

FL, Valrico (Tampa MSA)
1914 E Highway 60
3,500 SF Retail Space w/ Drive Thru

	1 mile	3 mile	5 mile
Population	12,365	78,202	186,704
Daytime Employees	3,727	21,610	49,505
Avg HH Income	\$73,113	\$84,165	\$84,710

PROPERTY INFORMATION

- + LA Fitness anchored center
- + Low competition for fast casual dining
- + Facing Brandon Blvd w/ +59,000 vpd
- + Area Retailers: Chick-fil-A, Cracker Barrel, Dollar Tree, Lowe's, Starbucks, The Home Depot, Publix Supermarket, Walmart



KY, Owensboro
5050 Frederica St
Free standing QSR w/ Drive Thru
or 1,400 - 8,000 SF Strip Space w/ Drive Thru

	1 mile	3 mile	5 mile
Population	3,422	35,195	69,084
Daytime Employees	6,051	18,742	48,351
Avg HH Income	\$61,887	\$66,375	\$64,142

PROPERTY INFORMATION

- + Located along the major retail corridor
- + In front of Owensboro Mall
- + Area Retailers: Chick-fil-A, Panera Bread, Sam's Club, Target, The Home Depot, TJ Maxx, Walmart



NC, Asheville
209 Tunnel Rd
4,000 SF
or 1,800 SF QSR w/ Drive Thru

	3 mile	5 mile	10 mile
Population	47,072	90,531	207,088
Daytime Population	60,001	80,101	130,343
Avg HH Income	\$59,231	\$64,544	\$67,354

PROPERTY INFORMATION

- + Located on main retail corridor
- + Excellent visibility from Tunnel Rd & US 70
- + Area Retailers: Alamo Drafthouse, Barnes & Noble, Belk, Dillard's, JCPenney, Lowe's, Old Navy, Rooms to Go, TJ Maxx, Walmart

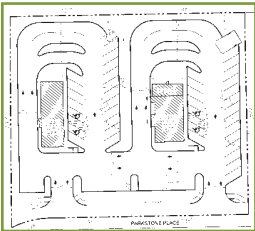


OK, Lawton
1734 NW 82nd St
1,400 - 3,600 SF Available

	1 mile	3 mile	5 mile
Population	5,975	30,805	60,839
Daytime Population	5,353	19,254	43,868
Avg HH Income	\$86,396	\$74,238	\$62,617

PROPERTY INFORMATION

- + Join Tropical Smoothie Cafe & AT&T
- + In front of Target power center
- + 9 miles from Fort Sill Army Base
- + Area Retailers: Target, Ross, TJ Maxx, Academy, Petsmart, Discount Tire, McDonald's



TN, Jackson
I-40 & Christmasville Rd
2 QSR Sites w/ Drive Thru
8,600 SF Strip Also Possible

	1 mile	3 mile	5 mile
Population	503	16,583	60,845
Daytime Population	336	12,402	72,369
Avg HH Income	\$60,105	\$66,695	\$61,161

PROPERTY INFORMATION

- + Adjacent to recently opened Arby's
- + Located in a high growth area
- + Area Retailers: Dollar Tree, Hibbett Sports, Holiday Inn Express, McDonald's, Sky Zone Trampoline Park,



TX, McKinney (DFW MSA)
SWQ US 380 & Hardin Rd
1,400 - 8,000 SF Available w/ Drive Thru

	1 mile	3 mile	5 mile
Population	6,511	70,139	163,723
Daytime Employees	906	29,859	54,771
Avg HH Income	\$110,641	\$114,561	\$112,350

PROPERTY INFORMATION

- + Delivery date: 4Q 2020
- + Next to 24 Hour Fitness & Cinemark
- + 10,000 SF childcare build-to-suit opportunity
- + Traffic Drivers: Costco, Raytheon, UPS, Baylor Scott & White Medical Center, Collin College



UT, Bountiful (Salt Lake City MSA)
1050 South 500 West
1,200 - 7,700 SF Available w/ Drive Thru

