

LA CANTERA CROSSING

SAN ANTONIO, TX

A DEVELOPMENT BY:

BARSHOP & OLES
COMPANY

 AFFINIUS
CAPITAL

SHOP ^{COS.}

TABLE OF CONTENTS

PG. **3** ABOUT

PG. **4** SAN ANTONIO MAP

PG. **5** OBLIQUE AERIAL

PG. **6** ZOOM AERIAL

PG. **7** CONCEPT SITE PLAN

PG. **8** RENDERINGS

ABOUT

PROJECT SCOPE

La Cantera Crossing is San Antonio's newest high-profile retail development located in its most desirable trade area adjacent to The Shops at La Cantera, the market's premier upscale retail and restaurant destination. Trade area highlights include the following:

- **The Shops at La Cantera** (194 retailers including Neiman Marcus, Nordstrom, RH, Arhaus, Coach, Louis Vuitton, Tiffany, Tory Burch, lululemon, alo Yoga, Tecovas, Aritzia, Whiskey Cake, Haywire, Sixty Vines – coming soon, PF Chang's, Yard House, Perry's Steakhouse, and many others)
- **University of Texas San Antonio** (+/- 35,000 students)
- **La Cantera Resort** (Luxury Resort, Spa and Golf Course)
- **Six Flags Fiesta Texas** (over 3M visitors per year)
- **The Rim** (San Antonio's largest open-air shopping center at over 2M sf)
- **The Rock at La Cantera** (Spurs Training Facility & Event Venue)
- **Entertainment** (Top Golf, Andretti Karting, iFly, Palladium Theater)
- **Several Corporate Headquarters** (Valero, NuStar, Security Services and others)

DETAILS

- +/- 29,100 SF Retail/Restaurant Space + Patios
- 3 Pad Sites
- Contact Broker for Pricing

