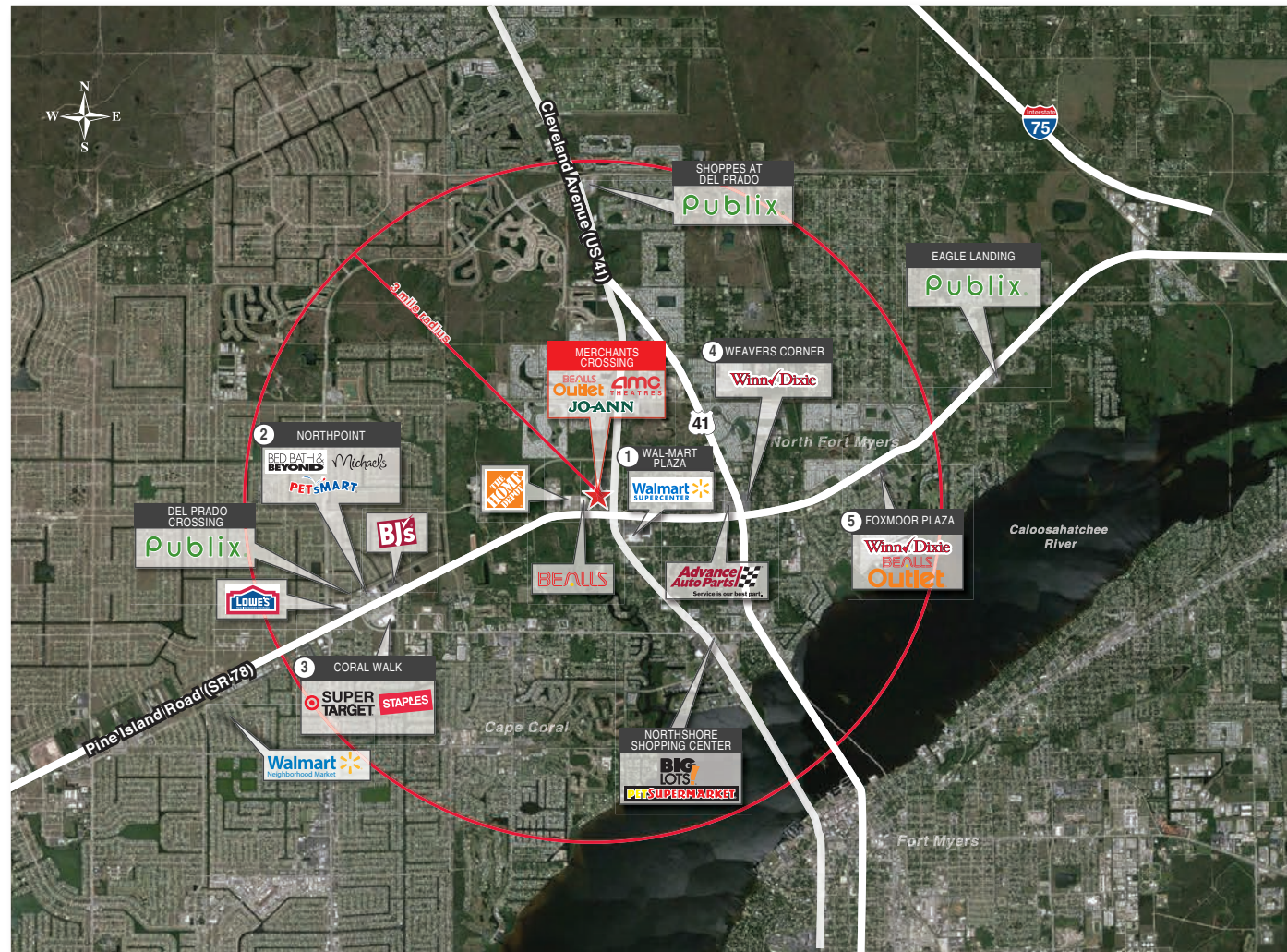


Merchants Crossing North Ft. Myers, Florida 33903



Demographics	3 mile	5 mile	7 mile	10 mile
Population				
2020 (projection)	45,238	126,675	214,548	355,336
2015 (estimate)	42,250	117,526	199,066	329,810
2010 (census)	39,915	109,218	185,759	308,107
Number of HH				
2020 (projection)	20,479	52,227	86,784	146,253
2015 (estimate)	19,748	50,012	83,108	140,020
2010 (census)	18,270	45,650	76,045	128,150
Average HH Income				
2020 (projection)	\$48,908	\$50,975	\$53,843	\$60,224
2015 (estimate)	\$46,100	\$48,112	\$50,822	\$56,865
2010 (census)	\$43,389	\$46,785	\$51,001	\$55,954
Median Age				
2015 (estimate)	50.2	44.5	43.0	44.0



RD MANAGEMENT LLC

North Ft. Myers, FL Merchants Crossing



Location:

Merchants Crossing is located in Lee County at 15201 N. Cleveland Avenue (US Highway 41) & Pine Island Road (SR 78) in North Ft. Myers, FL 33903.

Type:

Regional Strip Center

GLA:

±323,061 square feet on 73.2 acres

Parking:

1,562 spaces

Anchors:

Beall's Outlet, AMC Theatres (16 Screens), JoAnn Fabrics and Dollar General

Vital Statistics:

- Prime intersection in North Ft. Myers – Cape Coral Trade Area
- Across from Walmart Super Center and adjacent to Beall's Department Store and Home Depot; New Publix down the street on N. Cleveland Avenue
- Former Sears Box of 107,806 sf presents outstanding opportunity for new retailers
- The population of Ft. Myers, FL is projected to increase by 82.5% by 2040 according to American City Business Journals



RD Management LLC
Bradley M. Schwartz
 212-265-6600 x298
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810 Seventh Avenue, 10th floor
 New York, NY 10019

RD Management LLC is ranked one of the Top 100 Retail Real Estate Owners in the U.S.

