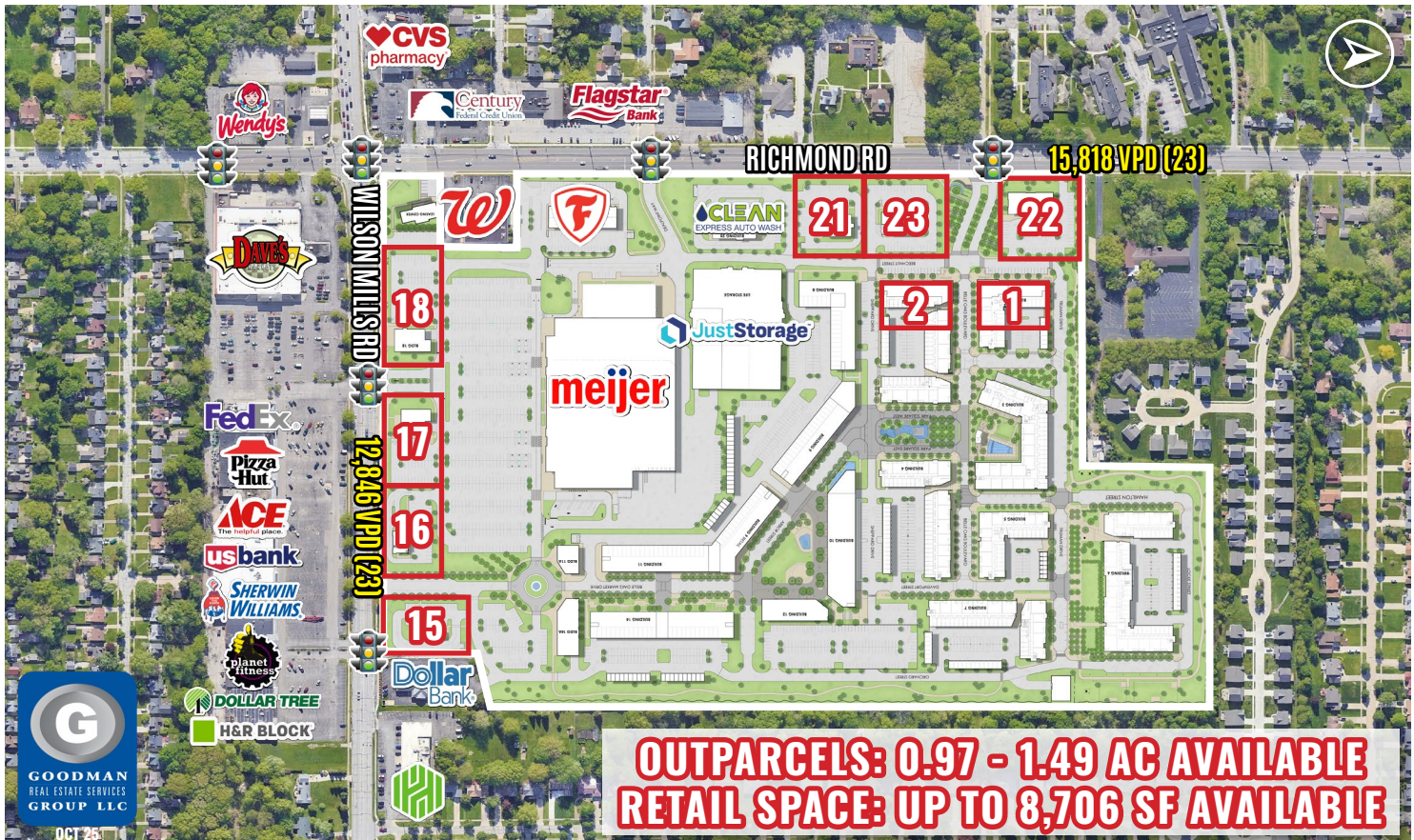




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216.381.8200

BELLE OAKS MARKETPLACE



HIGHLIGHTS

- Belle Oaks Marketplace residents will experience Class-A living accommodations within a walkable, live-work-play environment that is supported by best-in-class local retailers, restaurants, and daily-needs services
- Upon completion, Belle Oaks Marketplace will be a mixed-use pedestrian-friendly environment with 791 apartment units with approximately 315,000 SF of retail
- A new Meijer store is now open and there are multiple outparcels available for ground lease

• AVAILABLE:

