

Chambersburg

1095 Lincoln Way East
Chambersburg, PA 17201



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GROSS LEASABLE AREA
102,439 sf

PARKING
688

PARKING RATIO
6.7/1,000

Demographics	3 miles			5 miles			10 miles					
	Population	Households	Avg HH Income	Med HH Income	Population	Households	Avg HH Income	Med HH Income	Population	Households	Avg HH Income	Med HH Income
Population	31,395				48,726				87,788			
Households	13,183				20,279				35,620			
Avg HH Income	\$61,991				\$66,180				\$67,631			
Med HH Income	\$47,468				\$51,169				\$55,611			



Details

- Located at Route 30 and Willowbrook.
- Expansion available for additional development.
- Traffic signalized entrance into the shopping center.

Chambersburg

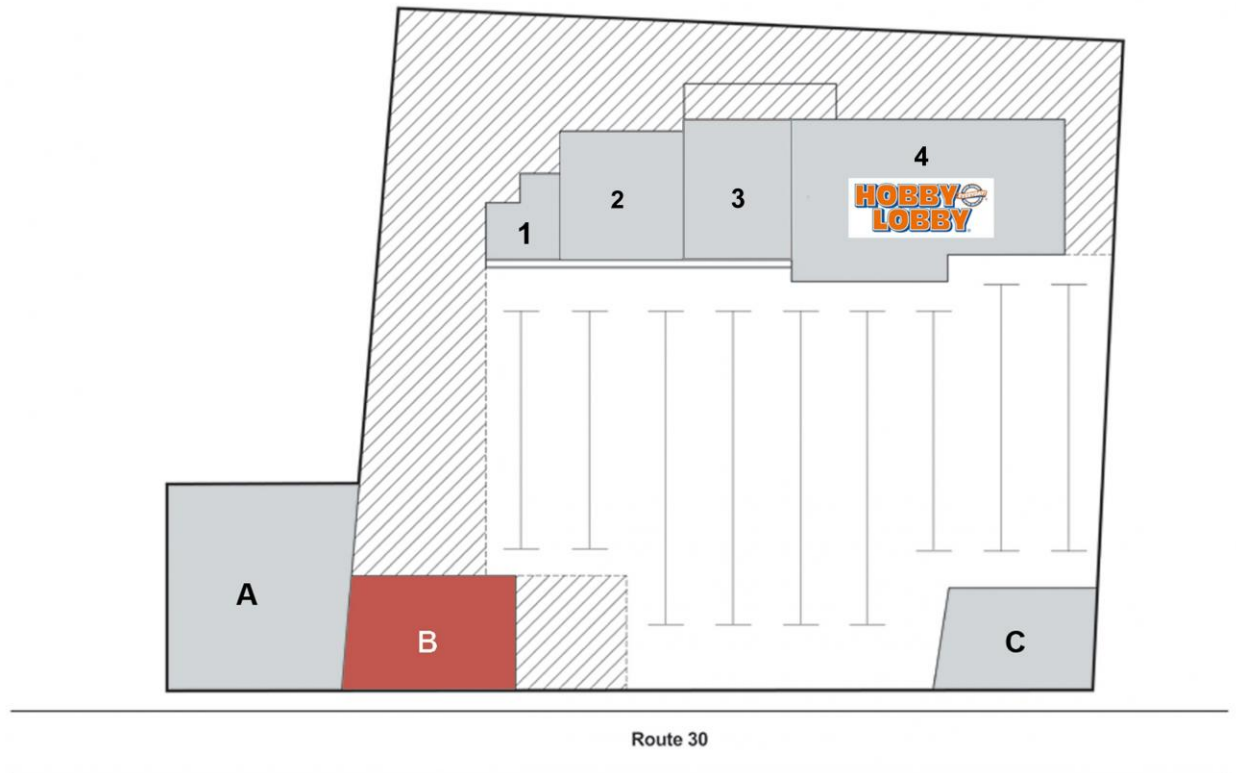
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Space Available

B Pad B

Current Tenants

- | | |
|------------------------|-------------------|
| 1 Rice Bowl Restaurant | 4 Hobby Lobby |
| 2 Just Cabinets | A Arby's |
| 3 Planet Fitness | C Little Caesar's |



