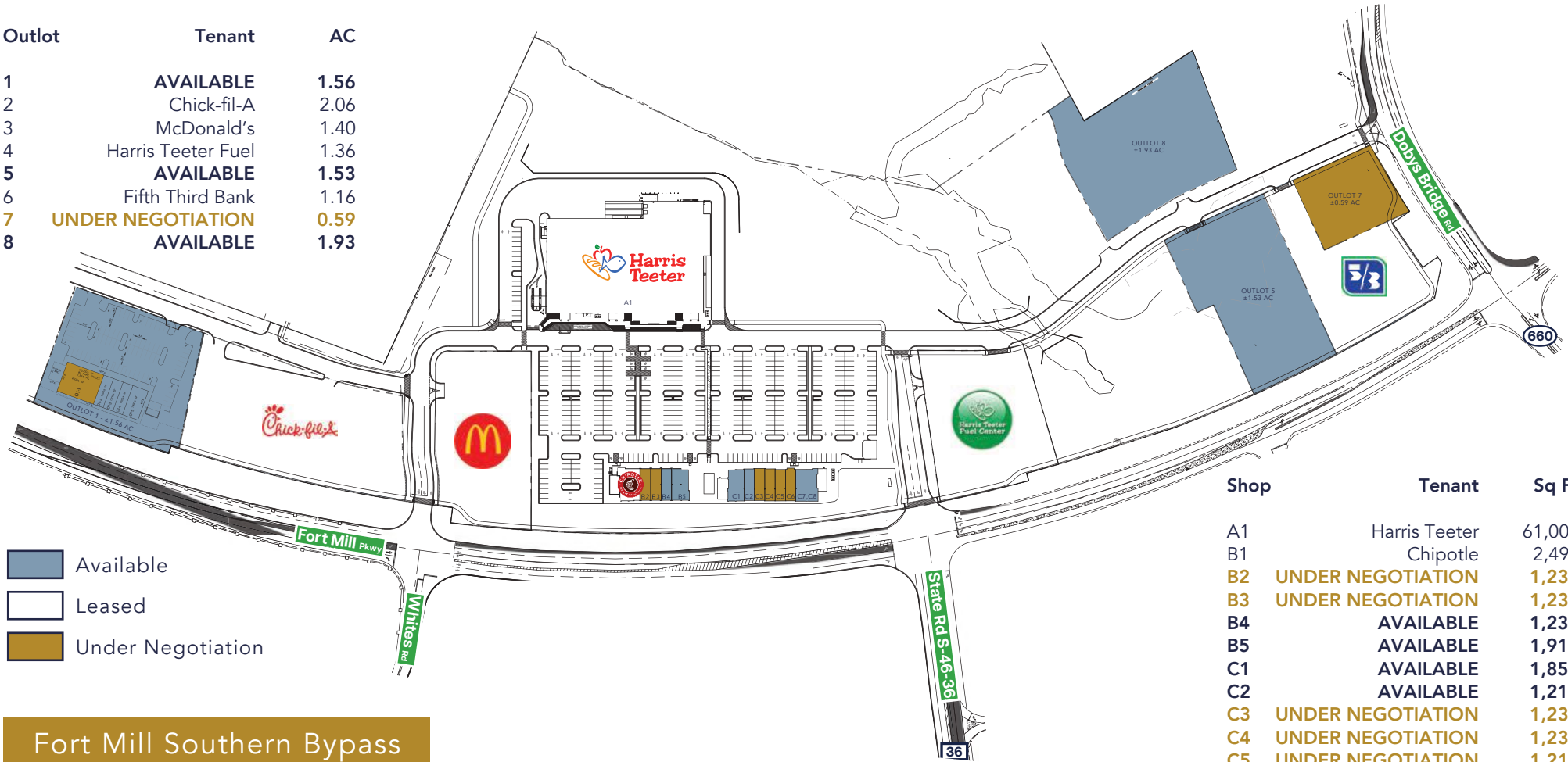


# CATAWBA RIDGE MARKET FORT MILL, SOUTH CAROLINA



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



- Available
- Leased
- Under Negotiation

Fort Mill Southern Bypass  
Fort Mill, SC 29715

Shop	Tenant	Sq Ft
A1	Harris Teeter	61,000
B1	Chipotle	2,495
B2	UNDER NEGOTIATION	1,234
B3	UNDER NEGOTIATION	1,235
B4	AVAILABLE	1,234
B5	AVAILABLE	1,914
C1	AVAILABLE	1,856
C2	AVAILABLE	1,219
C3	UNDER NEGOTIATION	1,238
C4	UNDER NEGOTIATION	1,238
C5	UNDER NEGOTIATION	1,213
C6	UNDER NEGOTIATION	1,166
C7,C8	AVAILABLE	2,585