	1 mile	3 mile	5 mile
Population	13,785	83,867	101,742
Daytime Employees	8,945	29,988	36,011
Avg HH Income	\$84,012	\$98,015	\$102,943

PROPERTY INFORMATION

- + Delivery date: 4Q 2020
- + 3,200 SF of drive thru available
- + Strong presence on 5th West
- + Area Retailers: At Home, Cinemark, Costco, McDonald's, Michael's, Ross, Taco Bell



PAD SITES READY FOR DELIVERY

ENTERTAINMENT, DINING & SHOPPING



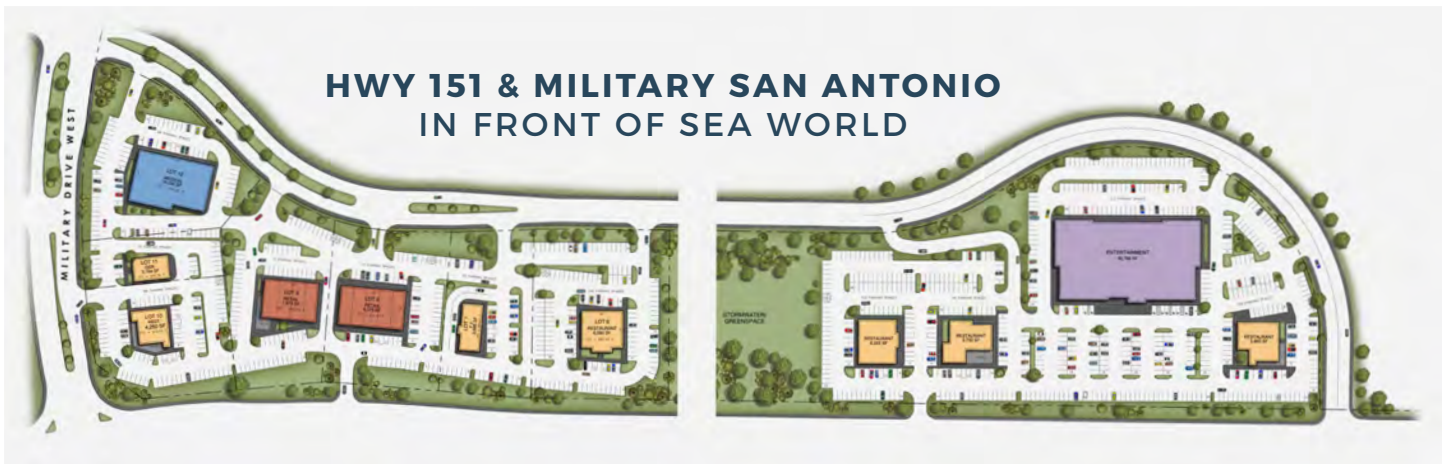
TOP HIGHLIGHTS

\$85,000
AVG. HH
Income

3.5M
Visitors to Sea
World Each Year

234,000
Employees
within 5 miles

98,000
Vehicles per
day



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LIVE

WORK

SHOP

DINE

PLAY



GATEWAY VILLAGE

Sherman / Denison, Texas

6M

Annual Visitors to Lake Texoma

400,000

Annual Visitors to THF Park

350,000

Annual Visitors to HeyDay Adventure Park

