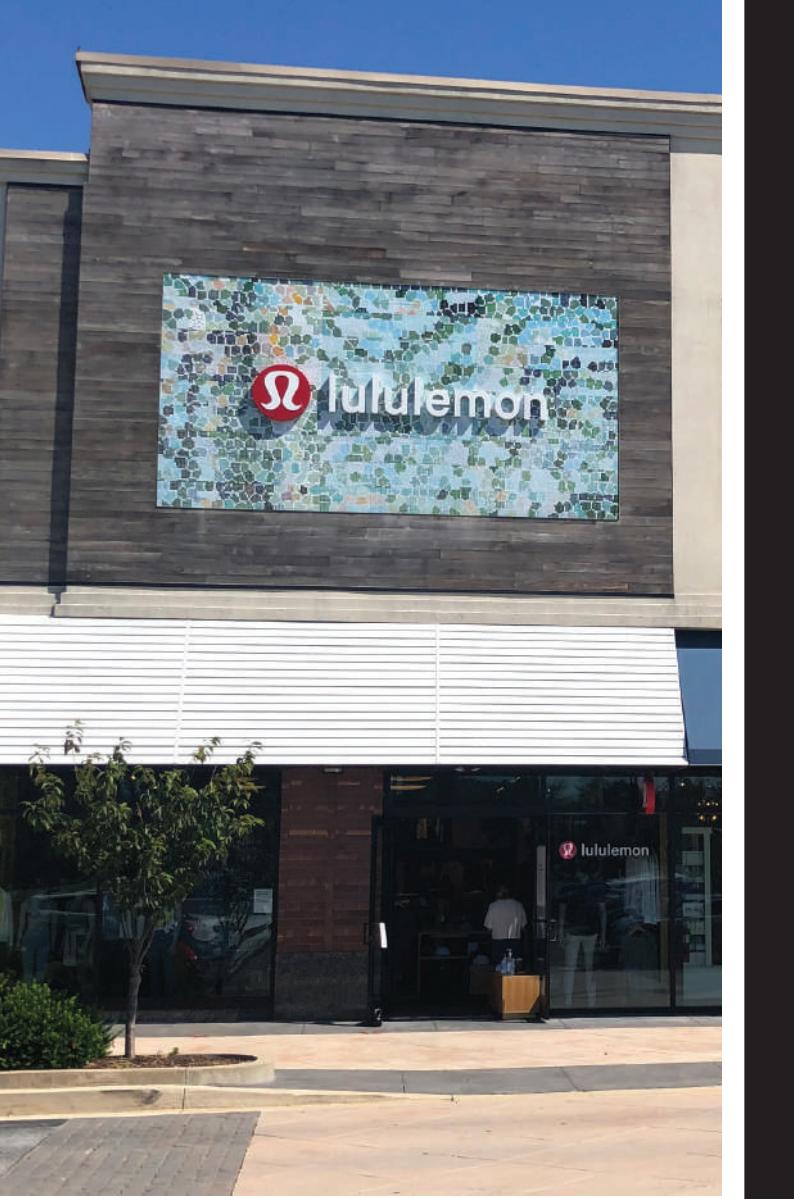


*The Shoppes at*  
**BRINTON LAKE**



GLEN MILLS, PENNSYLVANIA

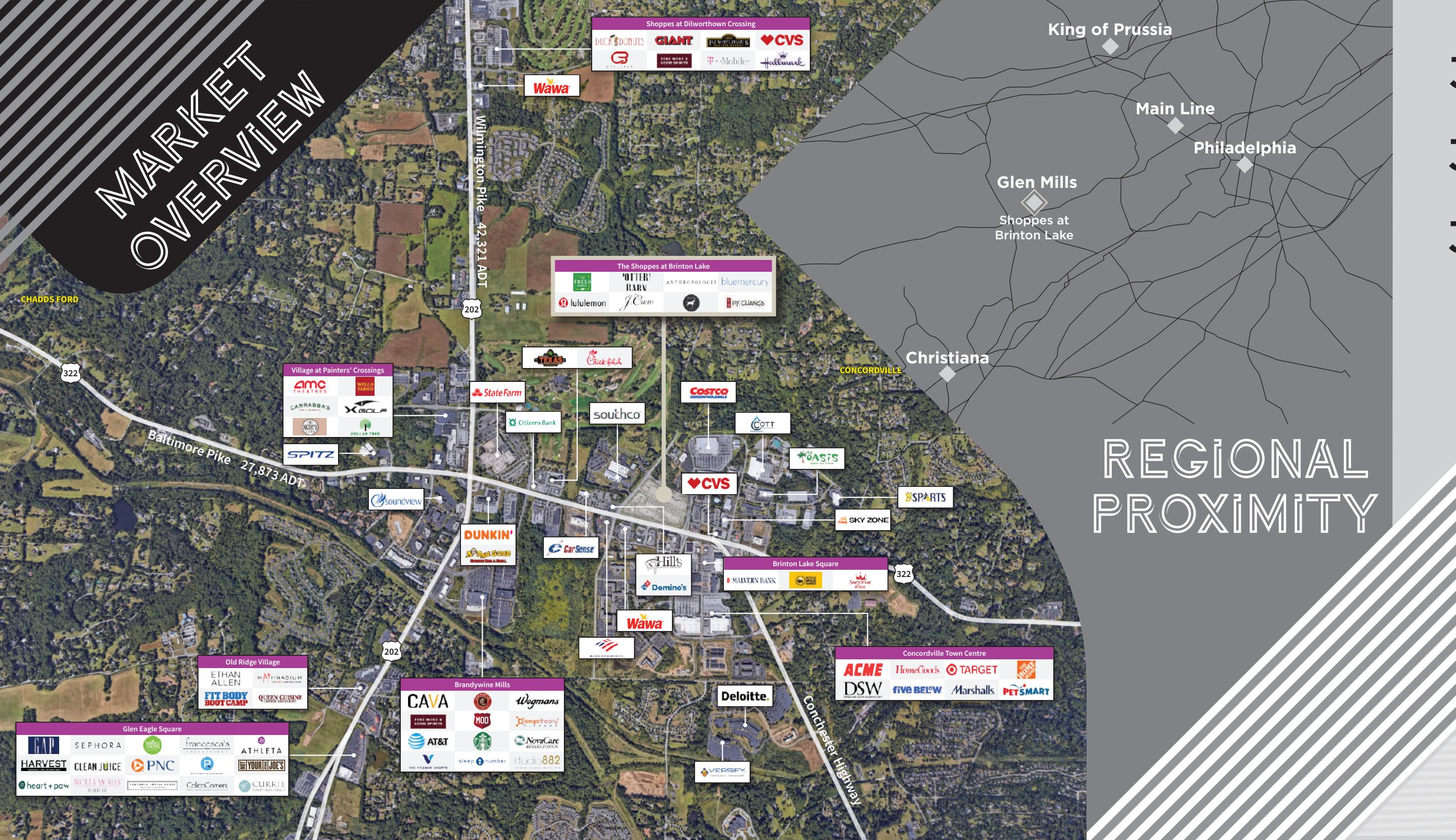




With over 190,000 SF of retail, The Shoppes at Brinton Lake is a long-standing premier open-air center within the Glen Mills/Concordville trade area, serving the nearby community for every day needs as well as the greater surrounding area for a delightful shopping experience with an array of offerings. Anchored by The Fresh Market, a gourmet grocery store, and complimented by relevant retailers such as Anthropologie, Bluemercury and Lululemon and dining options like the beloved White Dog Café – the center is highly sought-after. The project is situated within a master planned development including Brinton Lake Corporate Center with Medical and Office Buildings, Kindercare, and Staybridge Hotel & Suites.



