

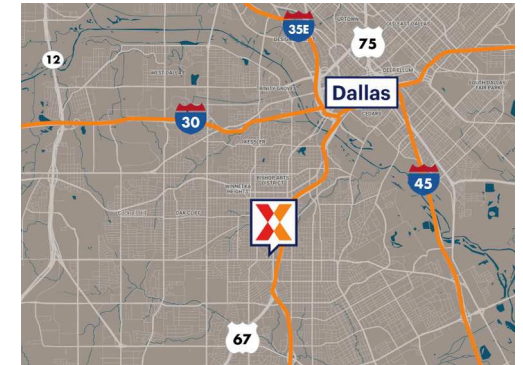
Wynnewood Village

Dallas-Fort Worth-Arlington, TX

32.7243, -96.8333
655 West Illinois | Dallas, TX 75224



Center Size: 574,143 SF



| Demographics | 1 Mile | 3 Mile | 5 Mile |
|--------------|----------|----------|----------|
| | 20,382 | 152,820 | 311,661 |
| | 6,195 | 51,350 | 111,927 |
| | \$63,637 | \$69,307 | \$74,816 |

Multi-million-dollar planned redevelopment to include renovated facades throughout the existing center, enhanced public gathering spaces, new signage, and a new Target anchor

Commercial retail location at the NW corner of Illinois Ave (31,400 VPD) and Zang Blvd. (13,500 VPD), 4 miles south of Downtown Dallas

Located just West of I-35 E in one of Dallas' most established neighborhoods Oak Cliff which has a dense population of 152,000+ and daytime demographics of 150,000+ within 3 miles

Anchored by Burlington and grocers Kroger & El Rancho, Wynnewood Village draws more than 18,800 visits per day and 6.8M annual visits (based on Creditell)

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1496

Available Space

| | |
|------|----------|
| B-1 | 2,500 SF |
| B-2 | 2,355 SF |
| FSB4 | 6,000 SF |
| 03 | 4,600 SF |
| 25 | 2,280 SF |
| 30 | 640 SF |
| 40 | 1,604 SF |
| 41 | 1,758 SF |
| 45 | 3,540 SF |
| 51 | 3,426 SF |
| 59 | 2,148 SF |
| 73 | 0 SF |
| 88 | 3,211 SF |
| 94 | 4,173 SF |
| 97 | 1,650 SF |
| 98 | 1,656 SF |
| 106 | 3,961 SF |

Current Retailers

| | | | | | |
|------|-------------------------|------------|-------|--------------------------------------|-----------|
| FSB1 | Burger King | 2,802 SF | 56/57 | Mi Doctor | 10,854 SF |
| FSB2 | Popeyes | 2,802 SF | 57A | Citi Trends | 12,929 SF |
| FSB3 | Target | 111,000 SF | 58 | Accident & Injury | 8,603 SF |
| FSB5 | Raising Cane's | 0 SF | | Chiropractic | |
| 01 | Sprint | 2,800 SF | 60 | El Rancho | 19,565 SF |
| 02 | Citi Dental | 2,200 SF | 62 | Rico's Paleteria y | 3,300 SF |
| 04 | GameStop | 1,600 SF | | Botanas Locas | |
| 05 | Smoothie King | 1,600 SF | 64 | True Vision | 3,275 SF |
| 06 | Wingstop | 1,980 SF | 65 | Milano Nails | 4,559 SF |
| 07 | Little Caesars Pizza | 1,220 SF | 66 | Excel Dental Clinic | 3,200 SF |
| 08 | My Eye Lab | 2,000 SF | 67 | H&R Block | 2,800 SF |
| 09 | Service Loans | 1,200 SF | 68 | Shu Deals | 3,650 SF |
| 10 | It's Fashion | 6,400 SF | 69 | Kids Empire | 14,650 SF |
| 11 | SKECHERS | 9,750 SF | 70 | Chase | 4,500 SF |
| 12 | Sherwin-Williams | 5,000 SF | 74 | Bath & Body Works | 5,808 SF |
| 14 | Foot Locker | 10,945 SF | 75 | James Avery | 2,211 SF |
| 15 | Subway | 1,150 SF | | Craftsman | |
| 16 | Signature Loan Company | 1,028 SF | 76 | Five Below | 11,500 SF |
| 17 | AT&T | 2,229 SF | 78 | Ross Dress for Less | 30,443 SF |
| 18 | Blossom Best Brow Art | 595 SF | 79 | Burlington | 26,000 SF |
| 19 | Rainbow | 5,601 SF | 87 | DaVita Dialysis | 14,000 SF |
| 20 | Management Office | 2,178 SF | 89 | Divine Cutz | 1,120 SF |
| 21 | VSSI | 1,140 SF | 90 | Top's Cafe | 3,237 SF |
| 22 | V.A.H. Cleaners | 1,097 SF | 91 | America's Best Contacts & Eyeglasses | 5,213 SF |
| 23 | Personal Finance | 1,089 SF | 92 | Rent-A-Center | 4,395 SF |
| 24 | Dr. Johnny L. Gates, MD | 1,089 SF | 93 | Acute Response Clinic | 5,915 SF |
| 26 | The Hamptons Barbershop | 1,173 SF | 95 | AB Wings | 2,640 SF |
| 27 | Jackson Hewitt | 1,185 SF | 96 | Metro PCS by T-Mobile | 2,640 SF |
| 31 | Taco Bell | 2,160 SF | 99 | BMA South Oak Cliff Dialysis | 15,600 SF |
| 48 | Sally Beauty Supply | 2,068 SF | 100 | Dollar Tree | 14,000 SF |
| 49 | Cricket | 1,102 SF | 101 | Kroger | 51,000 SF |
| 50 | OneMain Financial | 1,610 SF | 104 | Wynnewood Washateria | 2,050 SF |
| 50A | U.S. Navy Recruiting | 1,315 SF | 105 | The Car Spot | 1,350 SF |
| 53 | Capital One Cafe | 3,088 SF | | LA Fitness | 34,000 SF |
| 54 | Dollar General | 9,475 SF | | | |
| 55 | Cici's Pizza | 5,844 SF | | | |