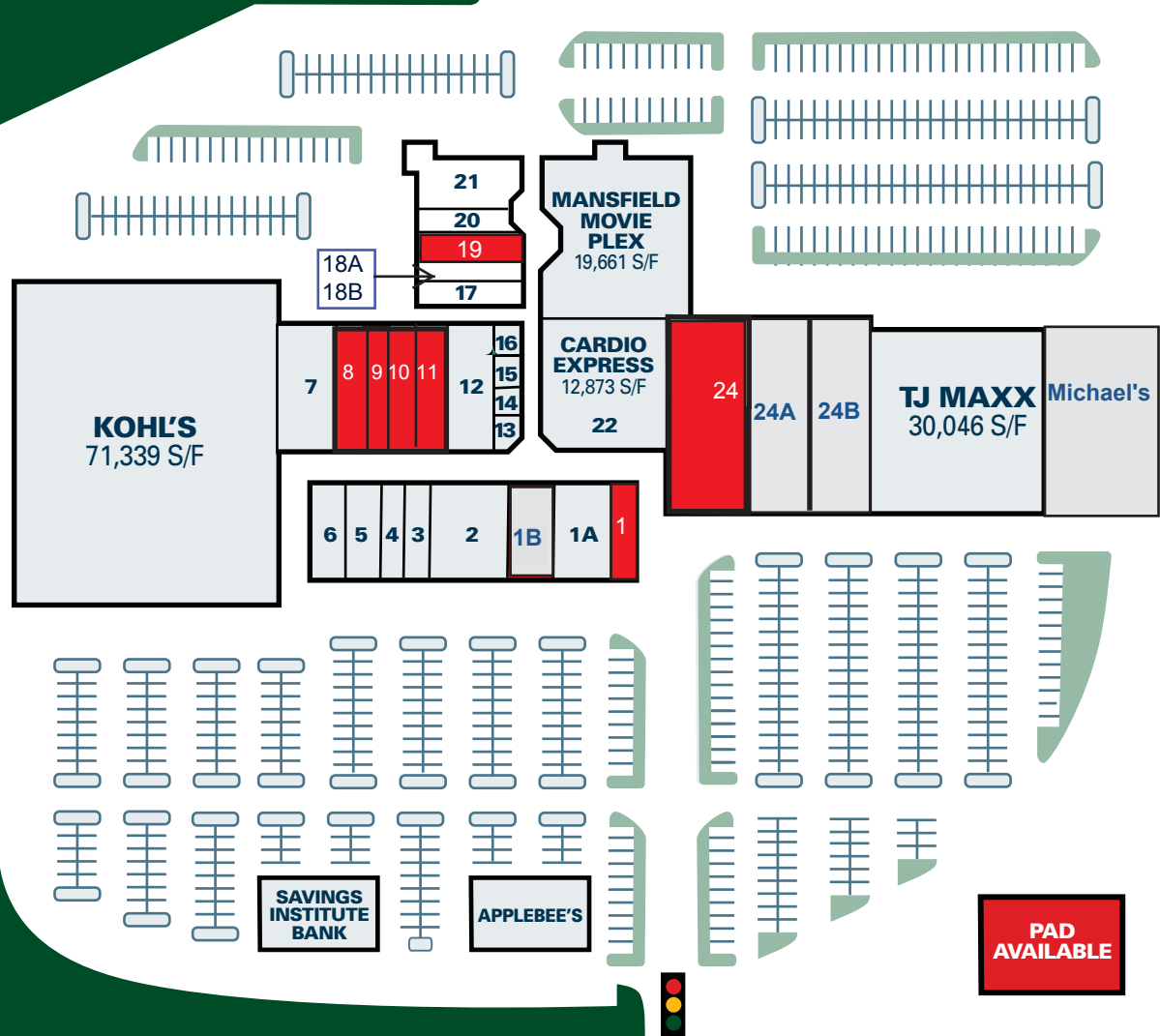


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MANSFIELD CT

EAST BROOK MALL

UNIT	TENANT	S/F
1	Available	3,060
1A	Discount Liquor Shop	4,193
1B	Mattress Firm	3,982
2	Famous Footwear	7,020
3	Game Stop	1,620
4	Subway	1,325
5	Payless Shoes	3,600
6	Papa Gino's	3,060
7	Olympia Sports	5,285
8	Available	2,700
9-10	Available	5,328
11	Available	3,575
12	EbLen's	5,982
13	Claire's	750
14	Beltone	480
15	GNC	1,020
16	BSP Threading&Tailoring	552
17	Cutting Crew	1,400
18A	Armed Forces CC	1,600
18B	Smoothie Shop	1,000
19	Available	1,857
20	AT Nails	1,018
21	Asian Bistro	5,028
22	Cardio Express	12,873
23	Mansfield Movieplex	19,661
24	Available	15,890
24A	Dress Barn	7,800
25B	Dollar Tree	9,733
25	TJ Maxx	30,046
26	Michaels	14,500
Pad	Available	3,200



Northeast Retail
Leasing & Management Company, LLC

360 Bloomfield Avenue, Suite 208 Windsor, CT 06095
Telephone: 860 683-9000
Fax: 860 683-1600
www.northeastretail.com

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EAST BROOK MALL

AERIAL VIEW

East Brook Mall attracts shoppers from a 20 mile radius throughout eastern Connecticut. The growth in this corner of the state is unparalleled with expansions at UCONN, the Indian Casinos and an influx of new housing. The trade area population exceeds 180,000 people which does not include an additional 22,000 students from UCONN and Eastern CT University. The tenants of the redeveloped East Brook Mall boast excellent sales volumes.

DEMOGRAPHICS

RADIUS	POP.	MEDIAN INCOME
3 MI	26,487	\$42,645
5 MI	36,653	\$50,898
10 MI	92,069	\$61,323



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