



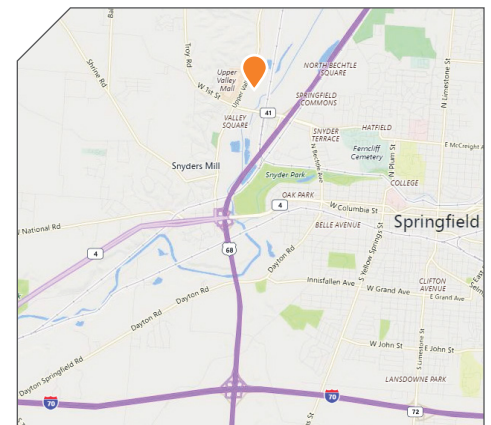
**PROPERTY HIGHLIGHTS**

- 39,280 SF available
- Great location in a strong retail market
- Professionally maintained
- Signage opportunities
- Abundant parking
- Below market rental rates

**DEMOGRAPHICS**

	1 Mile	3 Mile	5 Mile
Q4 2016 Employees	2,897	21,158	37,430
Q4 2016 Establishments*	169	1,222	2,323
Total Population	1,098	29,540	78,012
Total Households	476	11,410	31,330
Female Population	583	15,263	40,484
% Female	53.1%	51.7%	51.9%
Male Population	515	14,277	37,528
% Male	46.9%	48.3%	48.1%
Population Density (per Sq. Mi.)	348.99	1,043.22	991.82

**LEASE RATE: NEGOTIABLE**



For more information, please contact:

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**Upper Valley Mall**

- Sears Auto Center
- THE CHILDREN'S PLACE
- KeyBank
- Victoria's Secret
- Finish Line
- GNC LIVE WELL
- CVS pharmacy
- Subway
- Osterman JEWELERS

- THE HOME DEPOT
- HOBBY LOBBY
- Arby's
- Walmart Ahorras Dinero. Vive Mejor.
- Olive Garden
- Charley's
- Marshall's
- TEXAS ROADHOUSE
- KOHL'S
- LOWE'S
- meijer
- McDonald's

- Red Lobster
- FAIRFIELD Inn by Marriott
- Subway
- Kroger
- Bob Evans RESTAURANT
- OfficeMax
- Casandri
- COUNTRY INN & SUITES BEHAVIORAL
- Huntington Be Our Guest.

**Rural King**

41

US 68

Upper Valley Pike

TACO BELL

**Traffic Counts**

