

THE MAYFAIR COLLECTION

WAUWATOSA, WISCONSIN



**JOIN THESE
GREAT RETAILERS
AND BUSINESSES**



Plus: Over 1,000 Proposed
Luxury Apartments!

A DEVELOPMENT BY



100 South Wacker Drive, Suite 950 | Chicago, Illinois 60606
www.citadel-advisors.com



THE MAYFAIR COLLECTION

WAUWATOSA, WISCONSIN

**Proposed Future Residential Development
Up to 1,000 luxury apartment units**

tj-maxx DSW carhartt OLD NAVY OSHKOSH carter's TOBRID insurance NORDSTROM rack DICK'S SPORTING GOODS 24,891 SF LITA JCREW M

HomeGoods
PETSMART
16,795 SF Junior Anchor

Synergy at The Mayfair Collection
269 luxury apartments
Serendipity Labs
Coworking Lab

Synergy at The Mayfair Collection
269 luxury apartments
DEMATIC
Regional HQ

HOMWOOD SUITES
Hilton
CRAFTY CRAB
Restaurant

WHOLE FOODS MARKET

GOOD CITY
REPAIRS

Golden Nest
BOUTIQUE & GALLERY

Restaurant

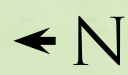
CRAFTY CRAB

JCREW

sleep number



Burleigh Street



Highway 45 141,000 VPD

**PHASE V
PROPOSED
CORPORATE OFFICE**

**PHASE II - COMPLETE
146-ROOM HOTEL**

**SYNERGY
APARTMENTS
269 UNITS
NOW OPEN!**

**PHASE IV
PROPOSED
220-UNIT
SENIOR TOWER**

**PHASE II - COMPLETE
WHOLE FOODS**

**PHASE I - COMPLETE
FASHION RETAIL**

**AVAILABLE
24,891 SF**