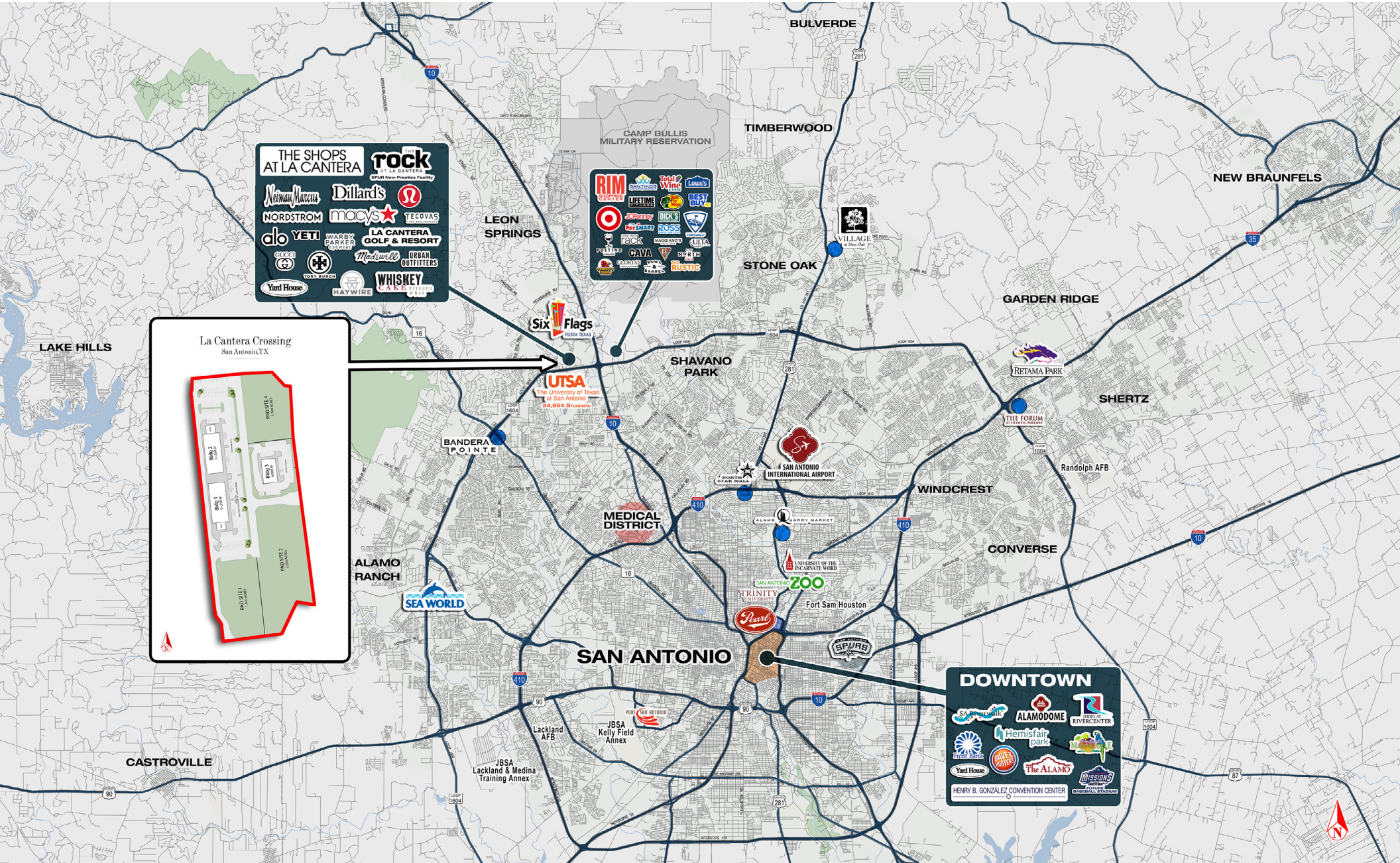
TRAFFIC COUNTS

- N Loop 1604 W 121,366 VPD
- Interstate 10 124,893 VPD

DEMOGRAPHICS

	3 Miles	5 Miles	7 Miles
Total Pop	75,831	99,621	193,818
Daytime Pop	96,014	105,264	204,576
Avg. Household Income	\$105,129	\$123,001	\$104,773
Total Household Units	31,244	41,197	79,540

SAN ANTONIO MAP



THE SHOPS AT LA CANTERA
San Antonio, TX

rock
GPUT New Practices Facility

Northern Magnolia, Dillard's, Nordstrom, macy's, TECOVAS, alo, YETI, WARBY PARKER, LA CANTERA GOLF & RESORT, WHISKEY CANYON, Yard House, HAYWIRE, URBAN OUTFITTERS, Madewell

RIM STORES

Target, Total Wine, LOU'S, BEST BUY, JCPenney, Dick's, Ross, Home Depot, HomeGoods, CAVA, Rustic, and others.

