

The Town of Herndon is a vibrant community that is primed for smart, innovative development. Herndon is at the heart of the Dulles Technology Corridor and is just two miles from Dulles International Airport, a straight line into DC via the Dulles Toll Road and home to a stop on Metrorail's Silver Line, slated to open in 2020. More than 20,000 vehicles per day pass through downtown Herndon, an optimal location for retail, restaurants and other commercial ventures.

## Who are Herndon's citizens?

### We're educated

- 49 percent of residents 25 and older hold Bachelor's degrees or higher
- As part of Fairfax County, our citizens are served by Fairfax County Public Schools, consistently ranked among the best in the nation

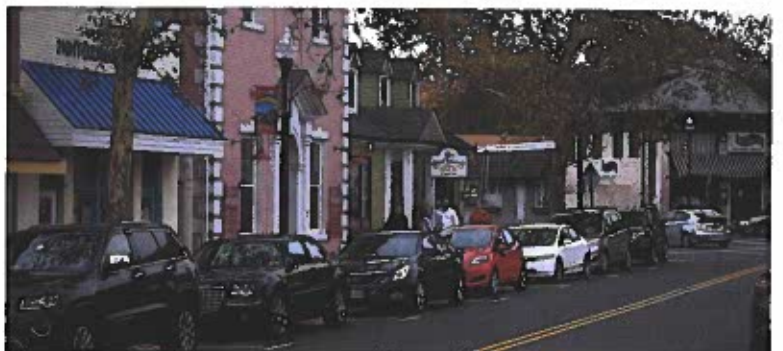
### We're young, affluent & diverse

- Median age is 34.9 years
- Median income is \$108,523
- Cultures from around the globe are represented in Herndon's population

### We're vested in our community

- Nearly 60 percent of homes are owner-occupied

*Source: US Census Bureau, 2013-2017 American Community Survey's 5-Year Estimates*



**We invite you to experience the Town of Herndon.** Walk or cycle along the W&OD Trail. Take in an evening concert on the Town Green, a gathering place for citizens young and old. Visit our historic train depot, explore the myriad shops and restaurants along Elden Street, and enjoy our many parks and green spaces.

Then, give us a call. Let's work together to determine how your business can thrive as part of Herndon's envisioned future.



## What we offer

Herndon has over 5 million square feet of office space and over 2 million square feet of retail space. Nearly 18,000 people come to work in Herndon each day.

### Herndon is home to

#### Worldwide market leaders:

- Amazon Web Services
- Boeing
- Booz Allen Hamilton
- Northwest Federal Credit Union

#### Innovative co-working concepts:

- Rowan Tree
- Office Evolution Herndon

#### Cool retailers:

- Sprout's Farmers Market
- Mom's Organic Market
- Duck Donuts

#### The Arts:

- Arts Herndon
- NextStop Theatre

## Coming Soon:

### We're growing

Herndon is embarking on a vibrant, mixed-use development project through a public-private partnership with Comstock Herndon Venture LC. The project, expected to get under way early in 2020, will result in approximately 17,000 square feet of retail space, an Arts Center, apartments and a parking garage in Herndon's downtown.

### We're connecting

Metrorail's Silver Line extension to Dulles Airport is under construction and set to open in 2020. The town continues to prepare for the advent of Metrorail service and the opening of the Herndon station, through establishment of a transit-oriented core that anticipates mixed-use redevelopment.

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