tj-maxx

**DSW
DESIGNER SHOE WAREHOUSE**

OLD NAVY

**NORDSTROM
rack**

**DICK'S
SPORTING GOODS**

ULTA

**J.CREW
FACTORY**

**corner
bakery**

WALSH

**HOMESWOOD
SUITES
Hilton**

CRAFTY GRAB

**Golden Nest
pancakes & cafe**

**GOOD CITY
BREWING CO**

HomeGoods

PETSMART

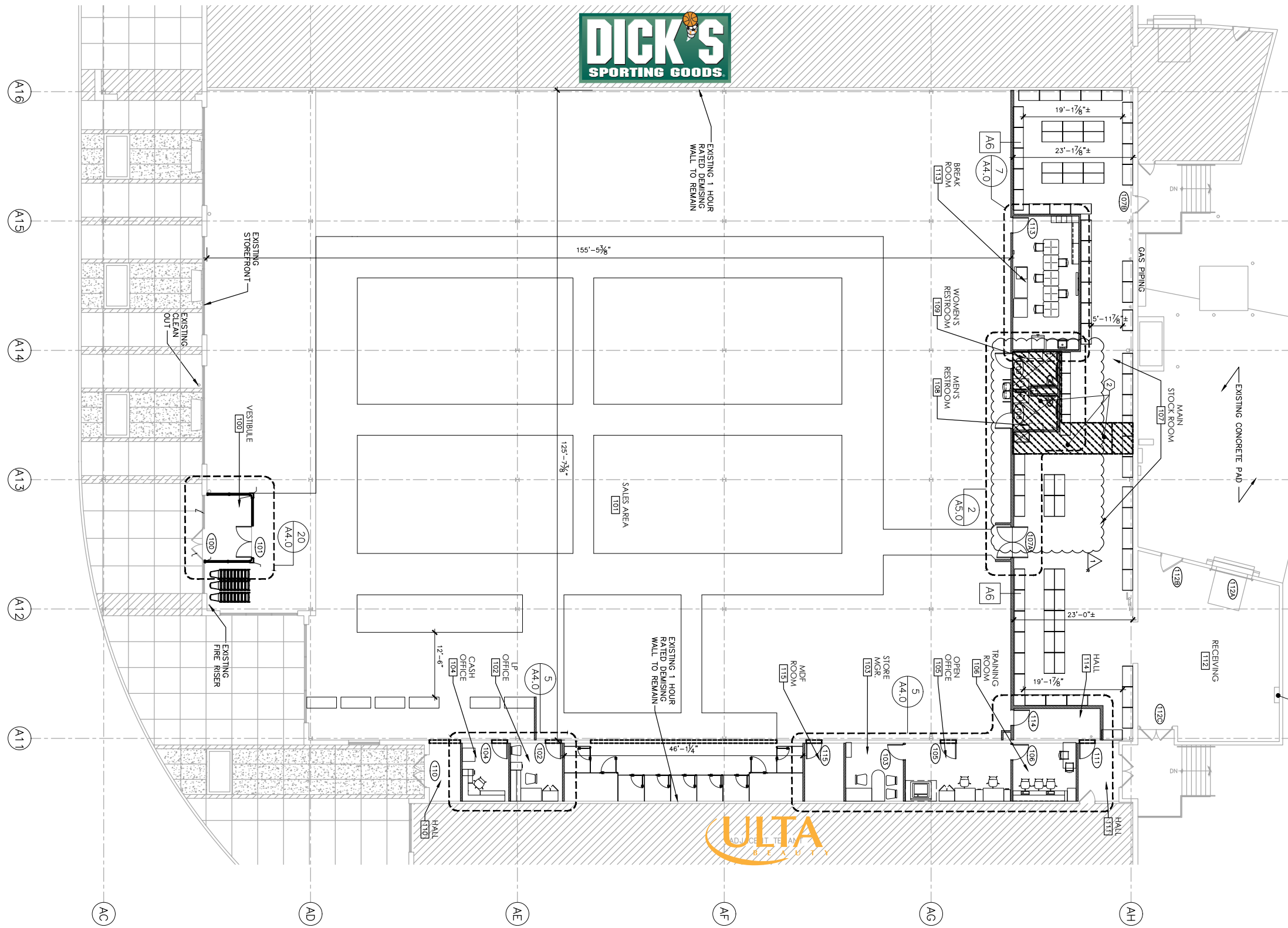
**WHOLE
FOODS
MARKET**

at&t

sleep + number

verizon

**PAUL MITCHELL
the school**



THE MAYFAIR COLLECTION

WAUWATOSA, WISCONSIN

Regional Location

MAYFAIR MALL TRADE AREA

Located at US Highway 45 and Burleigh Street, The Mayfair Collection is at the center of a thriving and productive retail corridor that features premier national retailers and restaurants. With a tenant line-up including Nordstrom Rack, DSW, Ulta, and Dick's Sporting Goods, The Mayfair Collection has instantly become a central shopping destination for the Milwaukee area.

The following Mayfair area retailers are shown on the map to the right:

- | | |
|--------------------|----------------------------|
| 1. REI | 8. Barnes & Noble |
| 2. Home Depot | 9. Best Buy |
| 3. Target | 10. Crate + Barrel |
| 4. Lowe's | 11. The Cheesecake Factory |
| 5. Meijer | 12. Kohl's |
| 6. Macy's | 13. Apple Store |
| 7. Container Store | 14. Nordstrom |