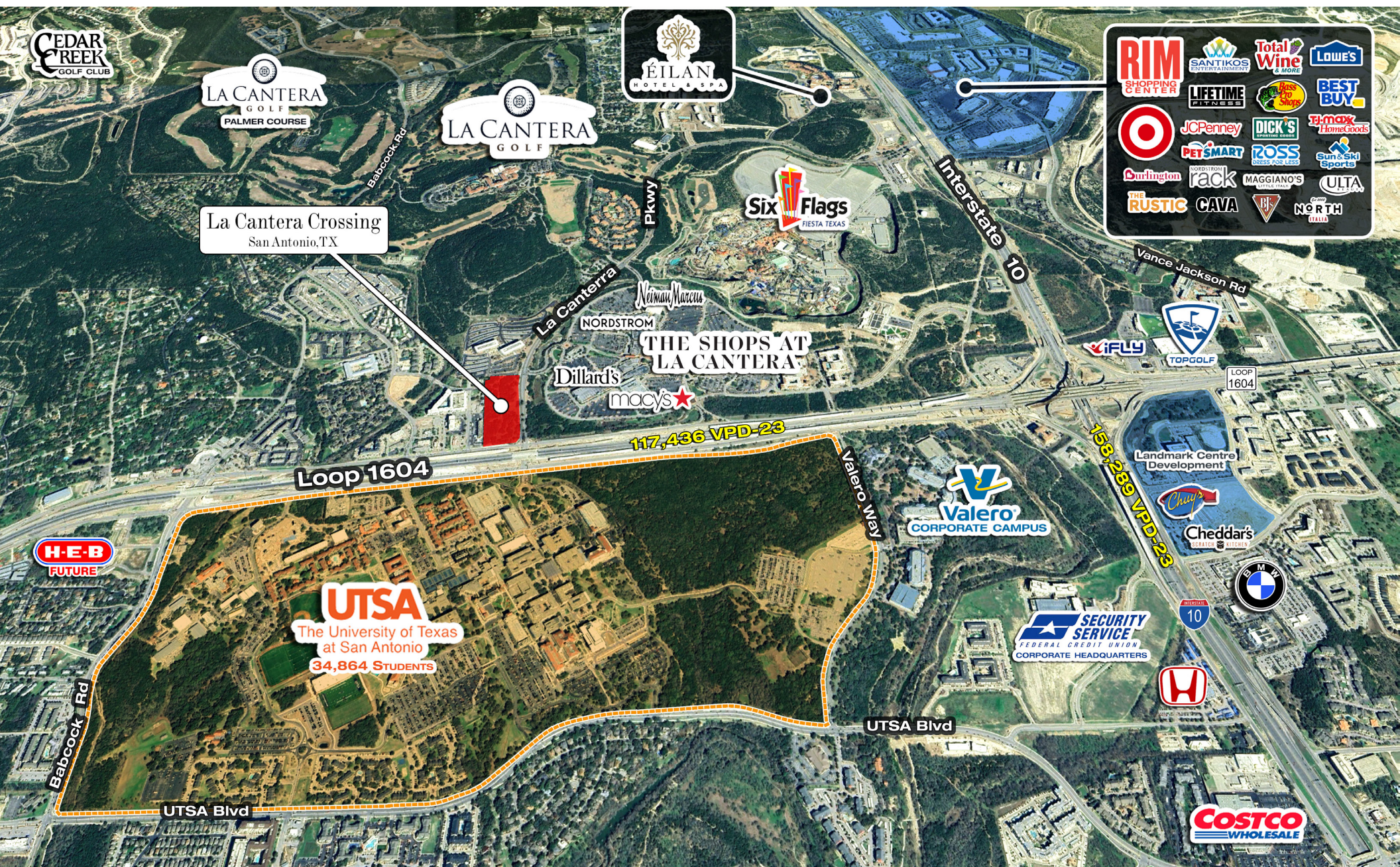
La Canterra Crossing
San Antonio, TX

Map 1, Map 2, Map 3, Map 4, Map 5, Map 6, Map 7, Map 8, Map 9, Map 10, Map 11, Map 12, Map 13, Map 14, Map 15, Map 16, Map 17, Map 18, Map 19, Map 20, Map 21, Map 22, Map 23, Map 24, Map 25, Map 26, Map 27, Map 28, Map 29, Map 30, Map 31, Map 32, Map 33, Map 34, Map 35, Map 36, Map 37, Map 38, Map 39, Map 40, Map 41, Map 42, Map 43, Map 44, Map 45, Map 46, Map 47, Map 48, Map 49, Map 50, Map 51, Map 52, Map 53, Map 54, Map 55, Map 56, Map 57, Map 58, Map 59, Map 60, Map 61, Map 62, Map 63, Map 64, Map 65, Map 66, Map 67, Map 68, Map 69, Map 70, Map 71, Map 72, Map 73, Map 74, Map 75, Map 76, Map 77, Map 78, Map 79, Map 80, Map 81, Map 82, Map 83, Map 84, Map 85, Map 86, Map 87, Map 88, Map 89, Map 90, Map 91, Map 92, Map 93, Map 94, Map 95, Map 96, Map 97, Map 98, Map 99, Map 100

DOWNTOWN

Alamodome, HemisFair Park, The Alamo, Henry B. Gonzalez Convention Center, and other downtown landmarks.

OBLIQUE AERIAL



ZOOM AERIAL



CONCEPT SITE PLAN



STOREFRONT RENDERING



Building #2 - S East Perspective

Design from 2019 - For Example Purposes Only

MATERIAL						
	Corten Steel	Copper Fascia	Smooth Lueders Limestone	Concrete Formliners - Painted	Wood Soffits	Metal Shingle (Option)

SHOP^{CO.}

Graham Ketchum

711 BROADWAY, SUITE 120 SAN ANTONIO, TX 78215

GRAHAM@SHOPCOMPANIES.COM

210-985-7323 (DIRECT)

210-875-2633 (MOBILE)



INFORMATION ABOUT BROKERAGE SERVICES



TEXAS LAW REQUIRES ALL REAL ESTATE LICENSE HOLDERS TO GIVE THE FOLLOWING INFORMATION ABOUT BROKERAGE SERVICES TO PROSPECTIVE BUYERS, TENANTS, SELLERS AND LANDLORDS.

TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - o that the owner will accept a price less than the written asking price;
 - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

SHOP COMPANIES

Licensed Broker/Broker Firm Name

9002835

License No.

shop@shopcompanies.com

Email

214.960.4545

Phone

RAND HOROWITZ

Designated Broker of Firm

513705

License No.

rand@shopcompanies.com

Email

214.242.5444

Phone