Information furnished is from sources deemed reliable, but is not guaranteed by RD Management and is subject to change in price, corrections, errors and omissions, prior sales or withdrawal without notice.

Merchants Crossing

N. Cleveland Avenue (US Highway 41) & Pine Island Road (SR 78)
North Ft. Myers, Florida 33903



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TENANT ROSTER			
Suite	Tenant	Dimensions	Space
105	Perceptions Salon		2,557 sf
110	Heavenly Pizza		1,500 sf
115	T-Mobile		1,500 sf
200	Bealls Outlet		33,000 sf
300	Available	(26.75' x 85')	2,274 sf
400	Jo-Ann Fabrics		16,000 sf
450	Available	(32.2' x 102.7')	3,310 sf
500	Dollar General		9,690 sf
601	Lee County Tax		7,720 sf
606	State Farm		1,215 sf
607	Edible Arrangements		1,215 sf
608	HuckelBerry's Yogurt		1,215 sf
609	Available	(24' x 50.7')	1,215 sf
610	Available	(24' x 50.7')	1,215 sf
611	Available	(24' x 50.7')	1,215 sf
612	Available	(24.7' x 50.7')	1,250 sf
800	AMC Theatres		54,805 sf
905	Available	(51' x 61') irr.	3,100 sf
925	Available	(15' x 55.5')	833 sf
930	Available	(15' x 55.5')	833 sf
935	Available	(34.5' x 55.5')	1,943 sf
945	Available	(15' x 55.5')	833 sf
950	Subway		1,110 sf
955	Available	(15' x 55.5')	833 sf
960	Available	(35' x 55.5')	1,943 sf
970	Nail Salon		833 sf
1001	Available	(34.4' x 49.35') irr.	1,513 sf
1010	Available	(216.7' x 178.5')	35,600 sf
1020	Available	(34.4' x 49.35') irr.	1,513 sf
1100	Agency on Aging		9,600 sf
1201	Available	(70' x 60')	4,200 sf
1210	Naples Vapor		900 sf
1305	Available	(56' x 80')	4,479 sf
1320	Available	(18.7' x 80')	1,493 sf
1400	Available	(35' x 80')	2,800 sf
1500	Sears (Dark)		107,806 sf
TOTAL			323,061 sf



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