For more information, please contact:



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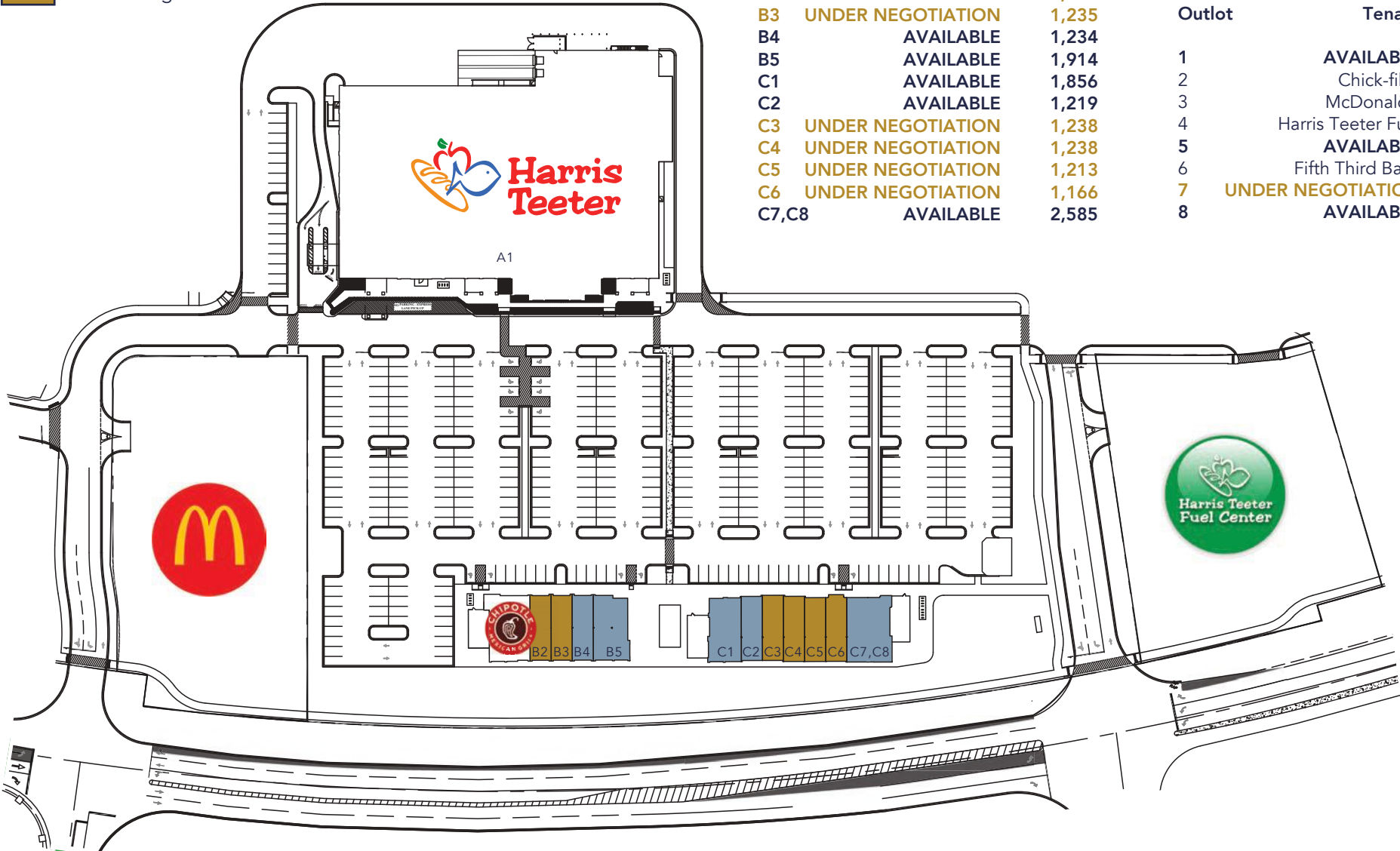
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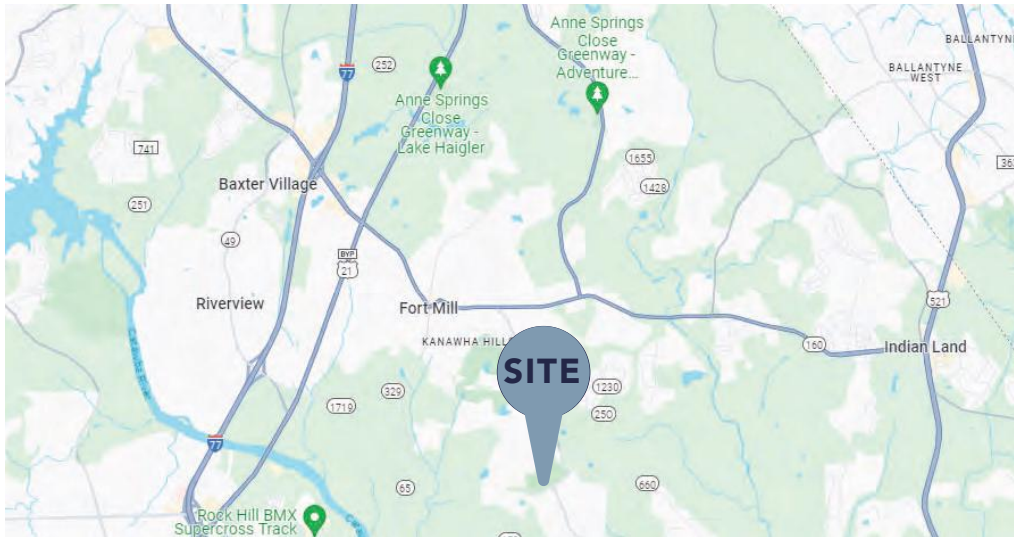
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**OUTPARCEL OPPORTUNITIES  
SHOP SPACE STARTING AT 1,200 SF**



