

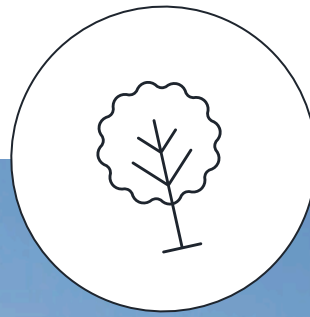


WS

AUGUSTA, ME

MARKETPLACE

AT AUGUSTA



Marketplace at Augusta

At 1,300,000 square feet, the center is Maine's largest and most successful open-air shopping center. Located on I-95, it boasts superior visibility and accessibility for shoppers throughout central Maine. Opened in 1995, the property includes anchor retailers Home Depot, Walmart, Sam's Club, Barnes & Noble, and Kohl's. The site also offers several restaurants, including craft pizza maker and brewery Brickyard Hollow, as well as a 14-screen Regal Cinemas theater, and soon a satellite campus for the University of Maine at Augusta.

#1
MOST VISITED
OUTDOOR SHOPPING CENTER
in Maine

Source: Placer.ai, 2023



Trade Area

Demographics

POPULATION

Estimated 988,982

HOUSEHOLDS

Estimated 426,194

HOUSEHOLD INCOME

Average Household Income \$104,046

Projected Average Household Income (2028) \$112,519

Household Income \$75K+ 48%

AGE

25 - 34 13%

35 - 44 12%

45 - 54 12%

55 - 64 15%

Estimated Median Age 43

EDUCATION 25+

Any College 66%

Bachelors Degree or Higher 38%

DAYTIME POPULATION

Number of Businesses 38,159

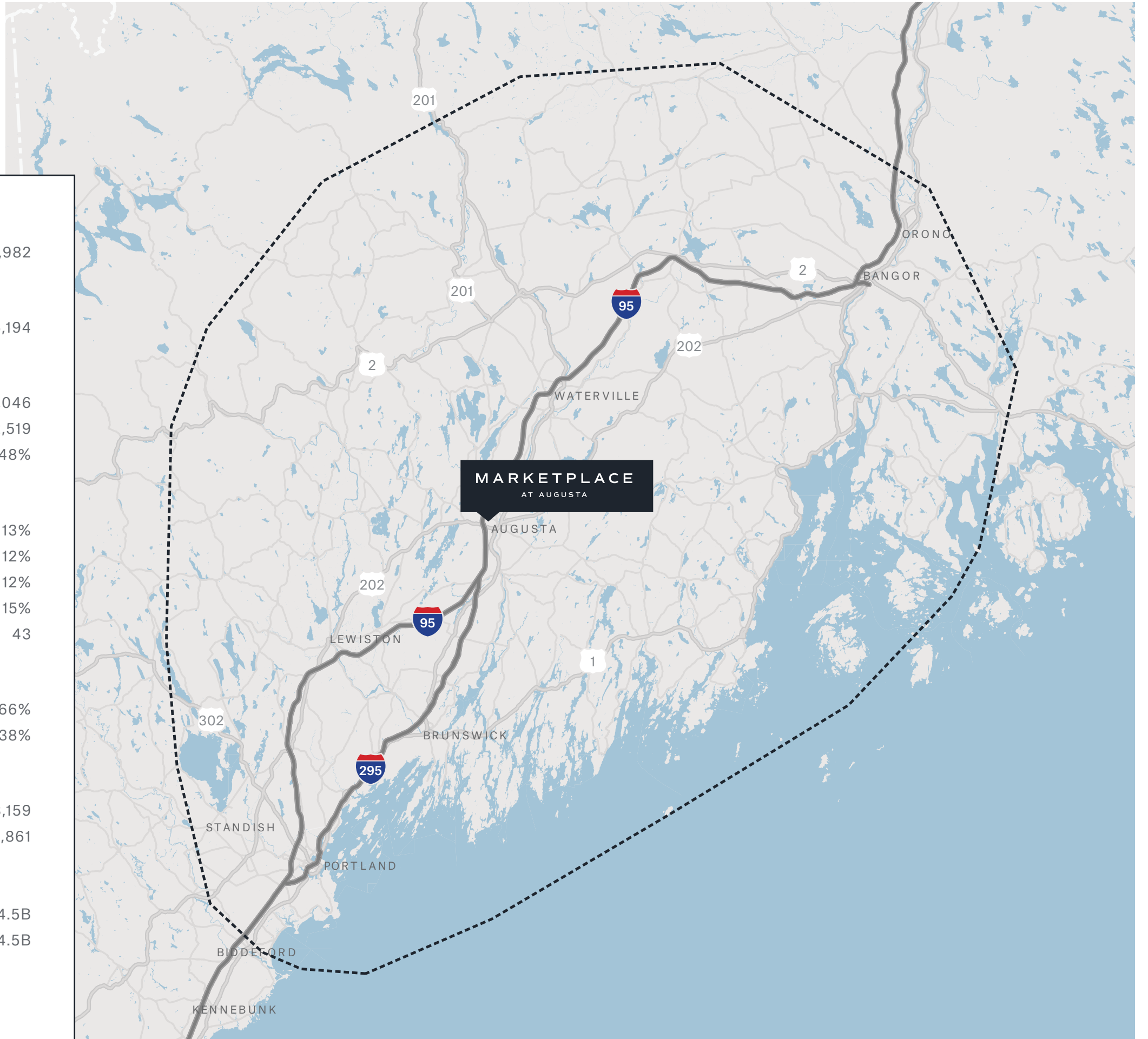
Number of Employees 416,861

TOTAL ANNUAL CONSUMER EXPENDITURE

Retail \$14.5B

Food & Beverage \$4.5B

Source: Census Data - SitesUSA



Reach and Customer

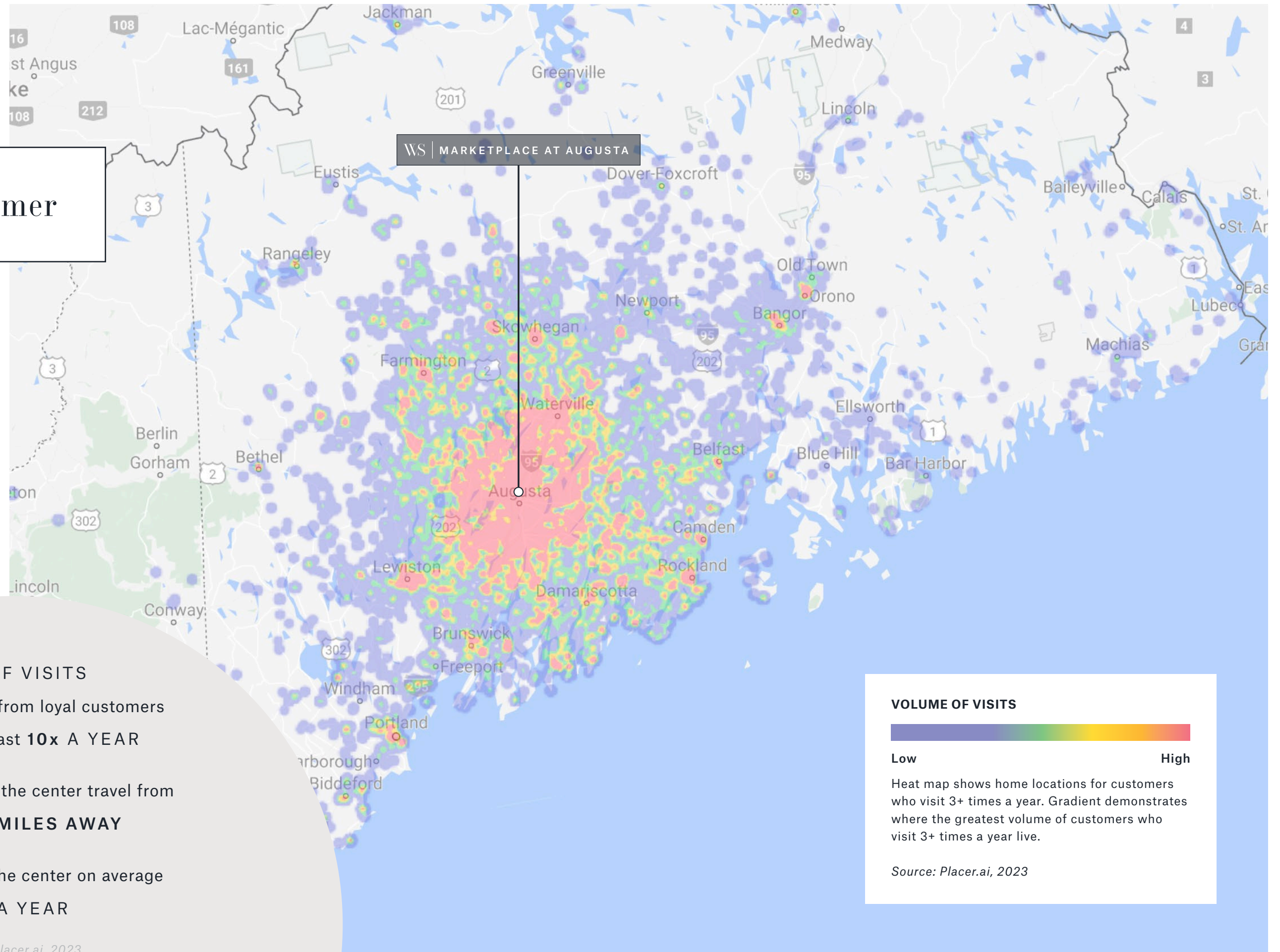
80% OF VISITS

to the center are from loyal customers
who visit at least **10x A YEAR**

58% of visitors to the center travel from
