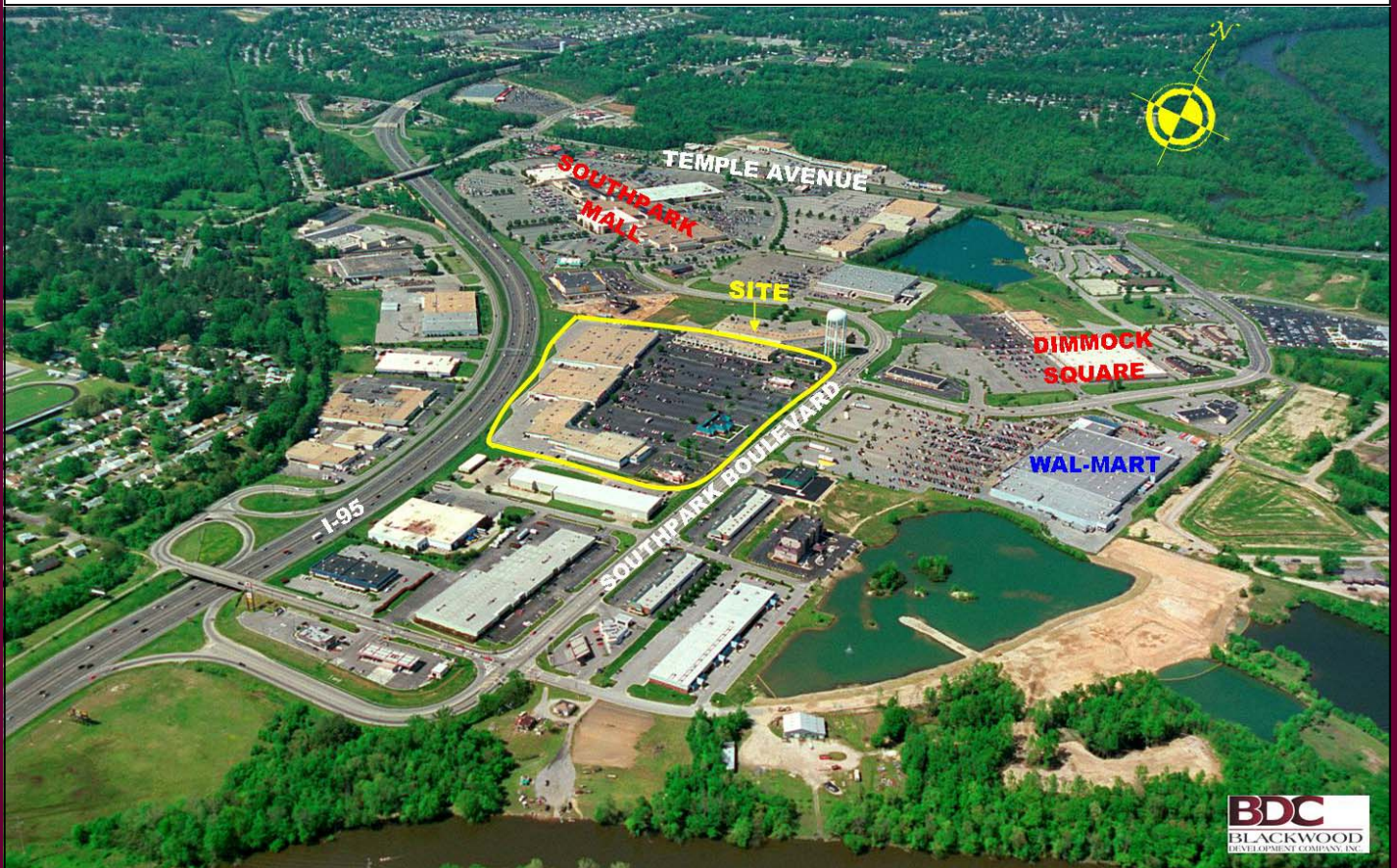


# SOUTHGATE SQUARE

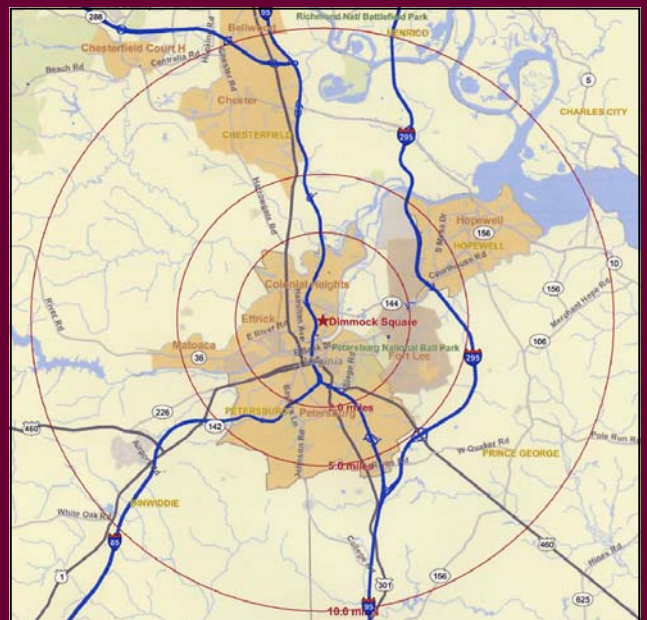
Southpark Boulevard  
Colonial Heights, Virginia



