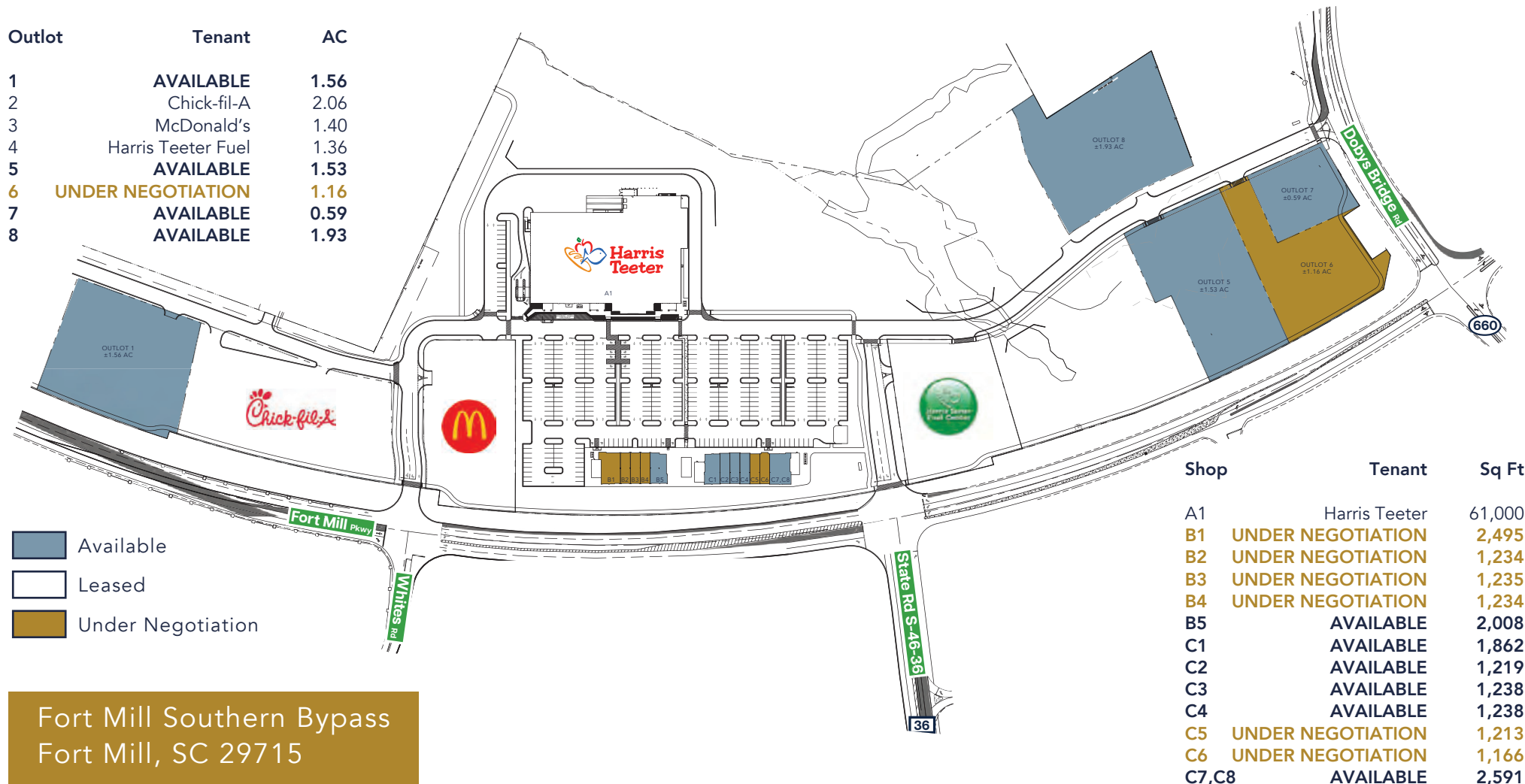


CATAWBA RIDGE MARKET FORT MILL, SOUTH CAROLINA



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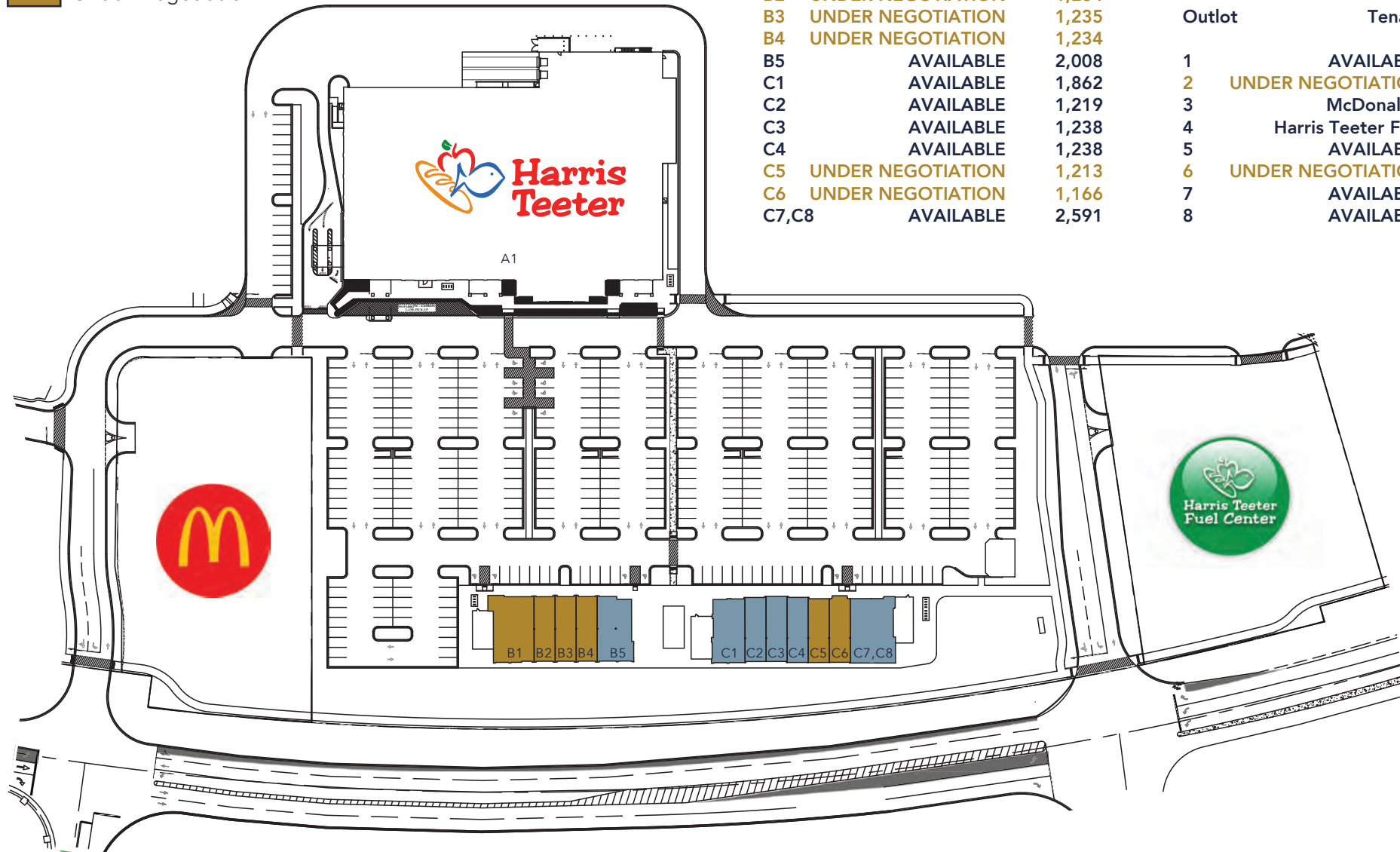
CATAWBA RIDGE MARKET FORT MILL, SOUTH CAROLINA



- Available
- Leased
- Under Negotiation

Shop	Tenant	Sq Ft
A1	Harris Teeter	61,000
B1	UNDER NEGOTIATION	2,495
B2	UNDER NEGOTIATION	1,234
B3	UNDER NEGOTIATION	1,235
B4	UNDER NEGOTIATION	1,234
B5	AVAILABLE	2,008
C1	AVAILABLE	1,862
C2	AVAILABLE	1,219
C3	AVAILABLE	1,238
C4	AVAILABLE	1,238
C5	UNDER NEGOTIATION	1,213
C6	UNDER NEGOTIATION	1,166
C7,C8	AVAILABLE	2,591

Outlot	Tenant	AC
1	AVAILABLE	1.56
2	UNDER NEGOTIATION	2.06
3	McDonald's	1.40
4	Harris Teeter Fuel	1.36
5	AVAILABLE	1.53
6	UNDER NEGOTIATION	1.16
7	AVAILABLE	0.59
8	AVAILABLE	1.93