# MARKET OVERVIEW



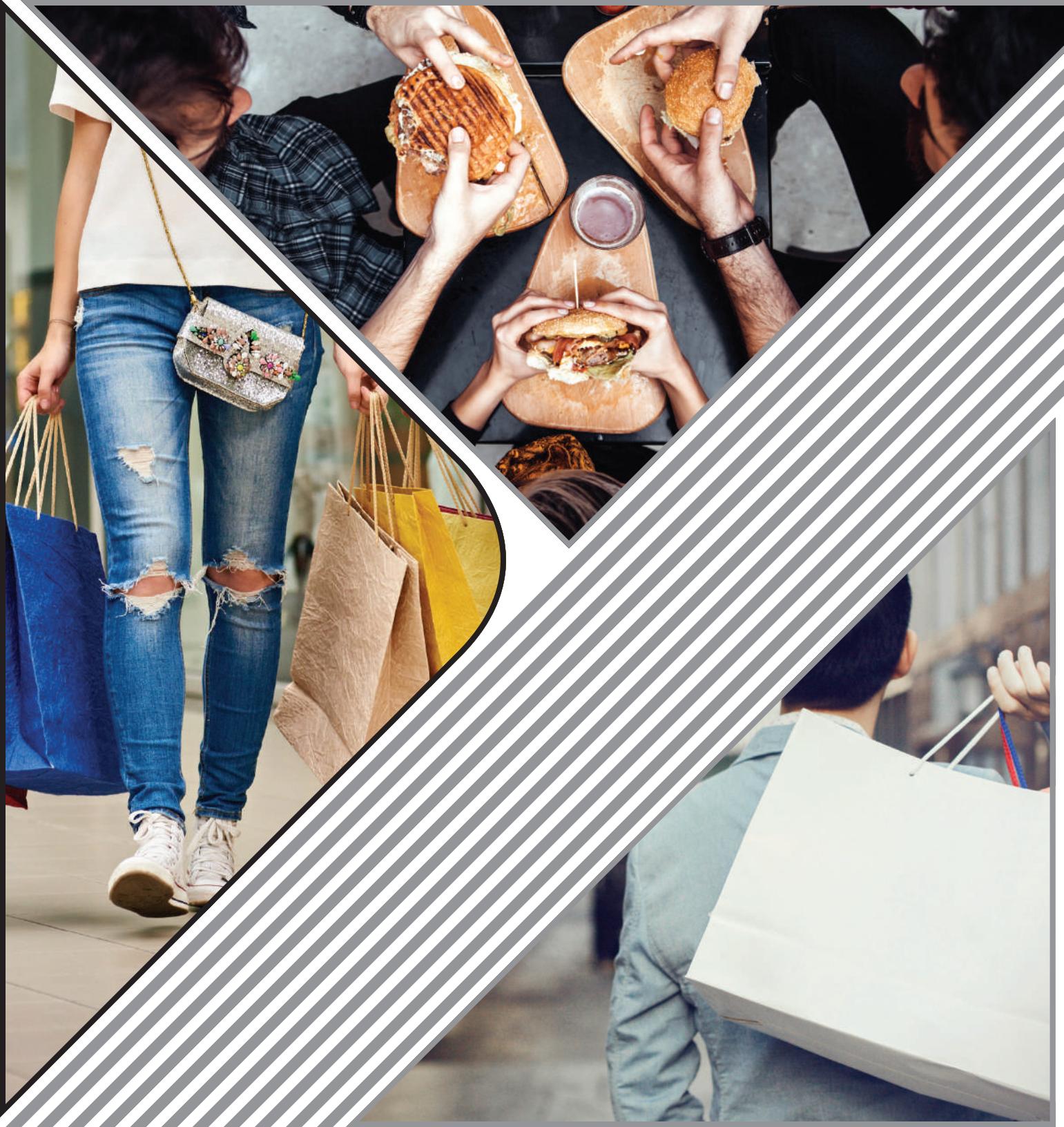
## REGIONAL PROXIMITY

32 Minutes to King of Prussia

38 Minutes to Philadelphia

30 Minutes to Christiana



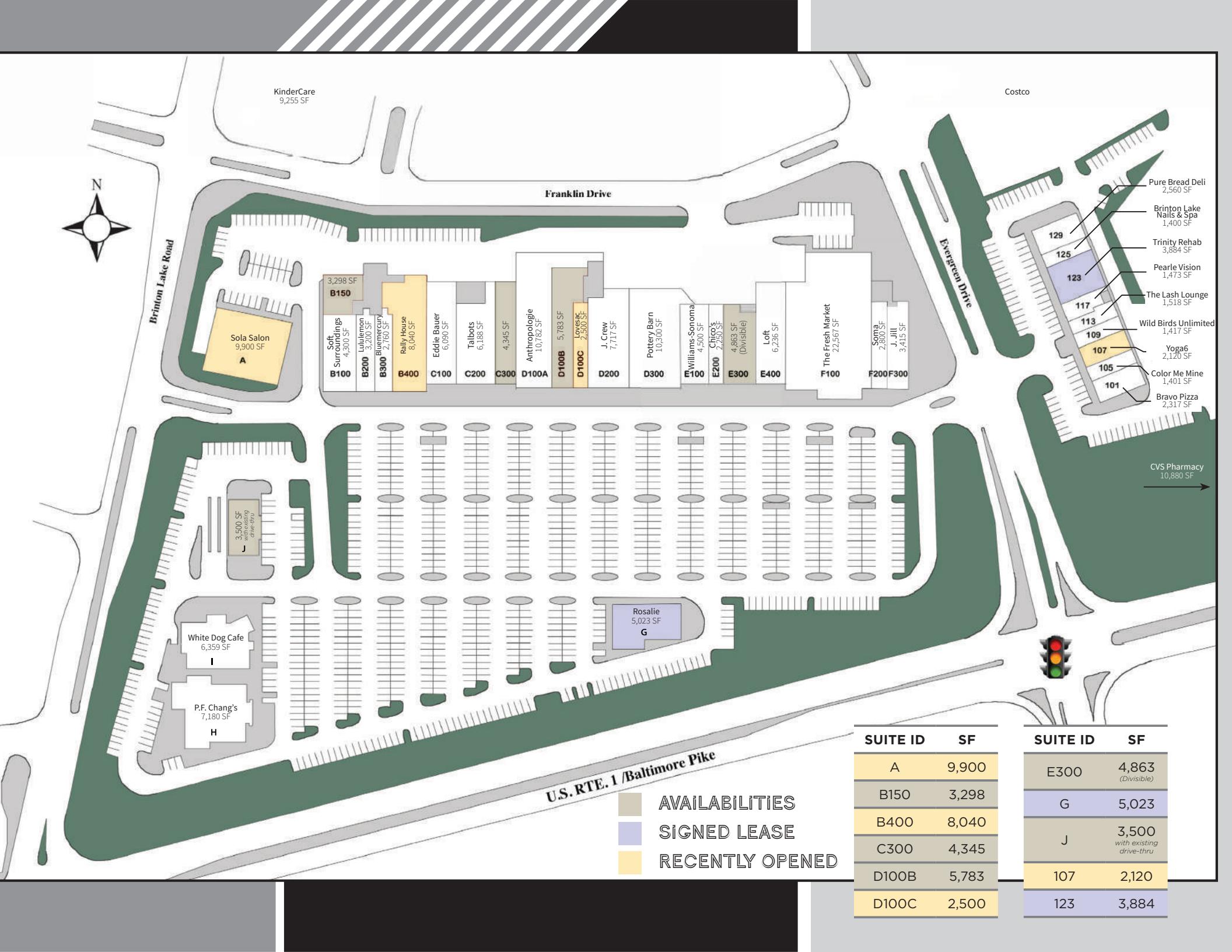


Radius	3 Miles	5 Miles	10 Miles
<b>Population</b>	29,618	87,838	484,630
<b>Households</b>	10,623	30,965	189,280
<b>Average HH Income</b>	\$172,051	\$160,505	\$117,947
<b>Median Age</b>	44	44.3	41.4
<b>Daytime Population</b>	32,017	90,445	507,362
<b>Education</b>	58.2%	56.4%	46.9%



Consumer Spending within a  
**20-minute** drive time:  
**\$460M** - Fashion & Apparel  
**\$800M+** - Dining  
**\$1.1B+** - Groceries  
**\$694M** - Entertainment & Recreation





*The Shoppes at*  
**BRINTON LAKE**



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