**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

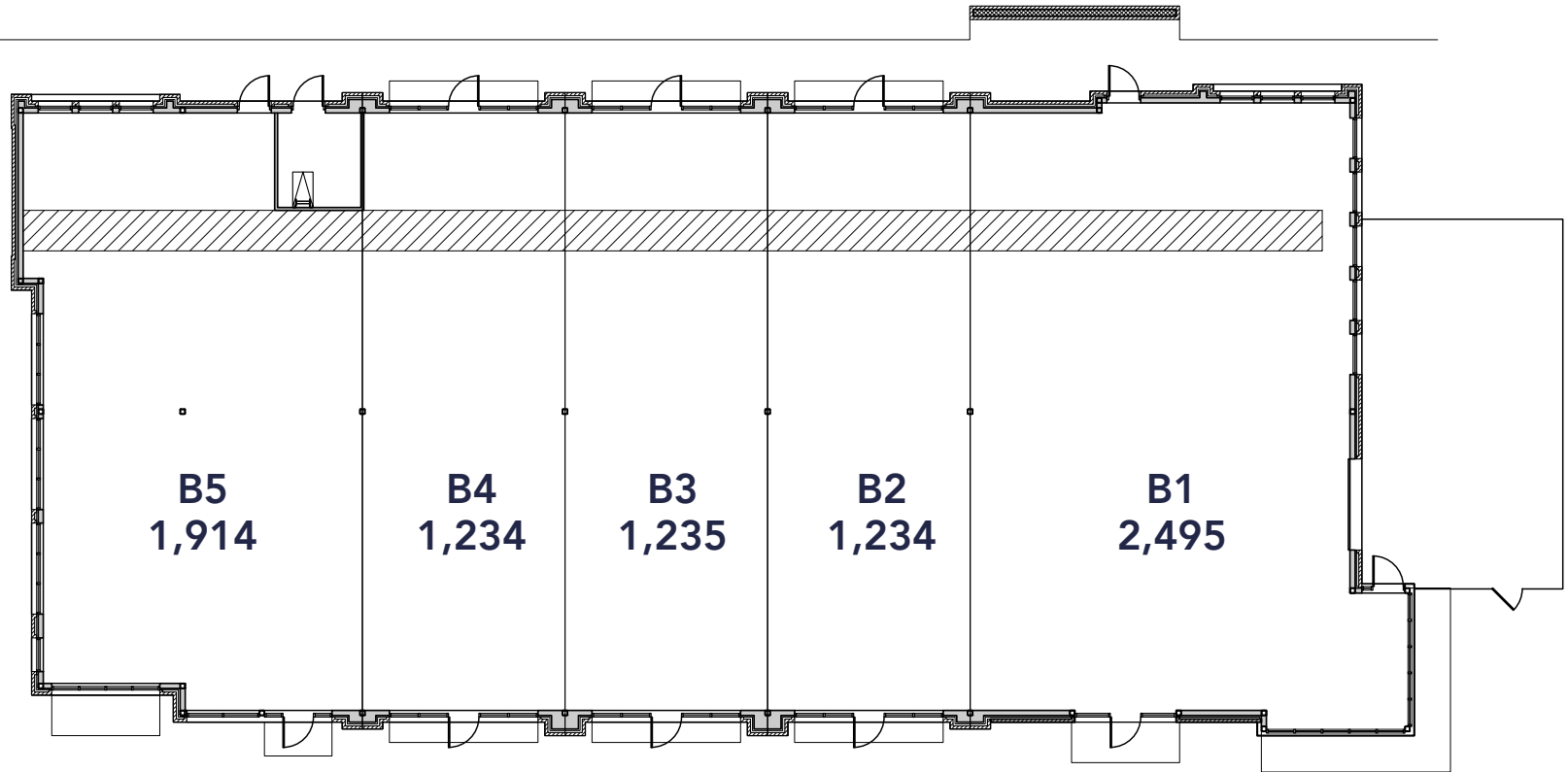
**TRAFFIC  
COUNTS**

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

