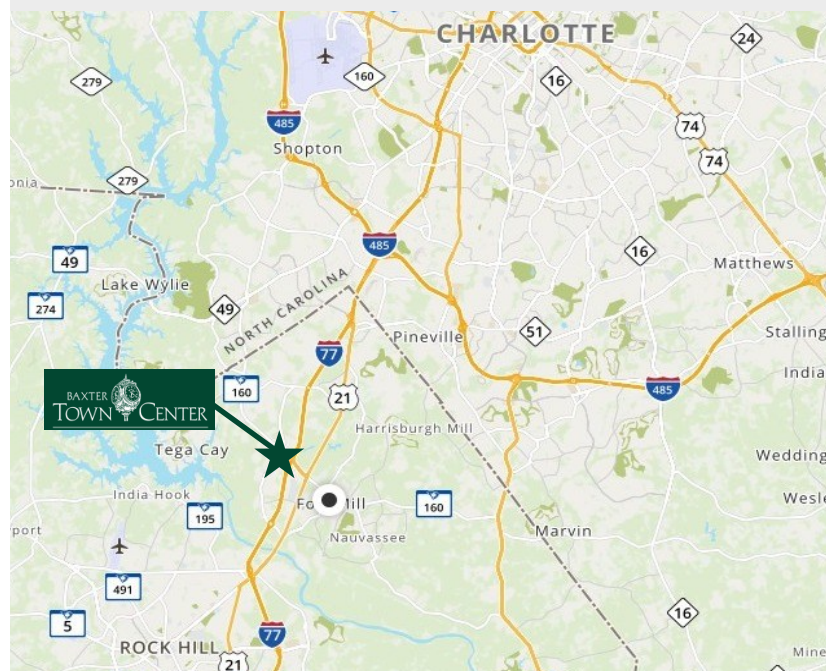




MarketPlace Building 936 Market Street, Suite 301 Fort Mill, South Carolina

- Part of large 1,033 acre pedestrian village market with approximately 1,400 homes, restaurants, shops and offices, as well as YMCA, elementary school, library, urgent care center and many other amenities
- Office space available for lease on **third floor (5,367 sq. ft.)** of three-story, 27,000 SF mixed-use building
- McAllister's on first floor, plus plenty of restaurants & shops within walking distance
- On-street parking, plus ample parking directly behind building
- Easy access from I-77, right off Exit 85; only 16 miles south of Uptown Charlotte

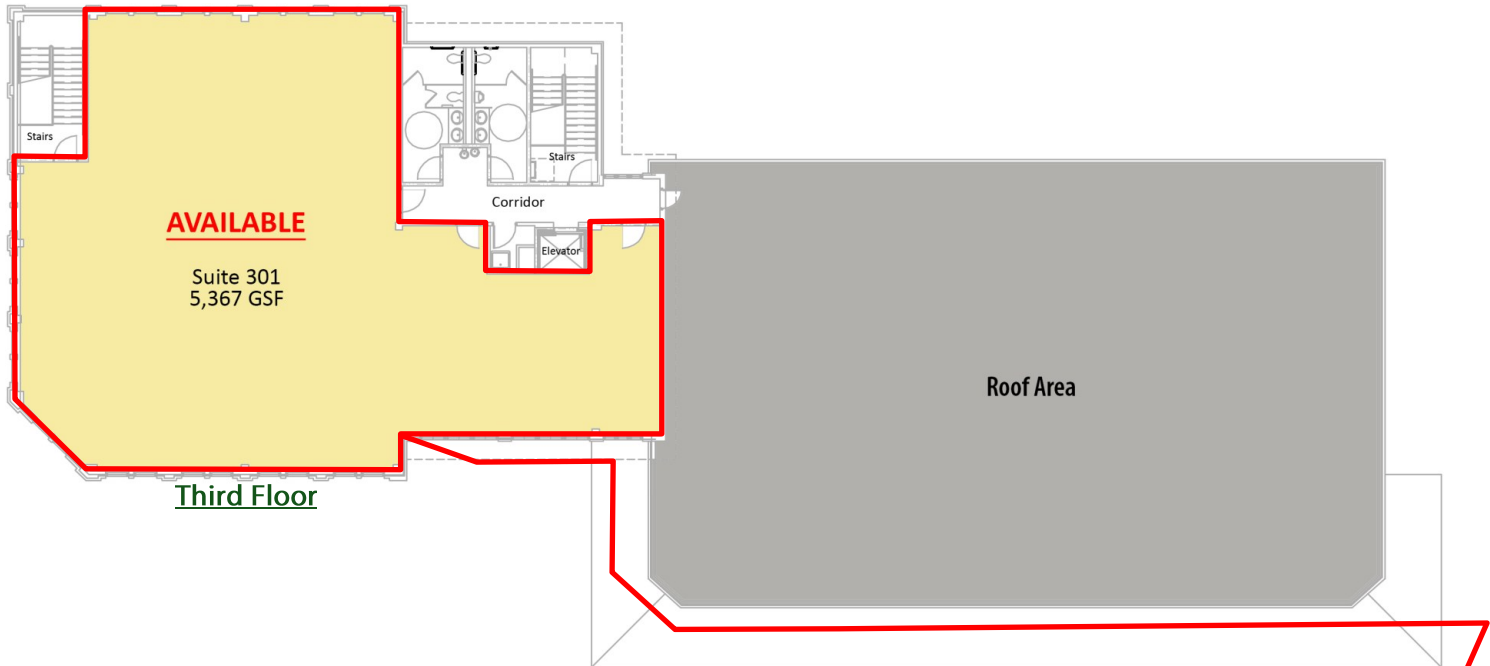
Demographics	1 Mile	3 Mile	5 Mile
Population	5,332	47,085	132,329
Average HH Income	\$154,766	147,927	\$146,141
Households	2,004	17,802	49,784
Business Establishments	386	1,453	2,925
Daytime Employment	5,091	15,823	32,311



