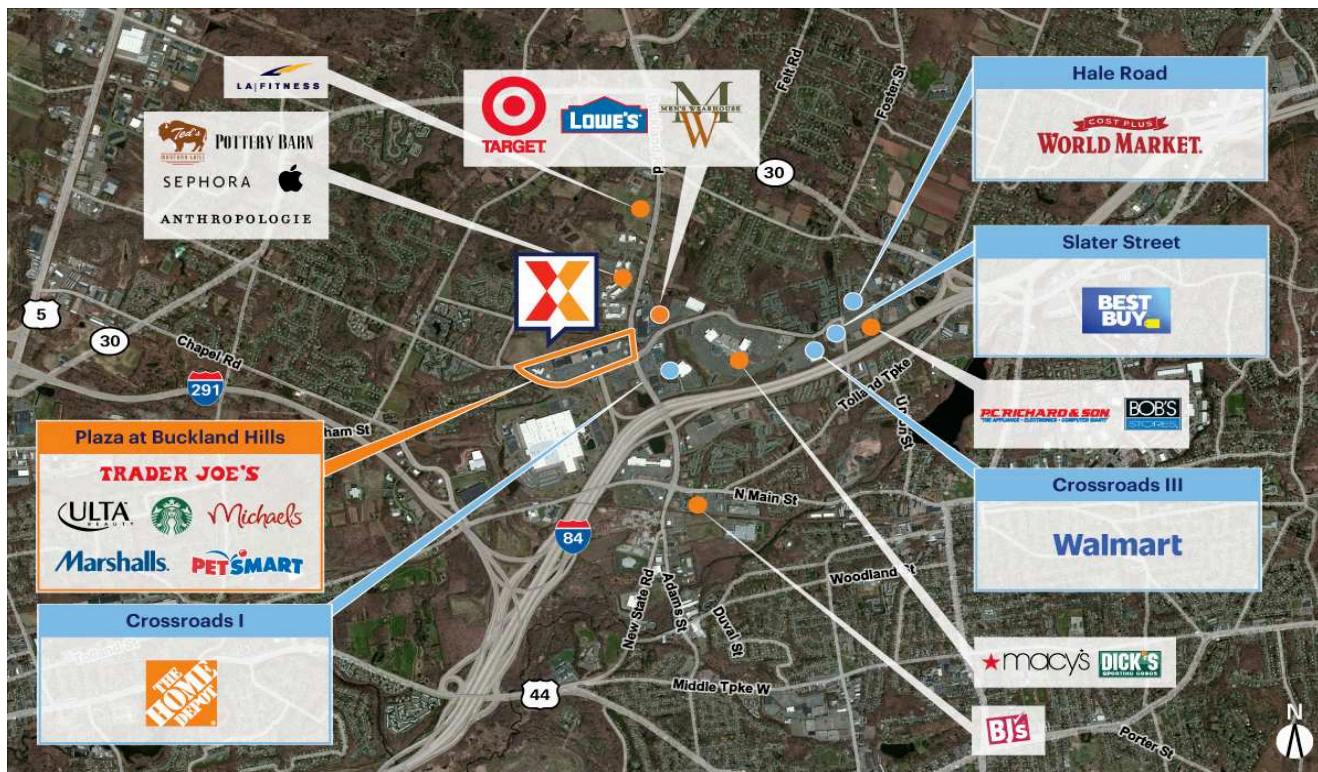


The Plaza at Buckland Hills

Hartford-East Hartford-Middletown, CT

41.8061, -72.5599

1470 Pleasant Valley Road | Manchester, CT 06042



Center Size: 304,613 SF



| Demographics | 1 Mile | 3 Mile | 5 Mile |
|--------------|-----------|-----------|-----------|
| | 4,654 | 58,033 | 132,691 |
| | 2,185 | 24,147 | 53,800 |
| | \$122,819 | \$107,034 | \$112,004 |

Power center anchored by Trader Joe's and Total Wine, with national and regional tenants including Burlington Stores, PetSmart, Marshall's, Ulta, Five Below, Skechers, Orangetheory Fitness, Chick-fil-A and Crumbl Cookie, attracting 6.1M annual visits (Placer.ai 2024)

