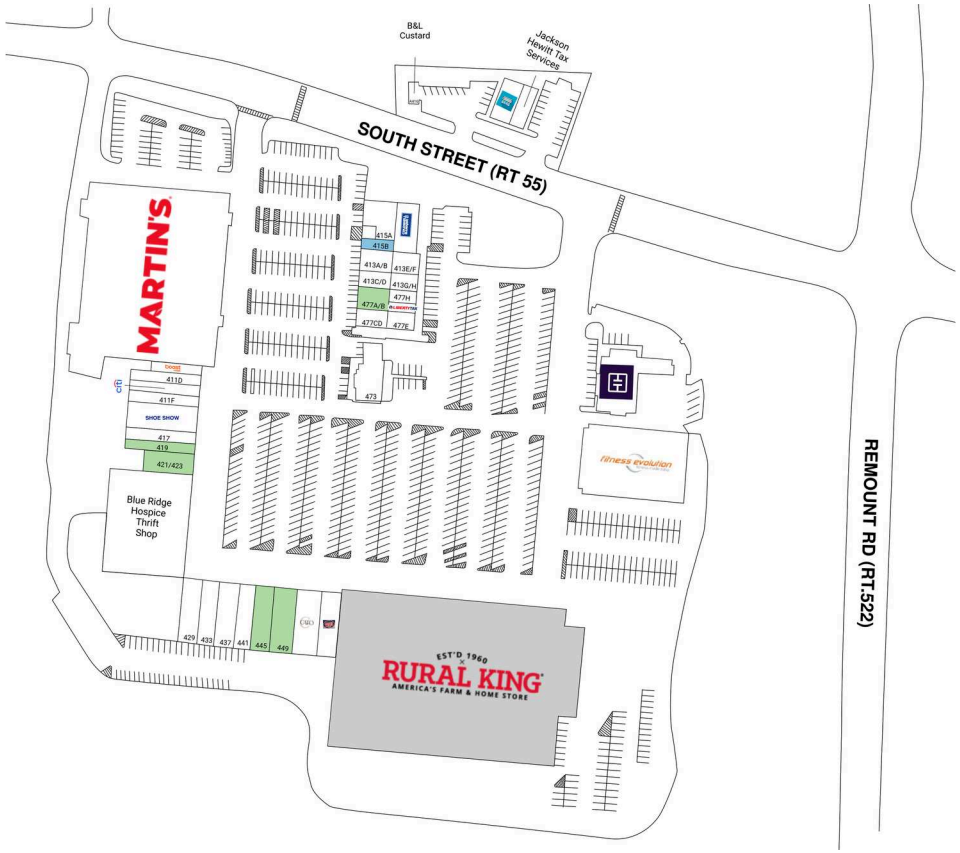
419	1,275 SF
421/423	2,560 SF
445	2,500 SF
449	4,500 SF
477A/B	1,350 SF

COMING AVAILABLE

415B	748 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

A416	B&L Custard	144 SF
A424	The UPS Store	2,000 SF
A424B	Jackson Hewitt Tax Services	1,600 SF
N.A.P	Rural King	
409	Martin's Supermarket	54,332 SF
411C	Boost Mobile	1,200 SF
411D	Best Buds Barber	1,500 SF
411E	Citi Financial	2,030 SF
411F	Virginia ABC Board	2,970 SF
411G	Shoe Show	1,290 SF
413A/B	Barber Shop	1,350 SF
413C/D	Jean's Jewelers	1,350 SF
413E/F	Be.You.Tiful Salon	645 SF
413G/H	Brian Carpenter	1,290 SF
415A	Valley Health	1,941 SF
415B	Sam Snead Realty	748 SF
415C	Coldwell Banker	2,416 SF
417	Better Thymes Natural Foods	2,355 SF
425	Blue Ridge Hospice Thrift Shop	20,800 SF
429	Supersuds Laundromat	3,000 SF
433	El Maguey	2,500 SF
437	Touchtel/T-Mobile	2,600 SF
441	Play Favorites	2,000 SF
453	Cato Fashions	4,500 SF
461	Jersey Mike's Subs	3,000 SF
473	Atlantic Union Bank	2,500 SF
477CD	Elite Nails	1,350 SF
477E	Vine & Leaf	1,290 SF
477G	Liberty Tax	645 SF
477H	Sans Tobacco	645 SF
485	Fitness Evolution	16,200 SF
487	Truist Bank	4,150 SF