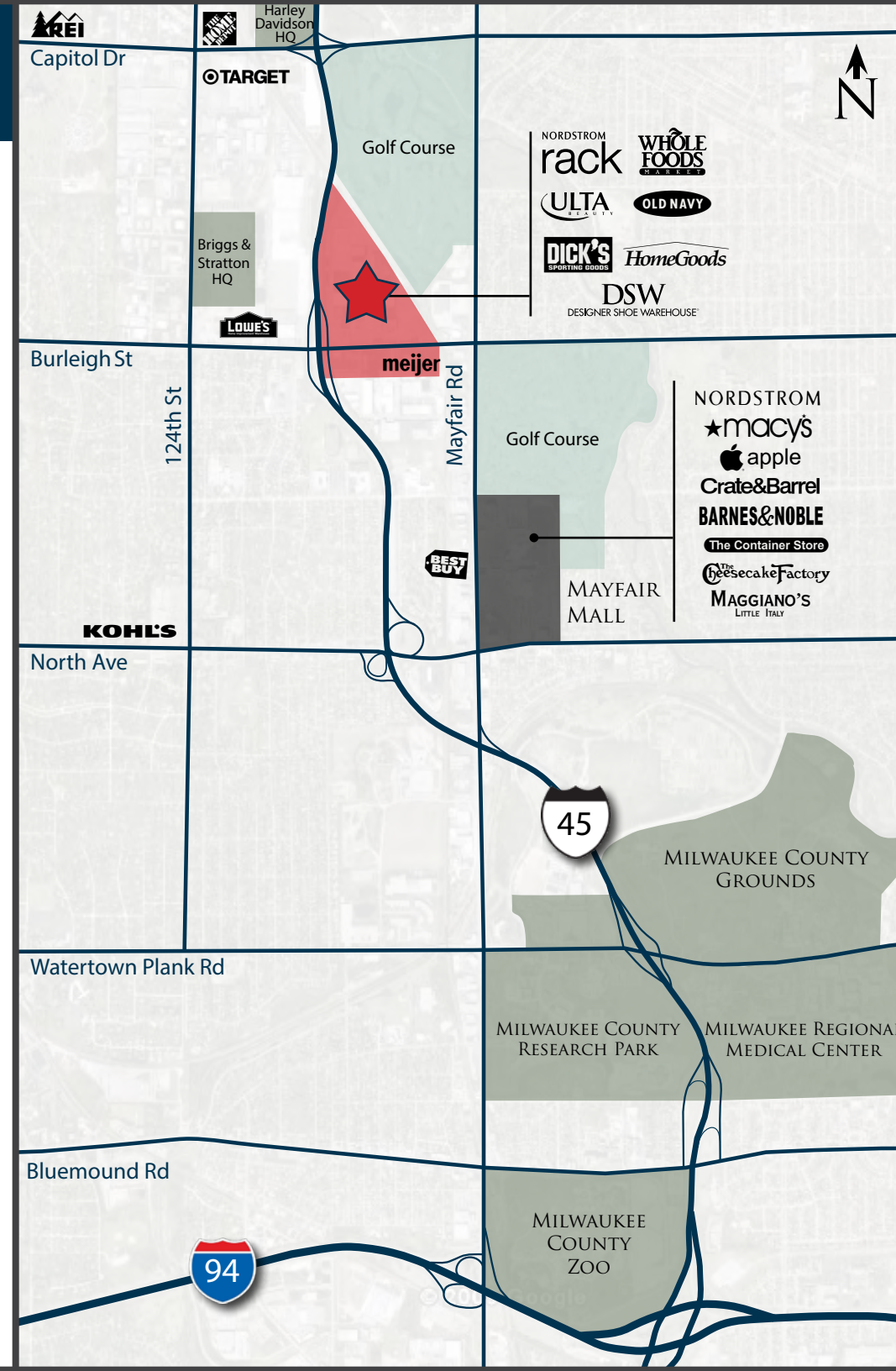
MILWAUKEE COUNTY RESEARCH PARK

- 175 acres of county property
- Home to over 115 businesses including 70 high-tech companies
- Major tenants include United Healthcare, Alterra, and GE Healthcare

MILWAUKEE REGIONAL MEDICAL CNTR

The Milwaukee Regional Medical Center (MRMC) is a consortium of 6 health care institutions providing a full range of health care services to the residents of Wisconsin. The health care consortium includes the following providers:

- | | |
|---|---|
| • Children's Hospital | • Curative Care Network |
| • Froedtert Hospital | • Milwaukee County Behavioral Health Division |
| • Medical College of Wisconsin | |
| • BloodCenter of Wisconsin's Blood Research Institute | |



THE MAYFAIR COLLECTION

WAUWATOSA, WISCONSIN

Over 4 Million Annual Visits

EXPERIENCE UNPARALLELED REGIONAL CUSTOMER TRAFFIC

Because of its central location and convenient access to the regional interstate system, The Mayfair Collection is uniquely positioned to serve customers throughout all of metro Milwaukee.

