

CROSSROADS MALL

2060 Crossroads Mall Blvd. Waterloo, IA 50702

PROPERTY

Demographics	1 mile	3 miles	5 miles
Population	4,606	45,844	71,177
Avg. HH Income	\$79,468	\$79,168	\$81,881
Total Households	2,184	20,133	31,048

HIGHLIGHTS

- Located at the core of one of the most prominent retail corridors in the Midwest
- Near Interstates 380 and U.S. 20
- Surrounded by national retailers such as Bed Bath & Beyond, Best Buy, Home Depot, TJ Maxx & Walmart

NOTES

- GLA: 816,209 SF
- Availabilities: Up to 110,000 SF
3 acre outparcel
- Traffic Count: 19,200 VPD San Marnan Drive

ANCHORS

- At Home



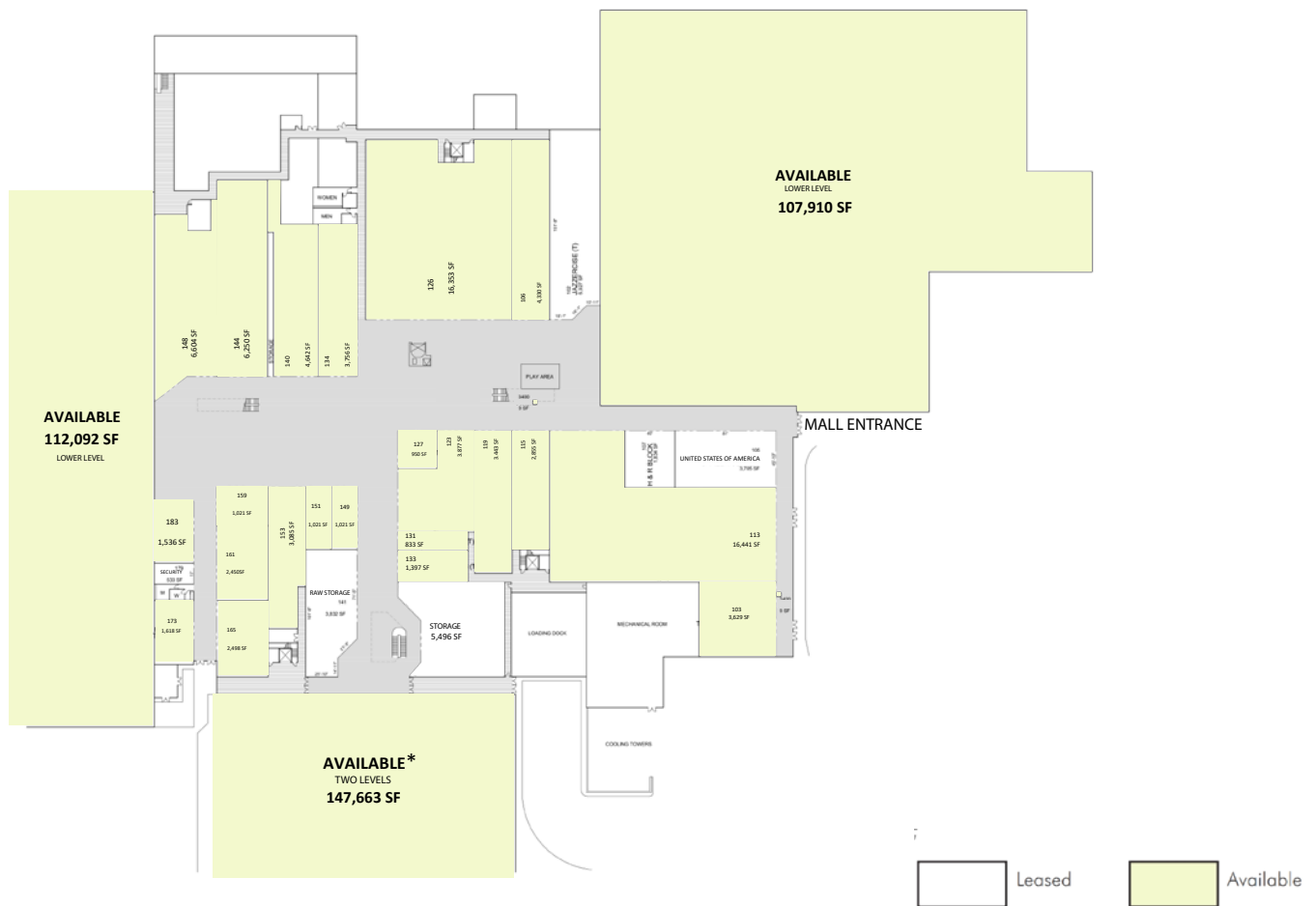
MASON
ASSET MANAGEMENT

T: 516 371.5858
E: leasing@masonam.com
150 Great Neck Road Suite 402
Great Neck, NY, 11021
www.masonam.com