CATAWBA RIDGE MARKET FORT MILL, SOUTH CAROLINA



OUTPARCEL OPPORTUNITIES
SHOP SPACE STARTING AT 1,200 SF



PROPERTY FEATURES

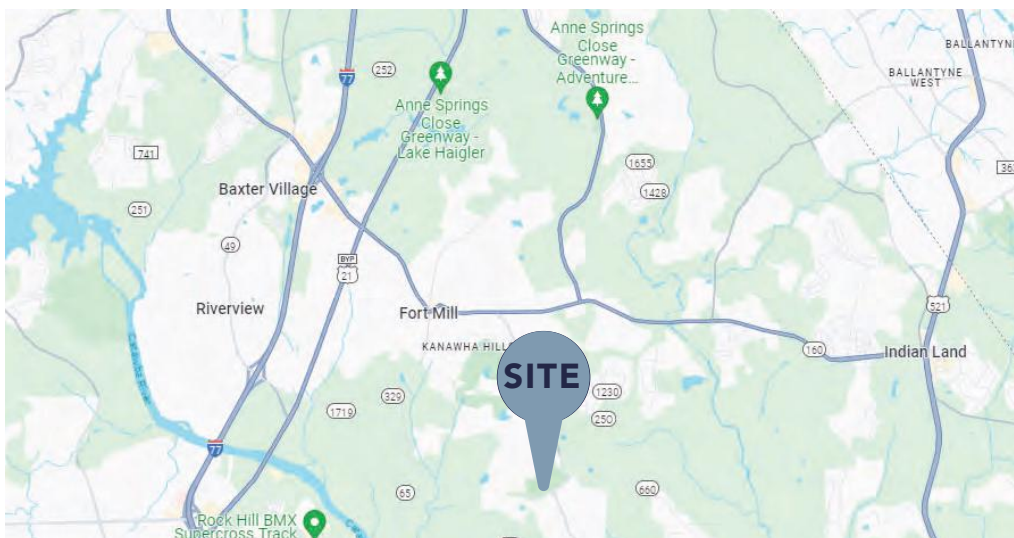
- Projected population growth of 3.6% over the next 5 years
- Fort Mill School District is ranked #1 in South Carolina; 3 schools are <1 mile from the site
- Convenient proximity to Charlotte, NC (~20 miles) and Rock Hill, SC (~10 miles)
- Surrounded by Average Household Incomes over \$120,000
- Neighborhoods such as Nims Village, Whitegrove, Dominion Ridge, and Massey <1 mile from the site

DEMOGRAPHICS

RADIUS	1 MILE	3 MILES	5 MILES
POPULATION	3,840	26,278	88,106
DAYTIME POPULATION	148	6,918	31,802
AVG HH INCOME	\$140,443	\$129,752	\$125,568

TRAFFIC COUNTS

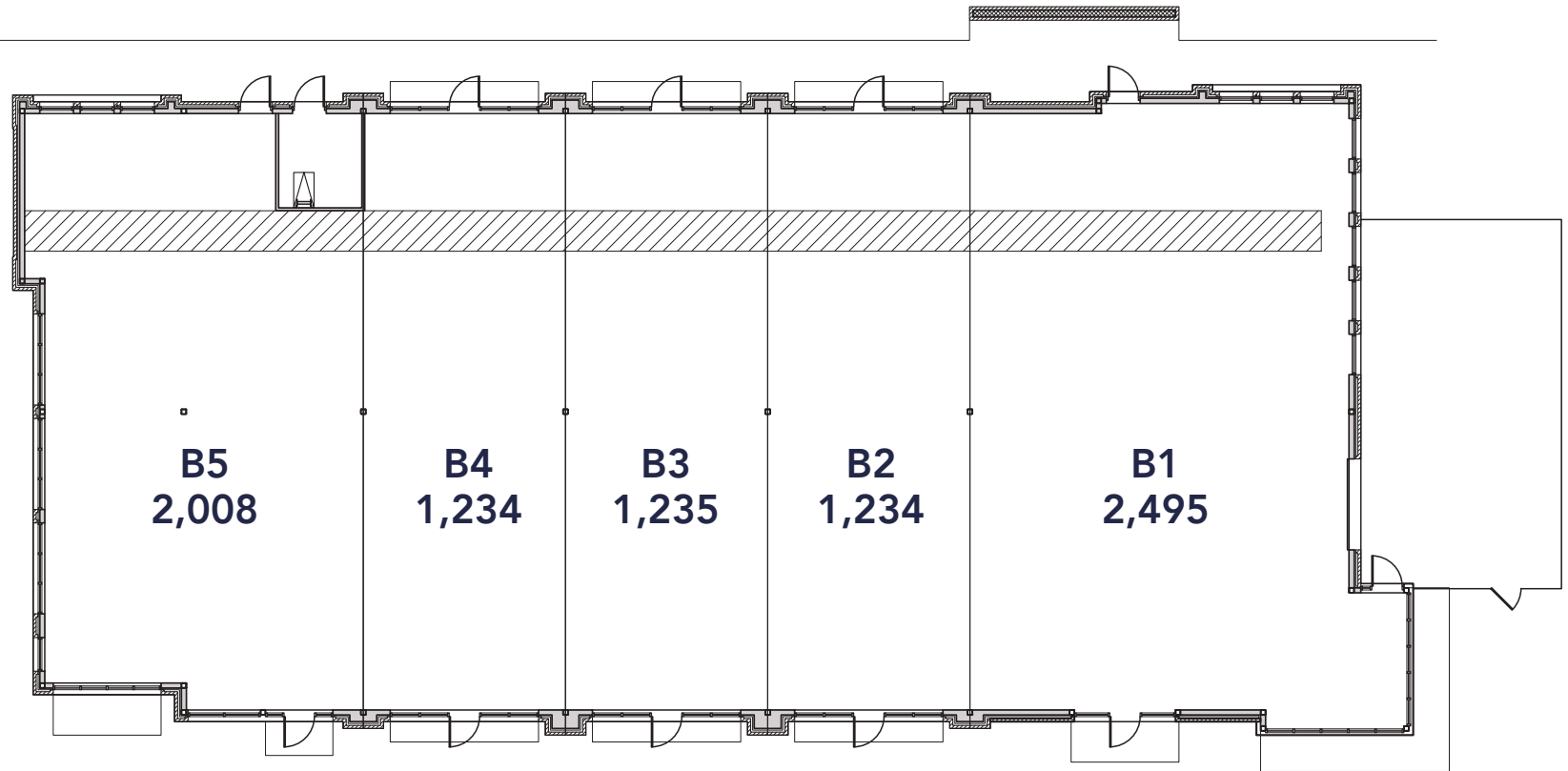
Fort Mill Pkwy	18,700
Dobys Bridge Rd	13,100
I-77	121,300