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CLEAR SPRINGS
REALTY, LLC

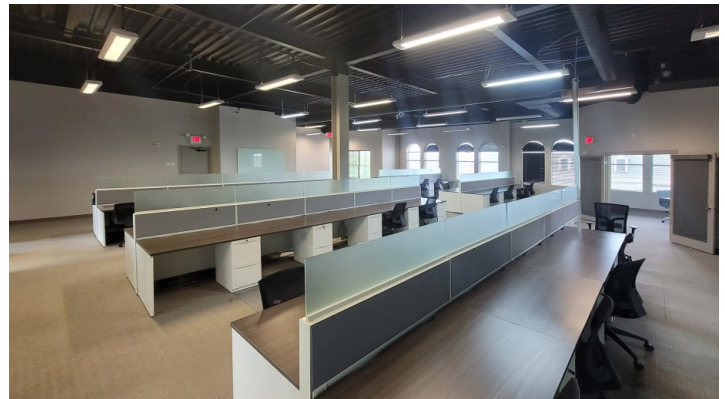
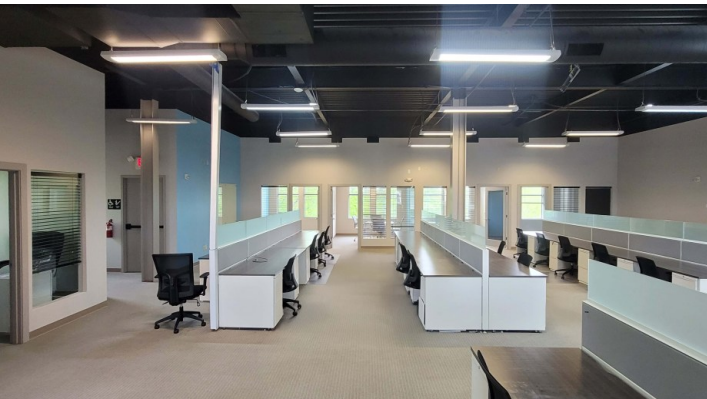
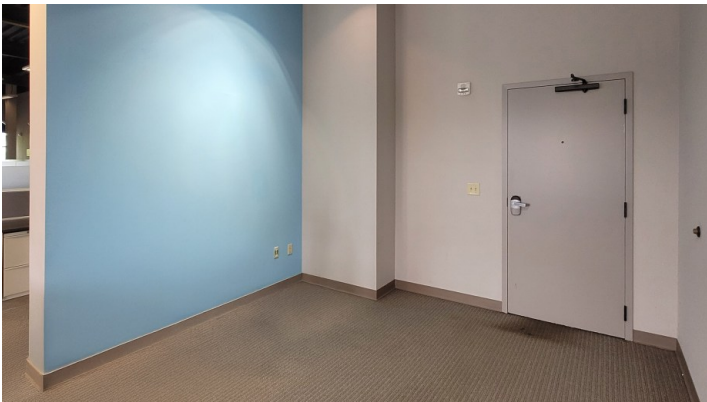


Other tenants in the building include:

- McAllister's Deli
- Page 6 Boutique
- Cupcrazed Cakery
- Baxter Nails & Spa
- Hydrate Medical
- Mann Capital Mgmt
- Restoration Counseling Center
- ERA Live Moore Real Estate
- Independence Soccer Club
- omYOGA
- AAA Insurance
- Magnolia Springs Dentistry



MARKETPLACE BUILDING - SUITE 301 - 5,367 SQ. FT.



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