#1 overall



Retail Traffic in Milwaukee (non-mall)

1.15 million



Estd. Unique Customers in 2019

350,000



Average Customer Visits per Month

91 minutes



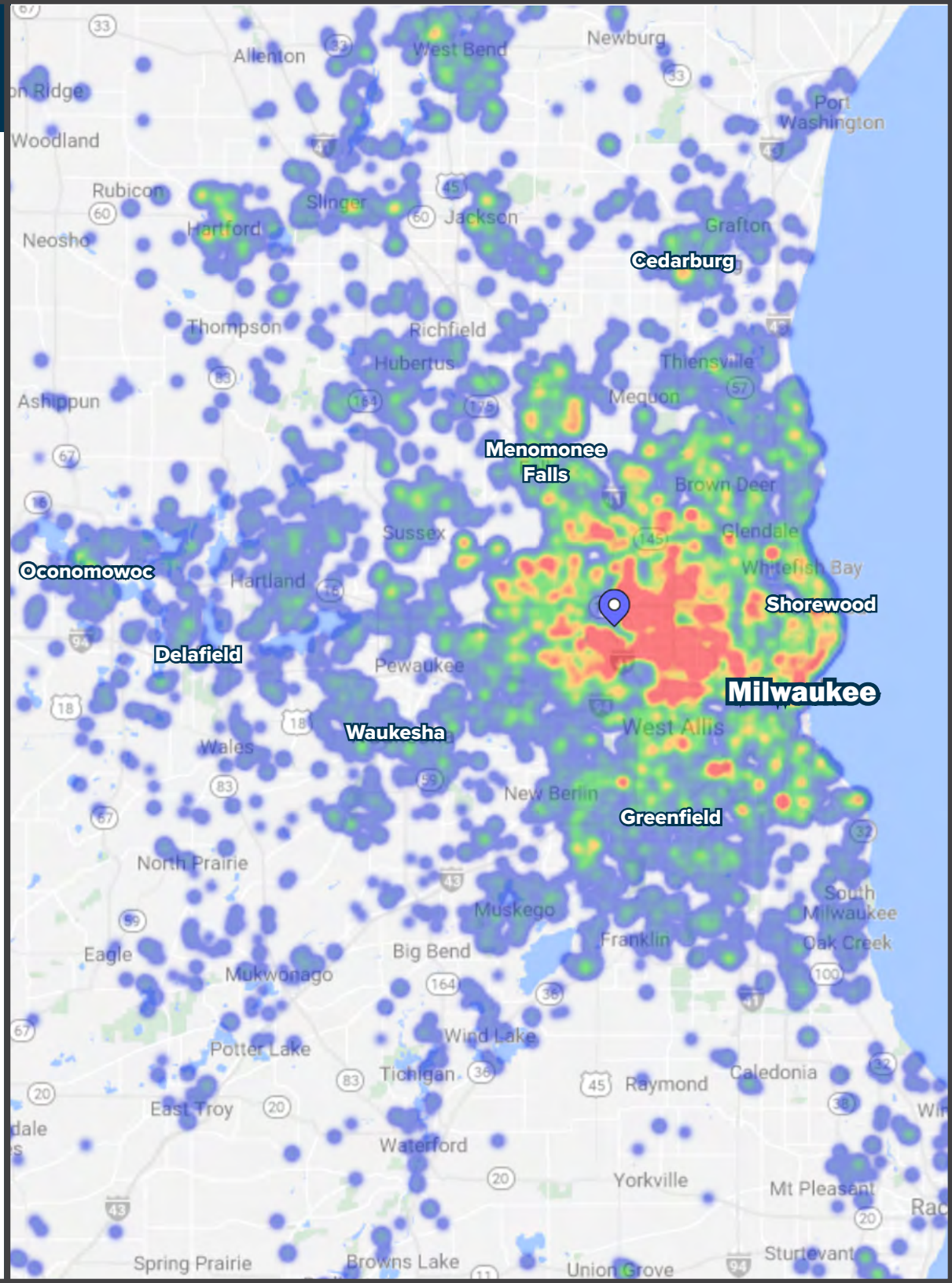
Average Length of Stay

\$75,000+



Average Household Income

Source: Placer.ai (January - December 2019)



THE MAYFAIR COLLECTION

WAUWATOSA, WISCONSIN

RETAIL LEASING



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Above information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing may be withdrawn without notice.