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LEASE PLAN FIRST FLOOR



*NOT OWNED



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LEASE PLAN SECOND FLOOR



*NOT OWNED

Leased Available



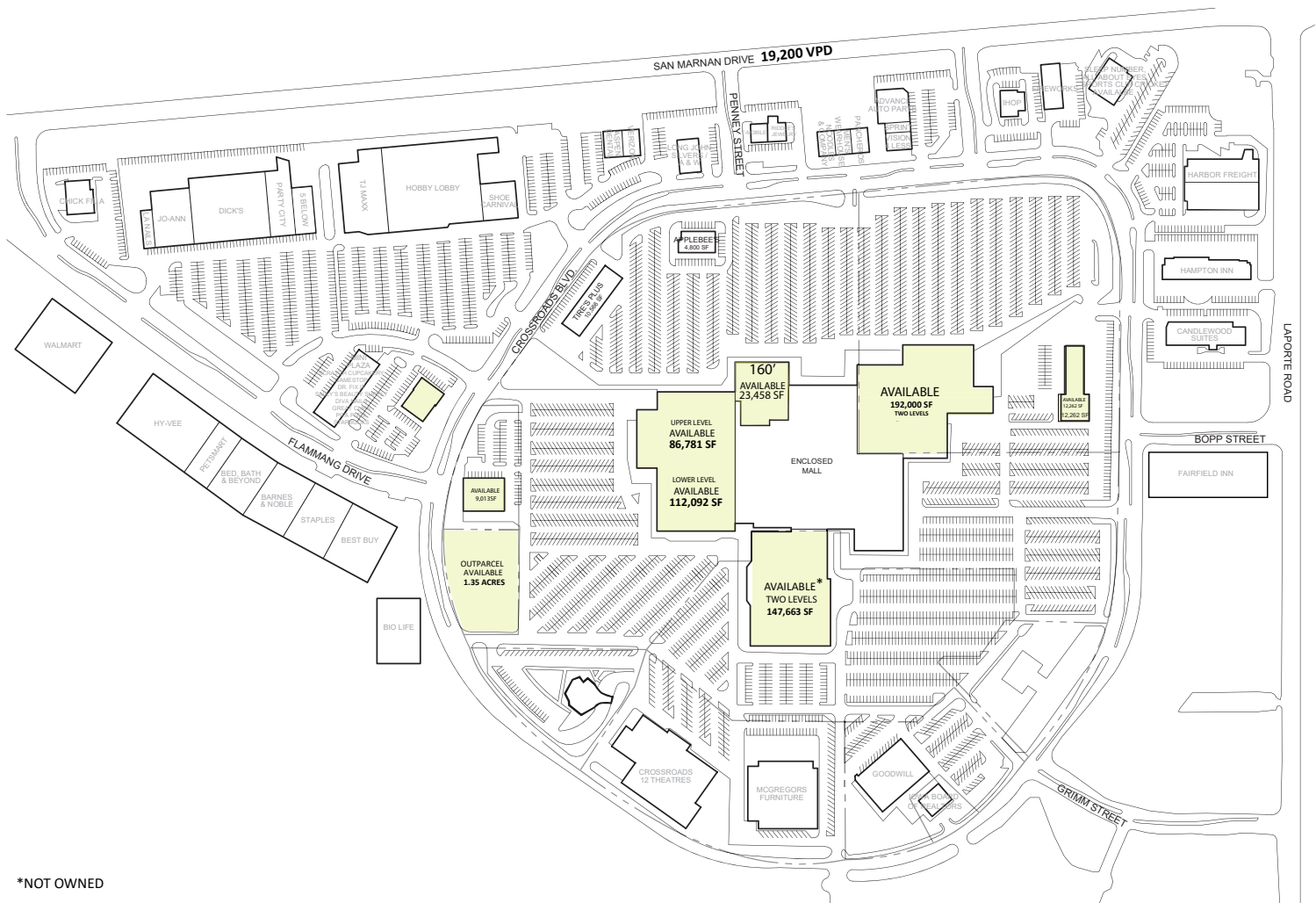
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SITE PLAN



