

SOLUTIONS FOR RETAILERS

AMERICA'S RETAIL DEVELOPMENT SOLUTION

Transparent Build-to-Suit Services

- Build-to-Suit, Reverse Build-to-Suit, or Conversion
- Single Deal to National Roll-Out
- Lease Terms Based on Actual Costs
- Weekly Construction Reporting and Live Webcams
- Turn-Key Capabilities:
 - Site Selection and Scoring
 - Site Diligence and Feasibility
 - Land Acquisition and Entitlement
 - Architecture, Design and Permitting
 - Shell Construction to Turn-Key Construction
- In-House Services:
 - Legal
 - Finance
 - Site Plans and Test Fits
 - Property Management
 - Project and Construction Management

N3 Credentials and Capital

- \$250 Million Immediately Available for Investment
- Currently Own/Constructing over \$300MM Single and Multi-Tenant Retail Projects
- Completed 200+ Developments over 7 Year History
- Select Clients: Firestone Auto Care, Aspen Dental, Sprint, Safelite Auto Glass, Furr's Fresh Buffet, Mattress Firm, Family Dollar, Aaron's, Starbucks, JP Morgan Chase and Dairy Queen

WE MOVE DIRT SO YOU CAN MOVE MERCHANDISE



\$250 Million Immediately Available

for NNN Retail Development or Acquisition

RECENT TRANSACTIONS

| <u>LOCATION</u> | | <u>PROJECT TYPE</u> | <u>COMPLETION OR ACQUISITION DATE</u> | <u>SIZE</u> |
|---|---|-------------------------------|---|-------------|
| Target-Anchored Shopping Center Fresno, CA |  | Co-Development | March 2014 | 261,000 SF |
| Cracker Barrel Bentonville, AR |  | Reverse Build-To-Suit | May 2014 | 15,000 SF |
| Burlington Coat Factory Clovis, CA |  | Build-to-Suit | October 2013 | 51,000 SF |
| Aspen Dental Ardmore, OK |  | Build-to-Suit | October 2013 | 3,200 SF |
| Starbucks Retail Strip Southlake, TX |  | Build-to-Suit | September 2013 | 12,200 SF |
| Men's Wearhouse Anchored Center Abilene, TX |  | Build-to-Suit | September 2013 | 10,000 SF |
| Dairy Queen TX & NM |  | Acquisition and Build-to-Suit | September 2013 | 2,300 SF |
| Panera/Qdoba Sioux City, IA |  | Build-to-Suit | February 2013 | 6,200 SF |
| Starbucks Harlingen, TX |  | Acquisition | September 2013 | 3,100 SF |



\$250 Million Immediately Available

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RECENT TRANSACTIONS



Melbourne, FL
Arlington, TX

Co-Development
Conversion

January 2014
June 2013

3,700 SF
8,700 SF



Abilene, TX
Pittsburgh, PA
Asheville, NC
San Angelo, TX
Sahuarita, AZ
Mebane, NC
Hot Springs, AR

Build-to-Suit
Co-Development
Co-Development
Build-to-Suit
Co-Development
Co-Development
Co-Development

April 2013
May 2013
May 2013
March 2013
March 2013
January, 2013
January 2013

5,500 SF
4,000 SF
4,400 SF
4,500 SF
4,600 SF
5,500 SF
4,400 SF



Loving, NM
Avenal, CA

Co-Development
Co-Development

August 2013
September 2013

8,400 SF
8,400 SF



Tempe, AZ
Fitchburg, WI

Build-to-Suit
Fee Development

April 2013
April 2013

8,300 SF
8,700 SF

