

THE SHOPS AT OSHKOSH

3001 SOUTH WASHBURN STREET - OSHKOSH, WI 54904



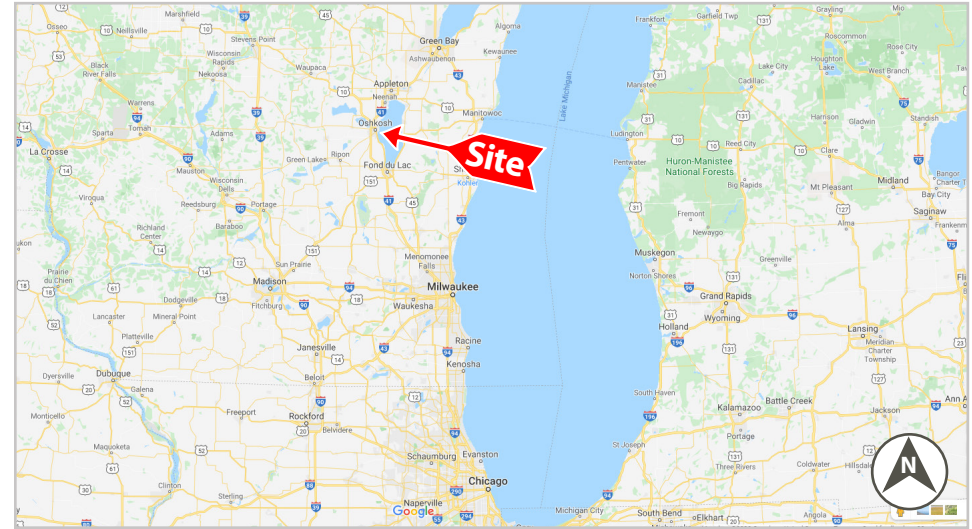
THE SHOPS AT OSHKOSH

PROPERTY OVERVIEW

- » The Shops at Oshkosh is strategically located on I-41, between Green Bay and Milwaukee, near the breathtaking shore of Lake Winnebago. It's directly across from the EAA to attract over 800,000 attendees who visit the Annual Fly-In and museum each summer.
- » Following a very successful leasing effort, a seven-figure renovation of the center was completed to add geometrically-shaped signs, mini park-like seating areas with landscaping and canopies, and a relaxing picnic/play area.

DAILY TRAFFIC

South Washburn Street (Interstate 41)	45,000 VPD
WI Trunk 44	14,000 VPD



AREA RETAILERS

Target	Play it Again Sports	Applebee's
Sally Beauty	Hardee's	Fazoli's
ALDI	Arby's	Hilton Garden Inn
Planet Fitness	Firehouse Subs	Fairfield Inn
PetCo.	Goodwill	Advance Auto Parts
Dollar Tree	Starbucks	Tires Plus
Mineshaft Restaurant	Olive Garden	Pick n' Save

DEMOGRAPHICS BY MILE	5	10	15
Population	67,506	92,666	149,742
Households	27,836	36,543	60,194
Average HH Income	\$65,021	\$69,248	\$72,880

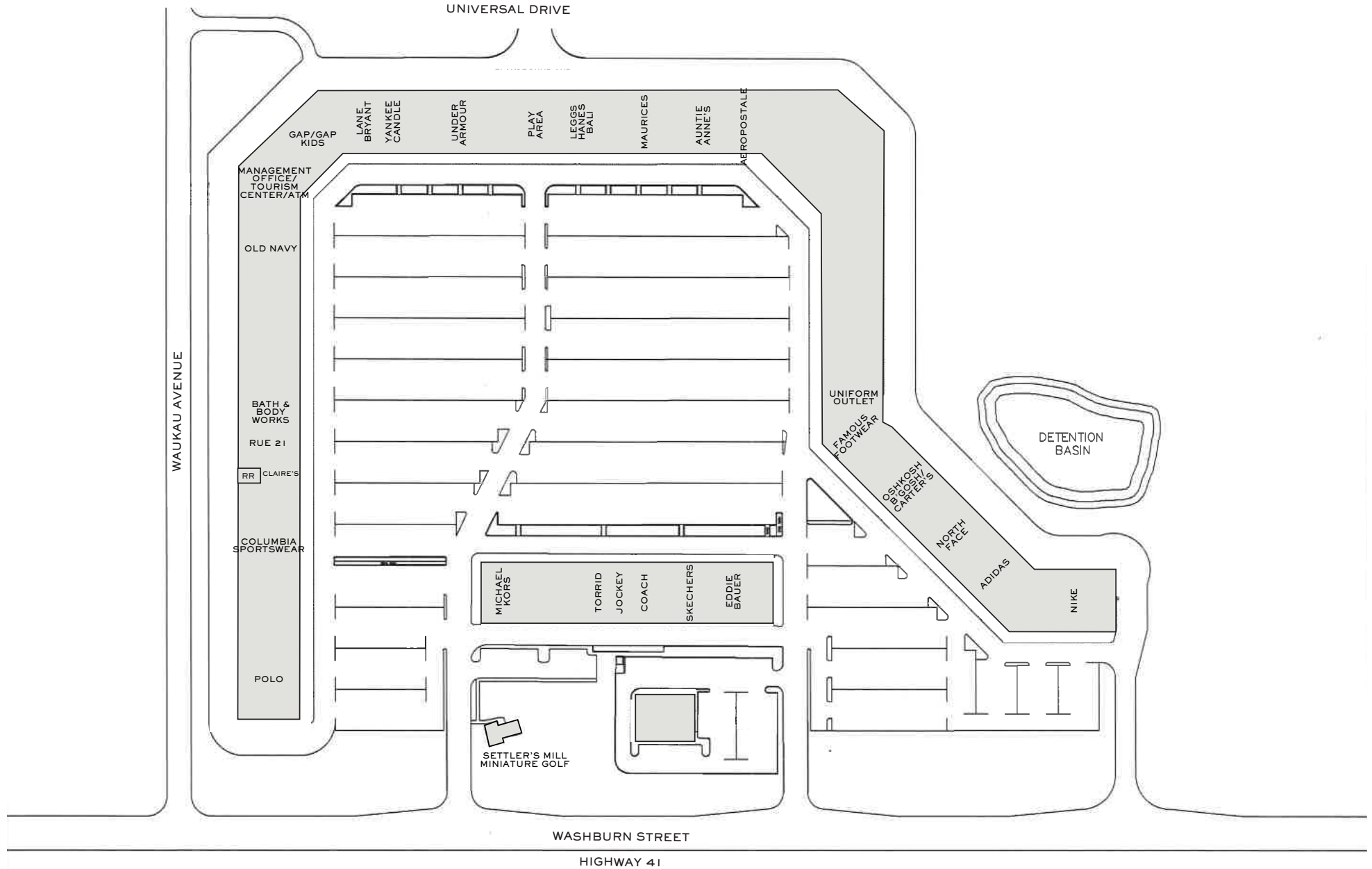


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WEST 20TH AVENUE - 16,000 VPD



INTERSTATE 41 - 45,000 VPD



WI TRUNK 441 - 17,000 VPD

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