

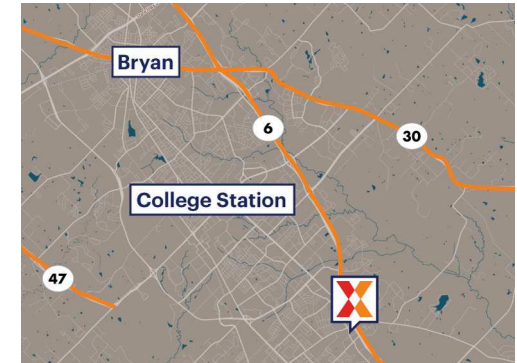
Rock Prairie Crossing

College Station-Bryan, TX

30.5825, -96.2857
3501-3535 Longmire Road | College Station, TX 77845



Center Size: 118,700 SF



Demographics	1 Mile	3 Mile	5 Mile
	8,538	69,233	136,738
	3,191	27,174	48,875
	\$101,940	\$85,422	\$81,854

Located between Scott & White College Station Hospital and College Station Medical Center

Kroger-anchored center with Spec's Liquors and a strong selection of fast casual and sit-down restaurants

Strong daytime population of 64,000+ within 3 miles

Neighborhood center with diverse mix of retail, service and dining options to serve daily needs

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Current Retailers

N.A.P.	Prosperity Bank	0 SF
01	Cotton Patch Cafe	4,200 SF
02	Freebirds World Burrito	2,950 SF
03	Kolache Rolf's Pastries	1,210 SF
04	Emerald Lotus Massage & Spa	1,359 SF
05	Angel Nails	1,205 SF
06	Balboa's Barber Studio	1,400 SF
07	CBD American Shaman	1,400 SF
08	Scenthound	2,200 SF
09	Witt's End Boutique	3,246 SF
10	Hallmark	4,200 SF
11	Kroger	63,373 SF
12	Double Dave's Pizzaworks	3,450 SF
13	Any Lab Test Now	1,205 SF
14	Jimmy John's	1,250 SF
17	Spec's	5,500 SF
18	CVS/pharmacy	14,471 SF
19	T. Jin China Diner	1,800 SF
20	The UPS Store	1,600 SF
21	Bank of America	2,681 SF

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