- Wilson Mills Road:
 - Outparcel 15 – 0.97 AC
 - Outparcel 16 – 1.02 AC
 - Outparcel 17 – 1.07 AC
 - Outparcel 18 – 1.49 AC
- Richmond Road:
 - Outparcel 21 – 0.97 AC
 - Outparcel 22 – 1.13 AC
 - Outparcel 23 – 1.02 AC
- Ground Floor Retail:
 - Building 1: Up to 8,484 SF
 - Building 2: Up to 8,706 SF

DEMOGRAPHICS

POPULATION	3 MILE	5 MILE	7 MILE
2029 Projection	82,462	228,366	367,173
2024 Estimate	85,538	235,508	377,109
INCOME	3 MILE	5 MILE	7 MILE
2024 Average	\$98,441	\$92,105	\$95,520
2024 Median	\$74,679	\$61,921	\$61,780
DAYTIME POPULATION	3 MILE	5 MILE	7 MILE
2024 Employees	29,008	75,750	188,074

LEASING INFORMATION

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BELLE OAKS MARKETPLACE



LIFESTYLE AT BELLE OAKS
MARKETPLACE



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BELLE OAKS MARKETPLACE

PHASE 1

Phase 1 is under construction and will consist of 470 luxury residential apartments, consisting of seven separate three and four-story buildings with 17,000 SF of retail and restaurants.

PHASE 2

Phase 2 will consist of 330 luxury residential apartments, consisting of six separate three and four-story buildings with 47,000 SF of retail and restaurants on approximately 16 AC. Construction is planned for March 2027.

KEY

	LEASED		NEGOTIATING
	AVAILABLE		NOT PART

UNIT	TENANT	SIZE (ACRES)
1	Available	Up to 8,484 SF
2	Available	Up to 8,706 SF
15	Available	0.97
16	Available	1.02
17	Available	1.07
18	Available	1.49
21	Available	0.97
22	Available	1.13
23	Available	1.02

