

MANSFIELD, OHIO KINGSGATE SHOPPING CENTER



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MAP-IT

PARCEL

Kroger, Volunteers of America, Regis Hair Salon, and Verizon combine to make Kingsgate a strong retail hub in the center of Mansfield's population density. Anchor space is still available. Additionally, there is the possibility to create new retail anchor space adjacent to Volunteers of America. Mansfield serves a trade area population of over 300,000 people, and this center offers an exciting opportunity for new retail along this corridor.

LEASE INFORMATION

- 34,500-57,000 square feet available *Redevelopment Opportunity*

DAILY TRAFFIC COUNTS

15,000 cars on Park Avenue West

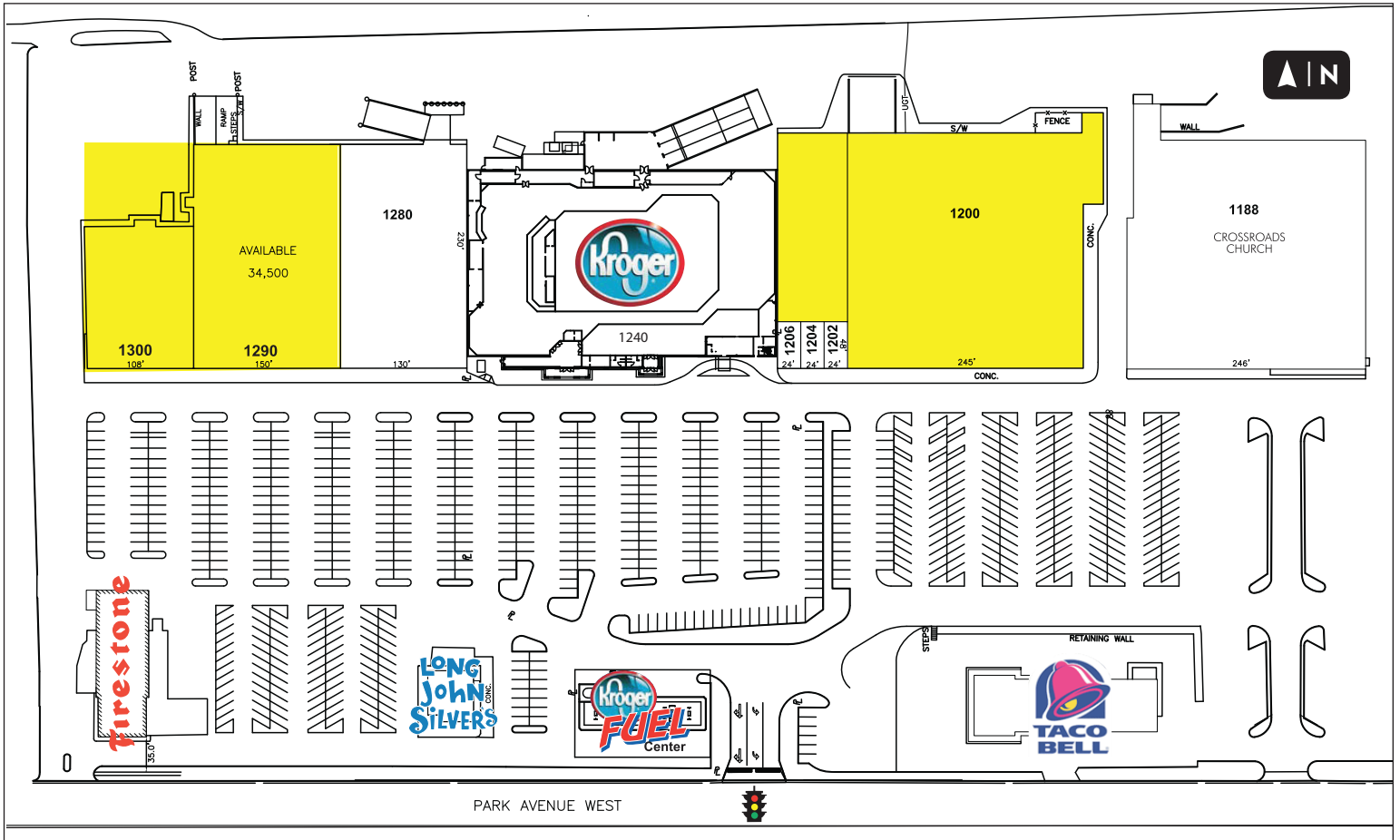
MAJOR TENANTS

Kroger	Volunteers of America	Firestone
Regis Hair Salon	Taco Bell	Long John Silvers

DEMOGRAPHIC INFORMATION

	3 MILES	5 MILES	7 MILES
POPULATION	37,833	66,650	86,776
Median HH Income	\$36,687	\$40,549	\$43,345
Average HH Income	\$46,466	\$49,981	\$52,949
Median Age	40.8	40.8	41.2
Daytime Population	31,880	44,933	51,876

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TENANT	LOCATION	SPACE FT ²
AVAILABLE	1200	61,009 s.f.
Regis Hair Salon	1202	1,152 s.f.
Check Into Cash	1204	1,152 s.f.
Verizon Wireless	1206	1,152 s.f.
Kroger	1240	67,226 s.f.
Volunteers of America	1280	31,300 s.f.
AVAILABLE	1290	34,500 s.f.
AVAILABLE	1300	16,239 s.f.

OUT PARCEL	LOCATION	SIZE
Taco Bell	1212	< 1 Ac.
Long John Silver's	1260	2,287 ft ²
Firestone	1282	8,290 ft ²