OVER 30 MILES AWAY

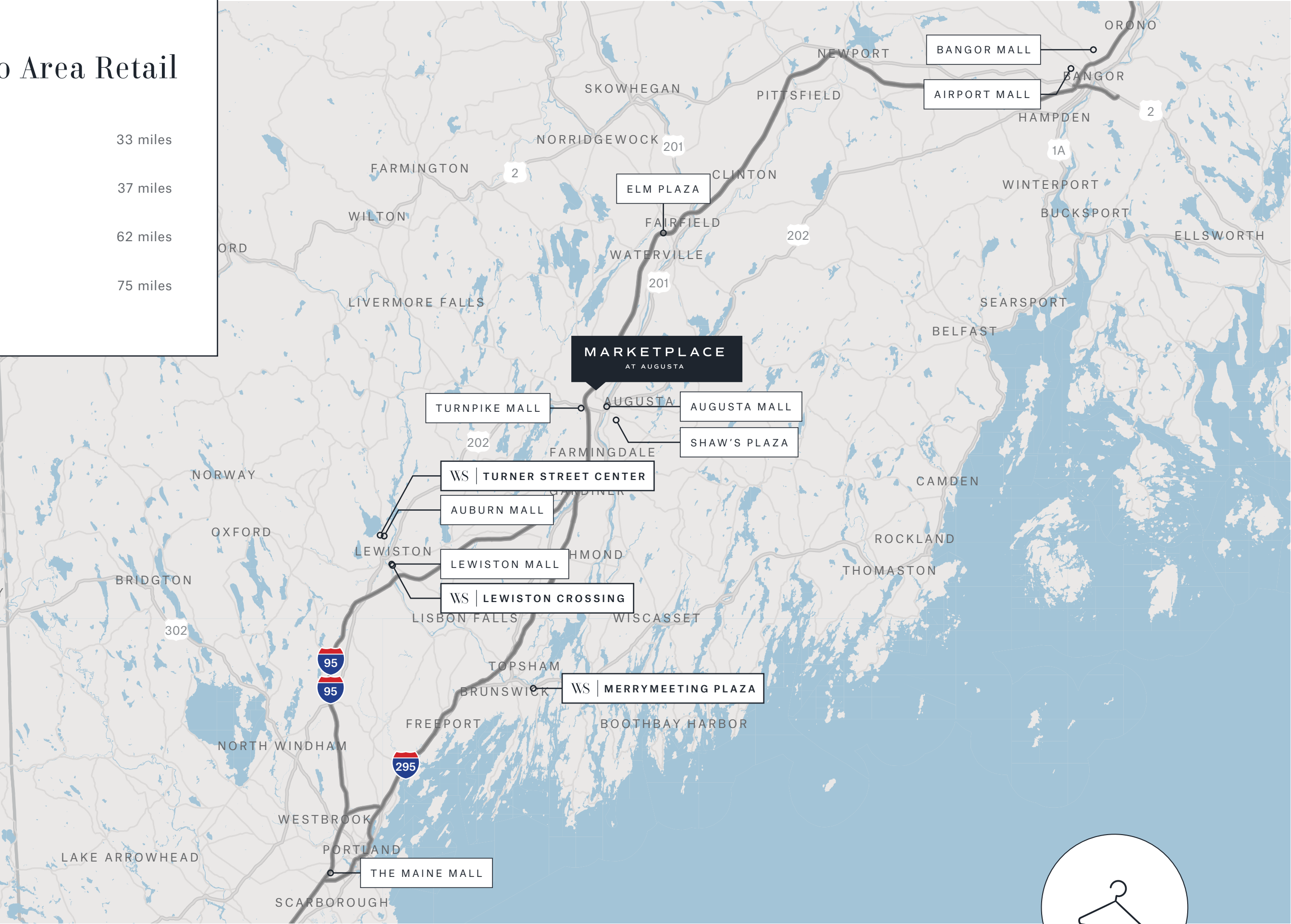
Customers visit the center on average
10x A YEAR

Source: Placer.ai, 2023



Distance to Area Retail

Lewiston Mall <i>Lewiston, ME</i>	33 miles
Auburn Mall <i>Auburn, ME</i>	37 miles
The Maine Mall <i>Portland, ME</i>	62 miles
Bangor Mall <i>Bangor, ME</i>	75 miles



Location & Access

1,300,000 total square feet



MARKETPLACE

AT AUGUSTA

Walmart



sam's club

KOHL'S



BARNES & NOBLE

REGAL

TJ-maxx

the paper store

five BELOW

OLD NAVY

ULTA

LONGHORN STEAKHOUSE

Red Robin

BRICKYARD BREWING COMPANY HOLLOW

LOWE'S



BEST BUY

PETSMART

Hannaford petco

HARBOR FREIGHT

HOBBY LOBBY

104

3

95

EXIT 113

EXIT 112

OLD BELGRADE RD.

CIVIC CENTER DR.



BLACK FRIDAY FAVORITE

Shoppers flock to Marketplace for major deals, live music and plenty of fun at the center's annual post-turkey-day celebration.

MAINE'S #1 BLACK FRIDAY DESTINATION

50,000+

VISITORS

Source: Placer.ai

COMMUNITY CONNECTION

Several local radio stations broadcast live from Marketplace, which creates a lively atmosphere complete with character appearances, giveaways, and more family fun.

“Marketplace at Augusta is such a happy place. There’s always something going on at the center; it’s addictive!”

- MARKETPLACE GUEST

HOLIDAY HITS

Free seasonal events featuring family-centric fun draw **THOUSANDS OF VISITORS** throughout the year.



Thank you

Leasing Information

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