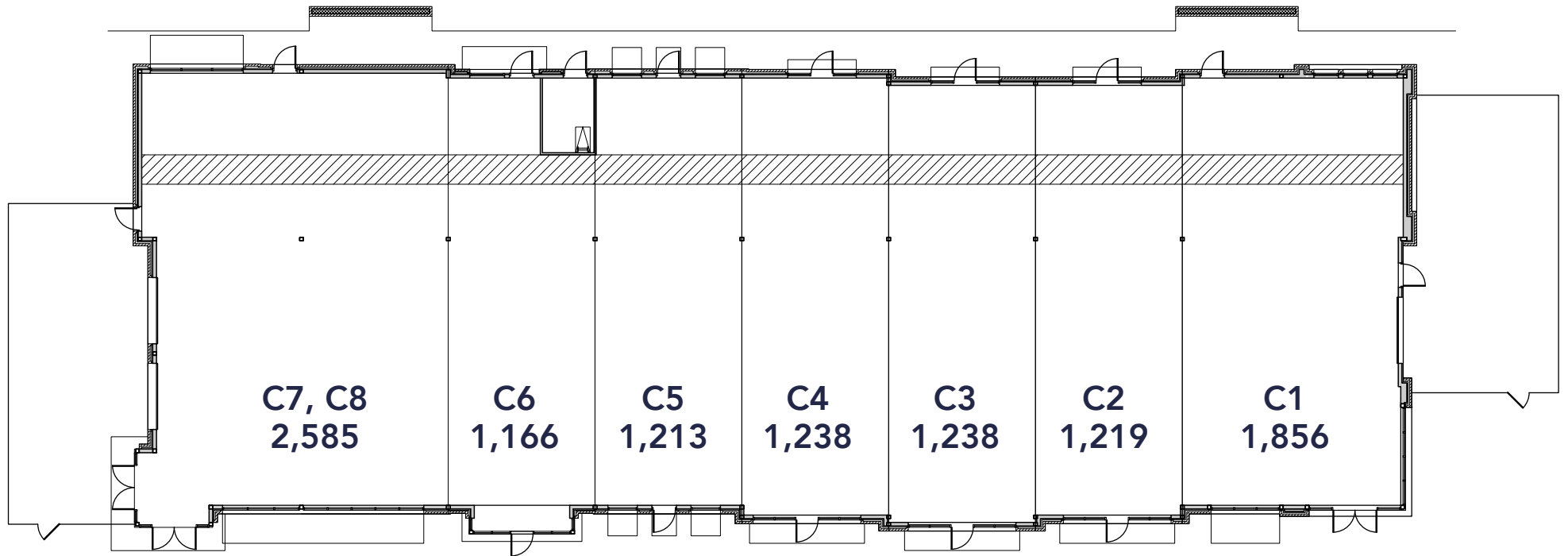
# CATAWBA RIDGE MARKET FORT MILL, SOUTH CAROLINA



**B SHOPS**



C SHOPS



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