Located in Manchester's dominant retail node, the center is located within 1.5 miles of four Brixmor shopping centers, as well as the Shops at Evergreen Walk and The Shoppes at Buckland Hills (regional mall)

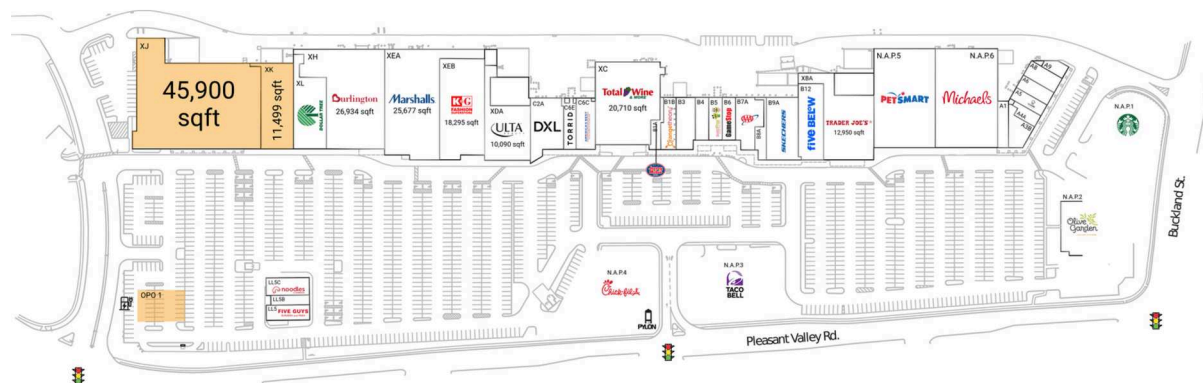
Highly educated trade area with 41% college-educated persons within 3 miles and a strong daytime population of 68,200+

The center has direct access to I-84, with over 120K vehicles daily, and 25,000 vehicles daily on Pleasant Valley Road and 21,000 on Buckland Road (Kalibrate 2022)

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Available Space

| | |
|-------|-----------|
| OPO 1 | 0 SF |
| XJ | 45,900 SF |
| XK | 11,499 SF |

Current Retailers

| | | |
|---------|--------------------------------------|-----------|
| A1 | Between Roun | 2,075 SF |
| A3B | Hot Table Panini | 2,696 SF |
| A4A | Playa Bowls | 1,312 SF |
| A5 | Crumbl Cookies | 1,746 SF |
| A6 | Vacuums and More | 2,200 SF |
| A8 | Aroma Body | 2,563 SF |
| A9 | #1 Nail and Spa | 1,101 SF |
| B12 | Five Below | 8,135 SF |
| B1A | Jersey Mike's Subs | 1,251 SF |
| B1B | Orangetheory Fitness | 3,023 SF |
| B3 | PM Pediatrics | 4,493 SF |
| B4 | Salsa Fresca | 2,446 SF |
| B5 | Sweet Frog Frozen Yogurt | 2,295 SF |
| B6 | GameStop | 2,192 SF |
| B7A | AAA | 4,658 SF |
| B8A | Sally Beauty Supply | 1,800 SF |
| B9A | SKECHERS | 8,013 SF |
| C2A | DXL | 7,538 SF |
| C6C | America's Best Contacts & Eyeglasses | 4,424 SF |
| C6E | Torrid | 2,571 SF |
| LL5 | Five Guys | 2,200 SF |
| LL5B | Pokemoto | 1,400 SF |
| LL5C | Noodles & Company | 2,300 SF |
| N.A.P.1 | Starbucks | 0 SF |
| N.A.P.2 | Olive Garden | 0 SF |
| N.A.P.3 | Taco Bell | 0 SF |
| N.A.P.4 | Chick-fil-A | 0 SF |
| N.A.P.5 | PetSmart | 25,000 SF |
| N.A.P.6 | Michaels | 25,000 SF |
| XBA | Trader Joe's | 12,950 SF |
| XC | Total Wine & More | 20,710 SF |
| XDA | Ulta Beauty | 10,090 SF |
| XEA | Marshalls | 25,677 SF |
| XEB | K&G Fashion Superstore | 18,295 SF |
| XH | Burlington | 26,934 SF |
| XL | Dollar Tree | 10,066 SF |

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