*This successful shopping center, anchored by K-Mart, PetsMart, Michael's and Staples, is in close proximity to the 900,000 sq. ft. SouthPark Mall. The center has excellent exposure from Interstate 95 and easy access from Southpark Boulevard.*

## DEMOGRAPHICS

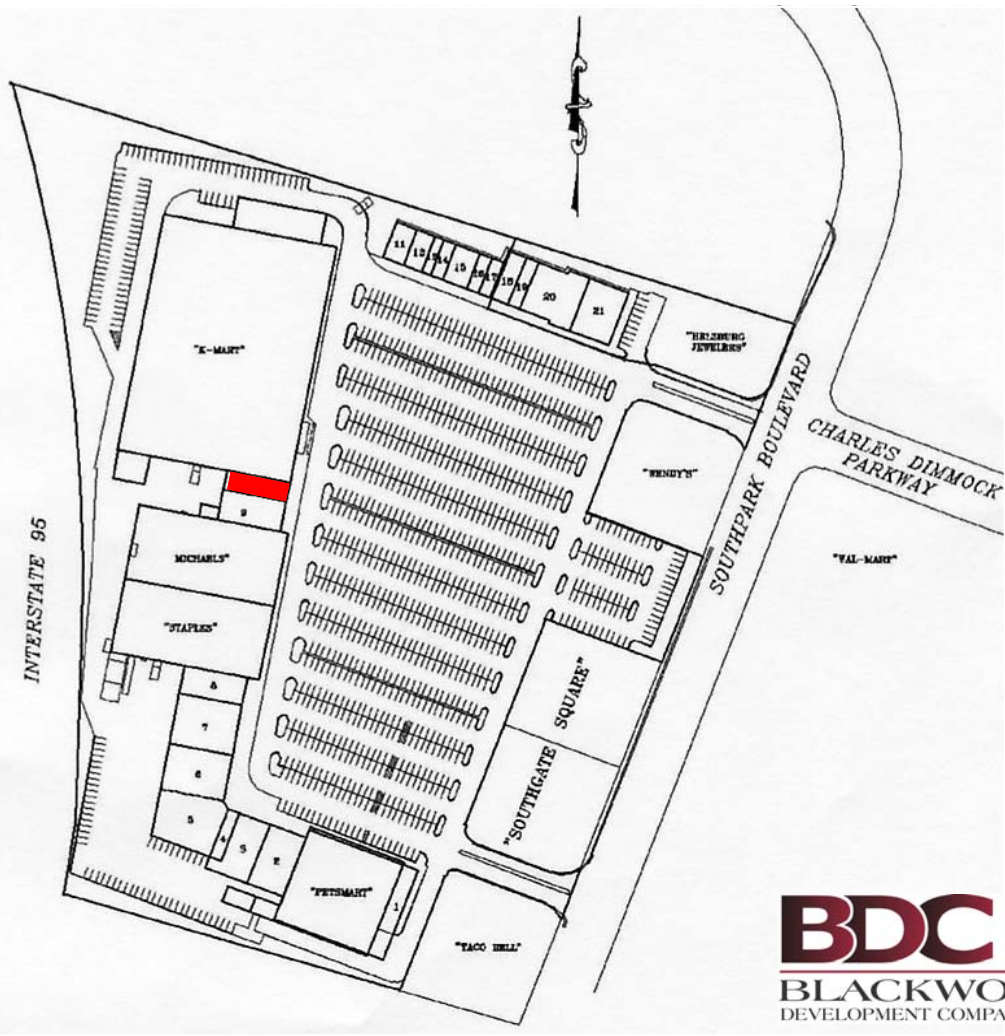
	<u>3 miles</u>	<u>5 miles</u>	<u>10 miles</u>
Population	40,799	84,501	167,417
Average HH Income	\$38,445	\$40,842	\$47,601



For additional information, please contact:



June Smith  
E-mail: [jsmith@bdcrealty.com](mailto:jsmith@bdcrealty.com)  
Phone: (804) 320-5275



TENANT LIST

Unit No.	Tenant	Sq. Ft.	Unit No.	Tenant	Sq. Ft.
	PETSMART	25,950	9	DOTS, INC.	5,000
	STAPLES	28,203	10	AVAILABLE	3,000
	MICHAEL'S	28,203	11	KOREANA RESTAURANT	2,100
	K-MART	104,230	12	LOS BANDIDOS	1,800
	HELZBERG'S DIAMONDS	4,510	13	FAMILY HAIRCARE	900
1	AUDIO EXPRESS	3,000	14	PRO NAILS	1,200
2	GQ MENSWEAR	6,000	15	MUSIC WORLD	3,600
3	ALLTEL	5,125	16	THE DRY CLEANERS	1,200
4	DIRECT GENERAL INS.	1,875	17	TROPICAL SMOOTHIE	1,560
5	JO-ANN STORES, INC.	9,000	18	ONCE UPON A CHILD	2,400
6	FASHION BUG	9,200	19	CHINAMEN'S BUFFET	7,150
7	RAINBOW BOOK STORE	8,100	20		
8	RENT-A-CENTER	4,500	21	SAGEBRUSH STEAKHOUSE	5,850