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Trade Area



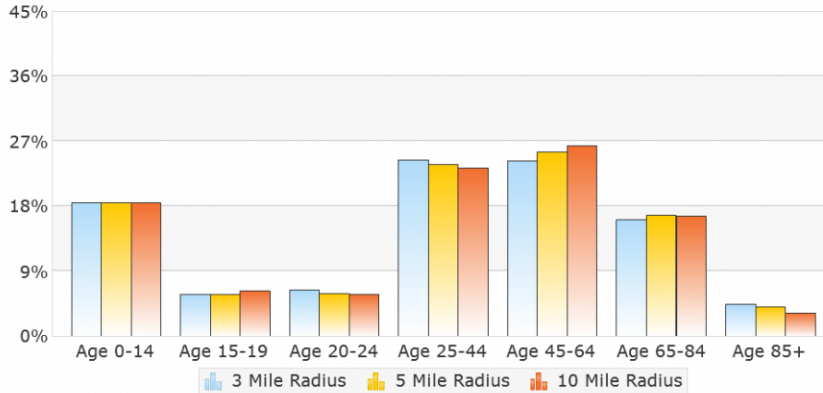
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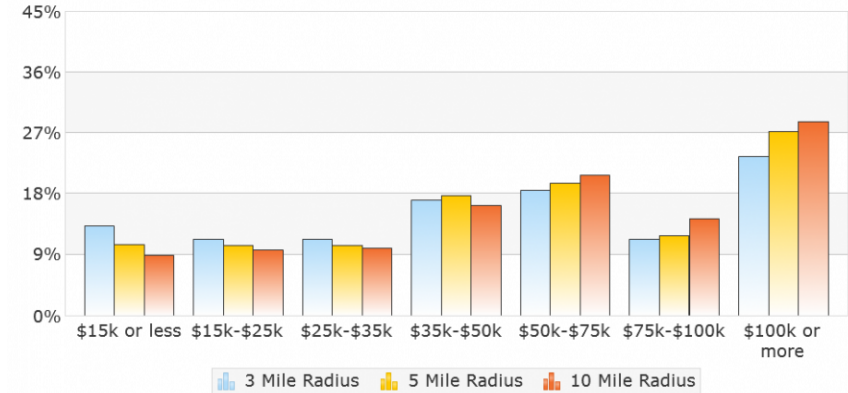
Demographic Summary Report

TOTAL POPULATION (2016)

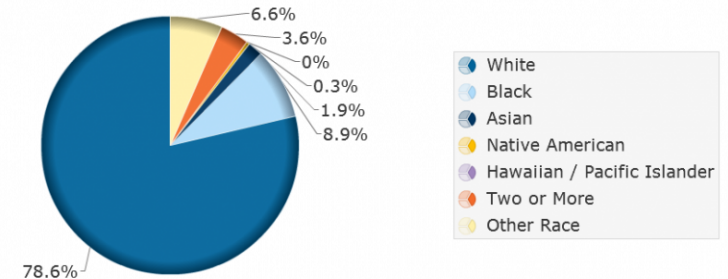


POPULATION	3 MILES	5 MILES	10 MILES
2000 Census	26,352	40,005	73,622
2010 Census	30,240	47,283	86,012
2016 Projection	31,395	48,726	87,788
2021 Projection	31,841	49,260	88,572
Growth 2000-2010	14.80%	18.20%	16.80%
INCOME	3 MILES	5 MILES	10 MILES
Average Household Income	\$61,991	\$66,180	\$67,631
Median Household Income	\$47,468	\$51,169	\$55,611
HOUSEHOLDS	3 MILES	5 MILES	10 MILES
2016 Projection	13,183	20,279	35,620
2021 Projection	13,804	21,164	37,103
HOUSEHOLDS BY TENURE (2016)	3 MILES	5 MILES	10 MILES
Owner Occupied	7,527	13,247	25,828
Renter Occupied	5,656	7,032	9,792
Vacant	529	785	1,582
Total	13,712	21,064	37,202

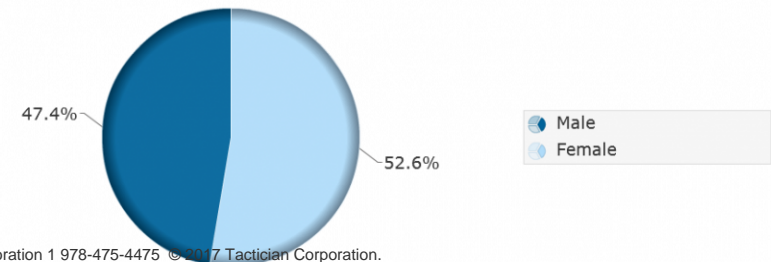
HOUSEHOLDS BY INCOME (2016)



3-MILE POPULATION BY ETHNICITY



3-MILE BREAKDOWN BY GENDER



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1095 Lincoln Way East
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Chambersburg,
National Realty
& Development
Corp.



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About NRDC

Founded more than 50 years ago, NRDC has built a reputation as one of the leading privately-held commercial real estate ownership and development firms in the United States.

Headquartered in Purchase, New York, our team of highly-experienced professionals has a thorough commitment to excellence and a passion for real estate. We possess a sophisticated understanding of the ever-changing landscape of the real estate industry, enabling us to cultivate strong relationships and consistently develop successful projects.

Our Successful Portfolio

NRDC's portfolio is comprised of 78 projects in 14 states, consisting of retail power centers, grocery-anchored community shopping centers, and corporate/industrial business parks. Our retail centers are among the most successful in their respective trade areas. We understand the vital importance of establishing and maintaining the right merchandising mix needed to maximize sales for our tenants and thus ensure the long-term viability of our retail portfolio.

The Principals of NRDC purchased the Hudson's Bay Company located in Canada, which presently owns both Saks Fifth Avenue and Lord & Taylor in the U.S. Hudson's Bay Company is now a public entity with the Principals of NRDC being the largest non-institutional stockholders with seats on the Board and holding the Office of Chairman.

Hudson's Bay Company recently purchased Kaufhof, the #1 department store company in Germany, which operates 119 stores in Germany and Belgium. Hudson's Bay Company owns 464 locations in 4 countries with \$13B in revenue.

