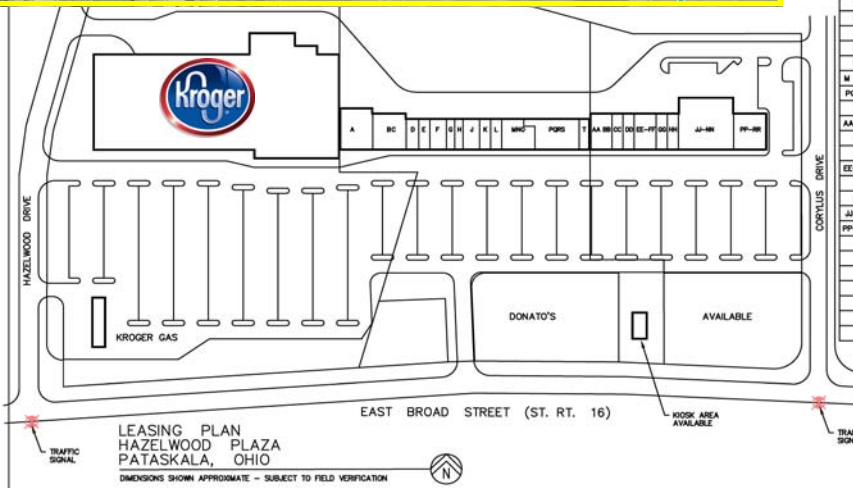


FOR LEASE

HAZELWOOD PLAZA

EAST BROAD STREET (RT 16) - PATASKALA, OHIO

Hazelwood Plaza is located on State Route 16 just fifteen minutes east of Columbus, Ohio. This center has excellent visibility and signalized access to East Broad Street (Route 16) and experiences high traffic volume from Kroger, its anchor tenant. Kroger expanded by almost 50% in size to 85,000 square feet in 2007 to meet the demand of this rapidly growing market. In fact the population in the market over the last ten years has grown by an average of 30% with no signs of stopping. The average household incomes are equally impressive at nearly \$67,000.00 within 5 miles. The center boasts a combination of national, regional, and local tenants that successfully serve this growing well educated customer base. Hazelwood Plaza is clearly the dominant retail center for Pataskala and the surrounding markets.



SUITE	DM	SF	TENANT
A	59.5 X 80	4780	AVAILABLE
B C	60 X 70	4200	MOVIE GALLERY
D	22.5 X 60	1350	GREAT CLIPS
E	20 X 60	1200	PHONE DEPOT
F	30 X 60	1800	SUPER WOK
G	15 X 60	900	MODERN NAILS
H	15 X 60	900	SAVE ON SMOKES
J	30 X 60	1800	MASSEY'S PIZZA
K	20 X 60	1200	TROPICAL TANZ
L	20 X 60	1200	EDWARD JONES
M N O	52 X 60	3120	AVAILABLE
PQRS	68 X 60	5100	VP BAR & GRILL
T	20 X 60	1200	HAB BLOCK
AA BB	40 X 70	2800	ALL WAY PARTY
CC	20 X 70	1400	WAT'S FROZEN CUSTARD
DD	20 X 70	1400	AVAILABLE
EE-FF	40 X 70	2800	SCRAPPERS GALLERY
GG	20 X 70	1400	PAPA MURPHY'S
HH	20 X 70	1400	AVAILABLE
II-NH	100 X 100	10,000	AVAILABLE
PP-RR	60 X 70	4200	DAVITA RENAL LIFE LINK

03/19/10

LEASED BY
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	3-Mile Radius	5-Mile Radius	10-Mile Radius
Population:			
2008 Projected Population	11,405	32,153	202,527
2013 Estimated Population	12,663	36,137	221,250
2000 Census Population	8,948	23,899	161,419
Households:			
2008 Projected Households	4,233	11,753	76,604
2013 Estimated Households	4,696	13,212	82,989
2000 Census Households	3,323	8,718	61,704
Income:			
2008 Ave. HH Inc. (est)	\$67,678	\$72,910	\$77,239
2008 Med. HH Inc. (est)	\$65,896	\$73,561	\$76,614

The information contained herein was obtained from sources. Capitol Real Estate Advisors, Inc. has not made an independent investigation of such information and makes no representations or warranties as to the accuracy of completeness thereof. The information is submitted subject to errors, omission, change of price, rental or other conditions prior to sale, lease or financing, and is subject to withdrawal without notice.