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RETAILER MAP



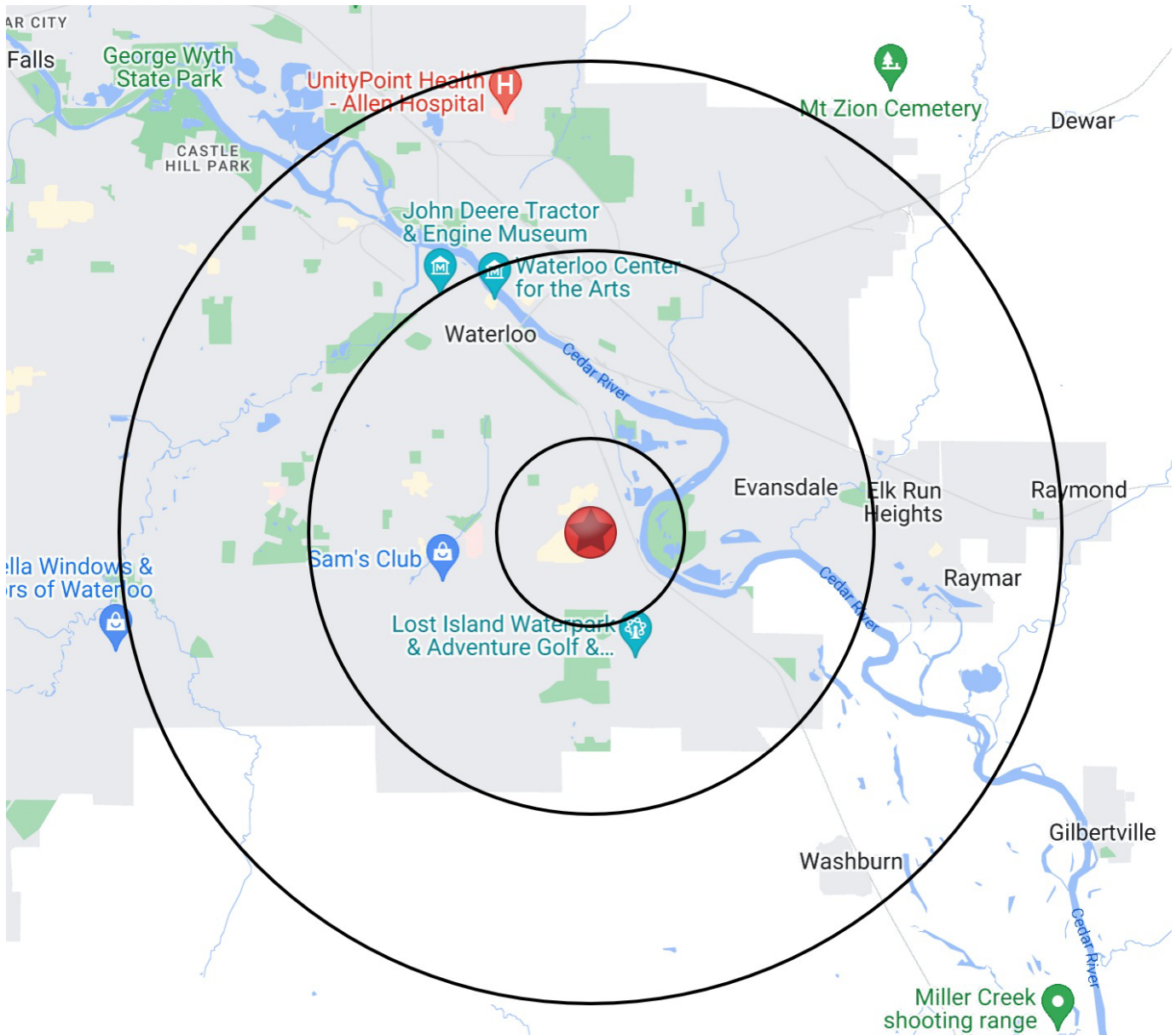
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RADIUS MAP



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