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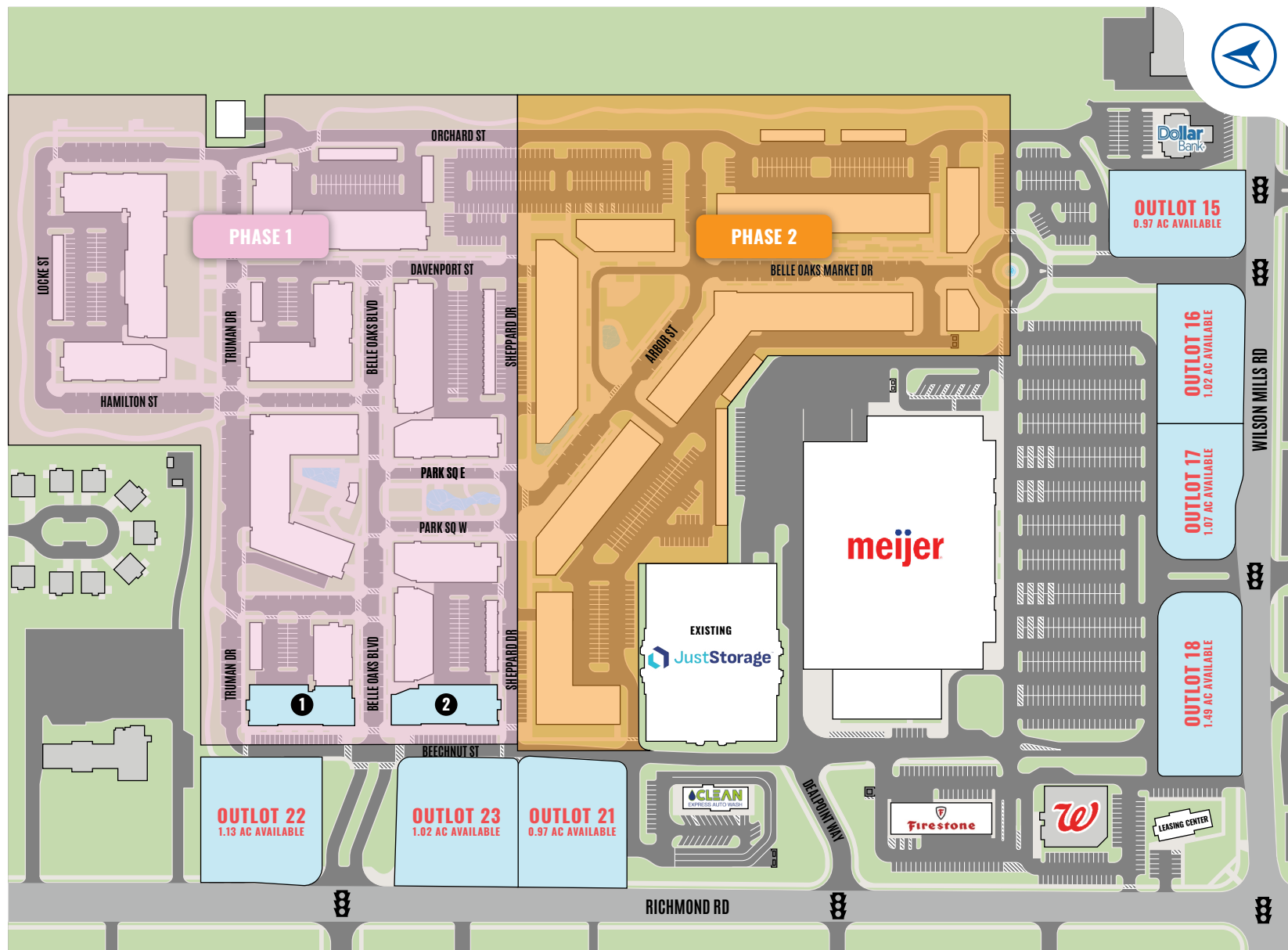
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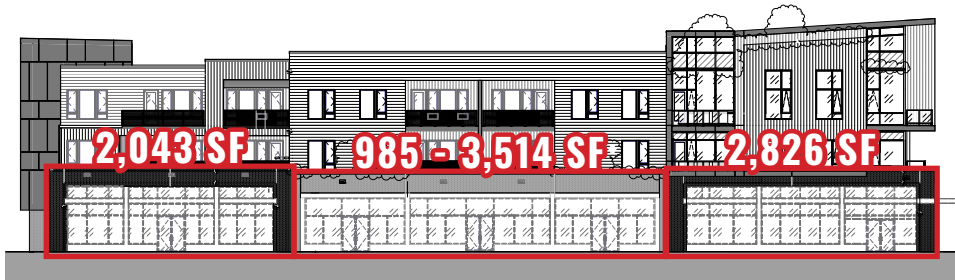
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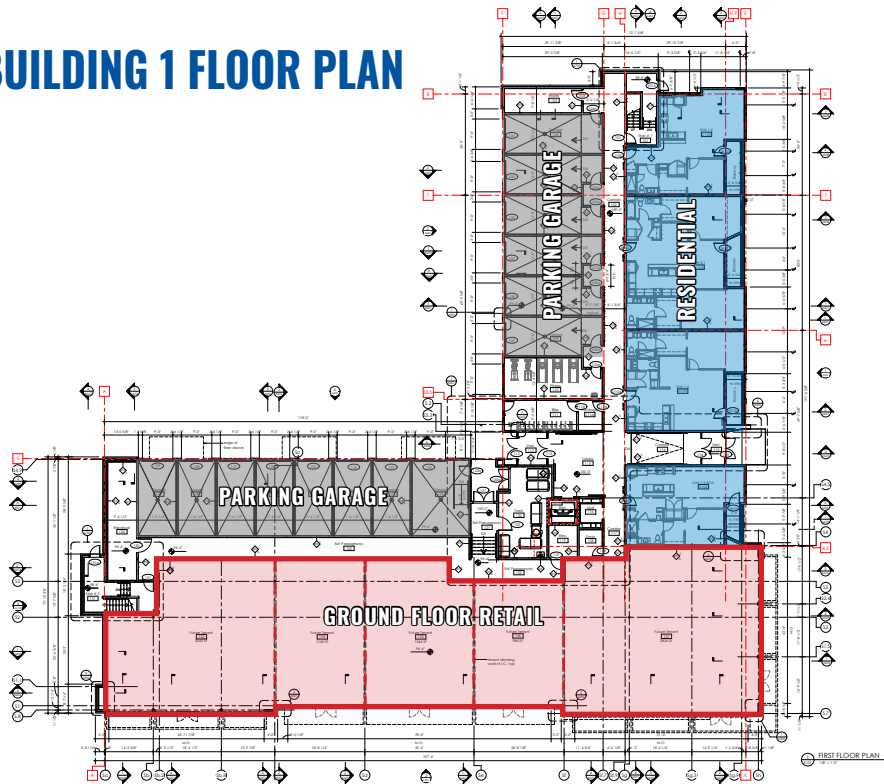
BUILDING 1 ELEVATION



BUILDING 2 ELEVATION



BUILDING 1 FLOOR PLAN



BUILDING 2 FLOOR PLAN