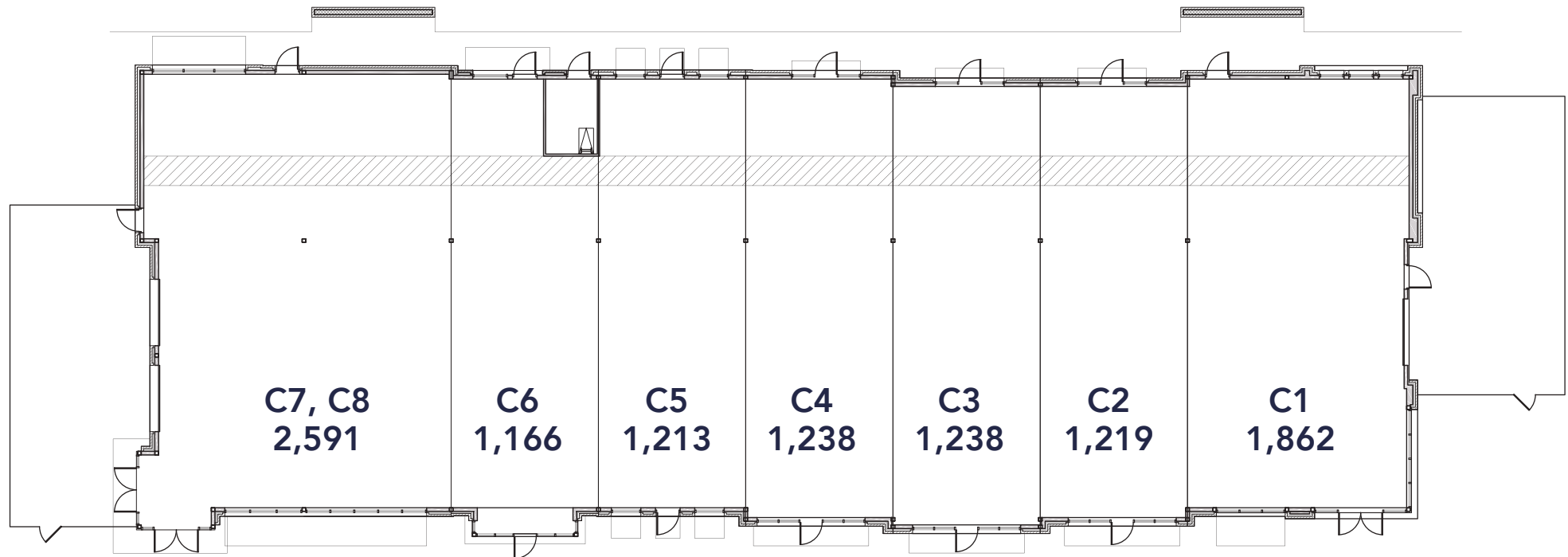
CATAWBA RIDGE MARKET FORT MILL, SOUTH CAROLINA



B SHOPS



C SHOPS



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