



University Commons' outstanding location at Interstates 40/85 and University Drive is ideally situated in the growing Burlington, North Carolina market. The center enjoys easy access and excellent visibility and offers a mix of strong national tenants including Target, TJ Maxx, Best Buy, Ross Dress For Less and Michaels. It is situated across the street from Alamance Crossing, one of Burlington's premier open-air shopping, dining and entertainment destinations. Also nearby are Burlington Square Mall, Alamance Regional Medical Center, two international airports and many of the nation's finest colleges and universities are within a one-hour drive.

KEY TENANTS



*Owned by others

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SIZE

227,735 square feet

LOCATION

Burlington, North Carolina
Northwest quadrant of Interstate 40/85 and University Drive

TRAFFIC COUNTS

Interstate 40/85 - 91,000
University Drive - 29,000

KEY DEMOGRAPHICS

5-MILE RADIUS

POPULATION

Current Estimated Population	62,784
Projected Population (5 Years)	68,118
2010 Census Population	56,841

HOUSEHOLDS

Current Estimated Households	26,766
Projected Households (5 Years)	28,179
2010 Census Households	23,181

INCOME

Average Household Income	\$73,359
Household Income \$50,000+	54.7%

MEDIAN AGE

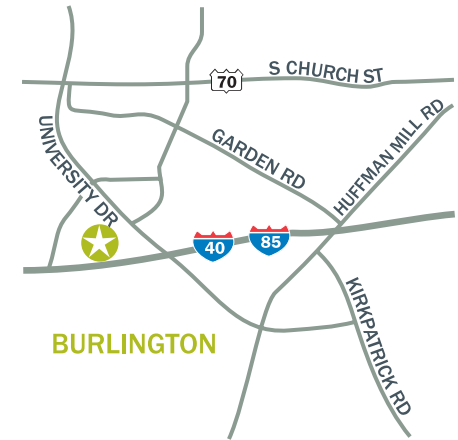
40 years

DAYTIME DEMOGRAPHICS

Number of Businesses	2,869
Number of Employees	35,623
Total Daytime Population	57,013

CONSUMER EXPENDITURES

Total Retail Expenditures	\$712.58 M
Per Household per Month	\$2,219



LEASING CONTACTS

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SPACE	TENANT	SIZE
300	Best Buy	30,046 s.f.
310	Bed, Bath & Beyond	22,684 s.f.
315	AVAILABLE	2,294 s.f.
320	Ulta Cosmetics	9,206 s.f.
330	PetSmart	20,100 s.f.
340	Ross Dress for Less	30,056 s.f.
350	Michaels	23,800 s.f.
360	TJMaxx	24,125 s.f.
1000	Lane Bryant	4,800 s.f.
1010	Massage Envy	4,000 s.f.
1020	AVAILABLE	3,200 s.f.
1040	Rack Room	6,000 s.f.
1050	AVAILABLE	6,026 s.f.
1060	Omega Sports	6,026 s.f.
1070	Lendmark Financial Services	2,100 s.f.
1080	Burlington Weight and Wellness	1,400 s.f.
1090	Little Italy	2,800 s.f.
1100	AVAILABLE	2,800 s.f.
1110	Peking House	1,980 s.f.
1120	GameStop	1,656 s.f.
1130	Modern Nails	1,450 s.f.
1140	Avail Vapor	1,450 s.f.
1150	Jimmy John's	1,326 s.f.
1155	Sun Tan City	2,444 s.f.
1160	Moe's Southwest Grill	2,610 s.f.
1170	Sport Clips	1,160 s.f.
1180	Serenity Waxing Studio	1,160 s.f.
1190	Harusaki	1,807 s.f.
1200	Sally Beauty	1,600 s.f.
	Target	123,680 s.f.

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SPACE	TENANT	SIZE
400	Chili's Bar & Grill	5,700 s.f.
410	T-Mobile	1,980 s.f.
500	Starbucks	1,649 s.f.
800	Mattress Warehouse	4,000 s.f.
	McDonald's	1.52 ac
	Chick-fil-A	1.26 ac



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Tenant names, building sizes and shopping center configuration are subject to change.



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