+125,000

Residents in the Trade Area

62,303

Vehicles per day on US 75

55,000

Annual Visitors to Texoma Convention Center

+6,000

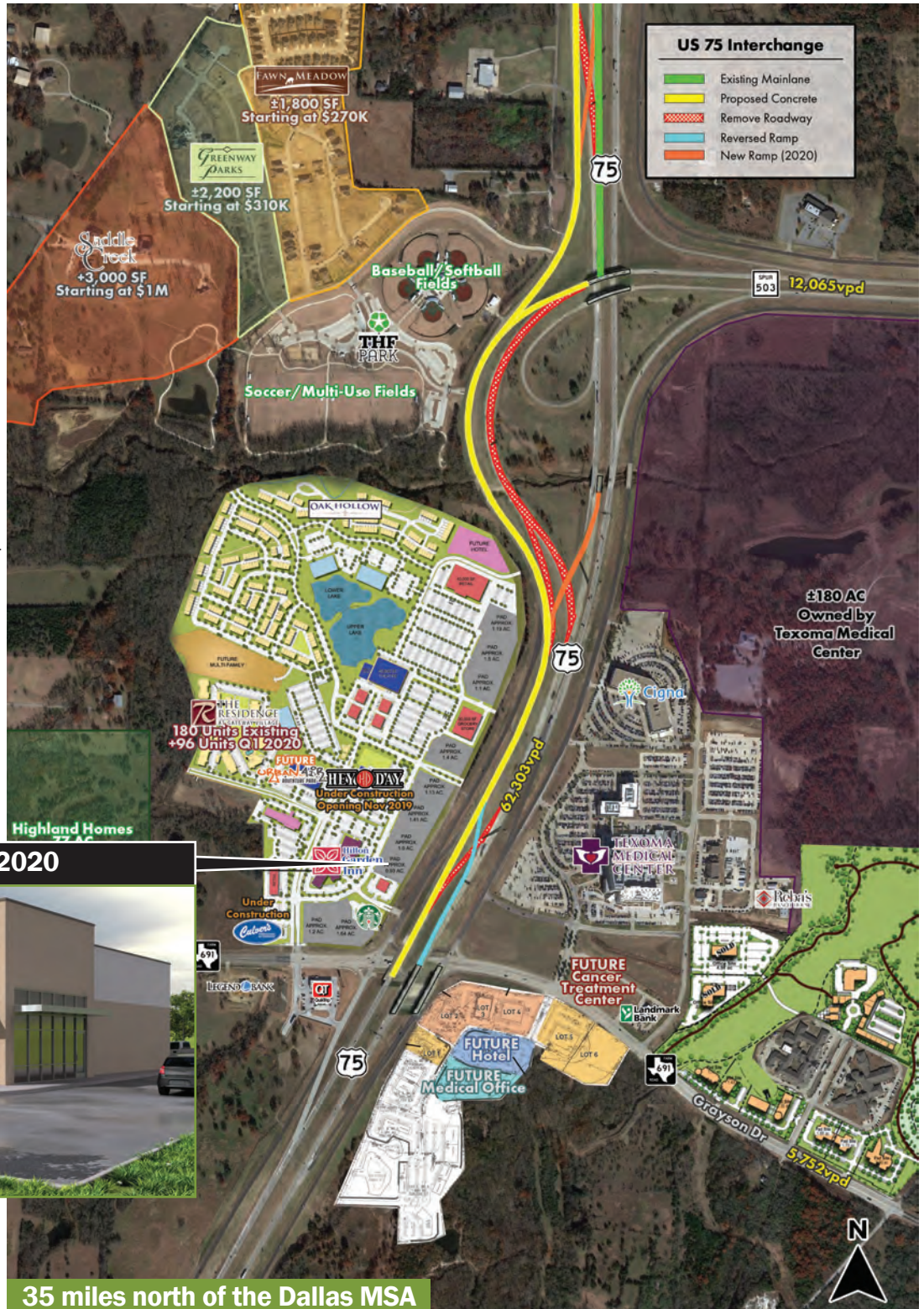
Daytime Employees

+5,000

Students at Grayson College

1,129

Approved Home Sites



Lot 4: Delivery Q1 2020



35 miles north of the Dallas MSA

NEW DEVELOPMENT



build-to-suit



fee development



spaces for lease across the country



brand advisory



site selection



WE DELIVER

N3 is your complete new store development solution. Whether you want to own or lease your real estate, N3 provides the sites, real estate capital, construction and expertise. We have our own capital, \$250M of cash flowing properties nationwide, 20 professionals and internal decision makers who will advise your brand.



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