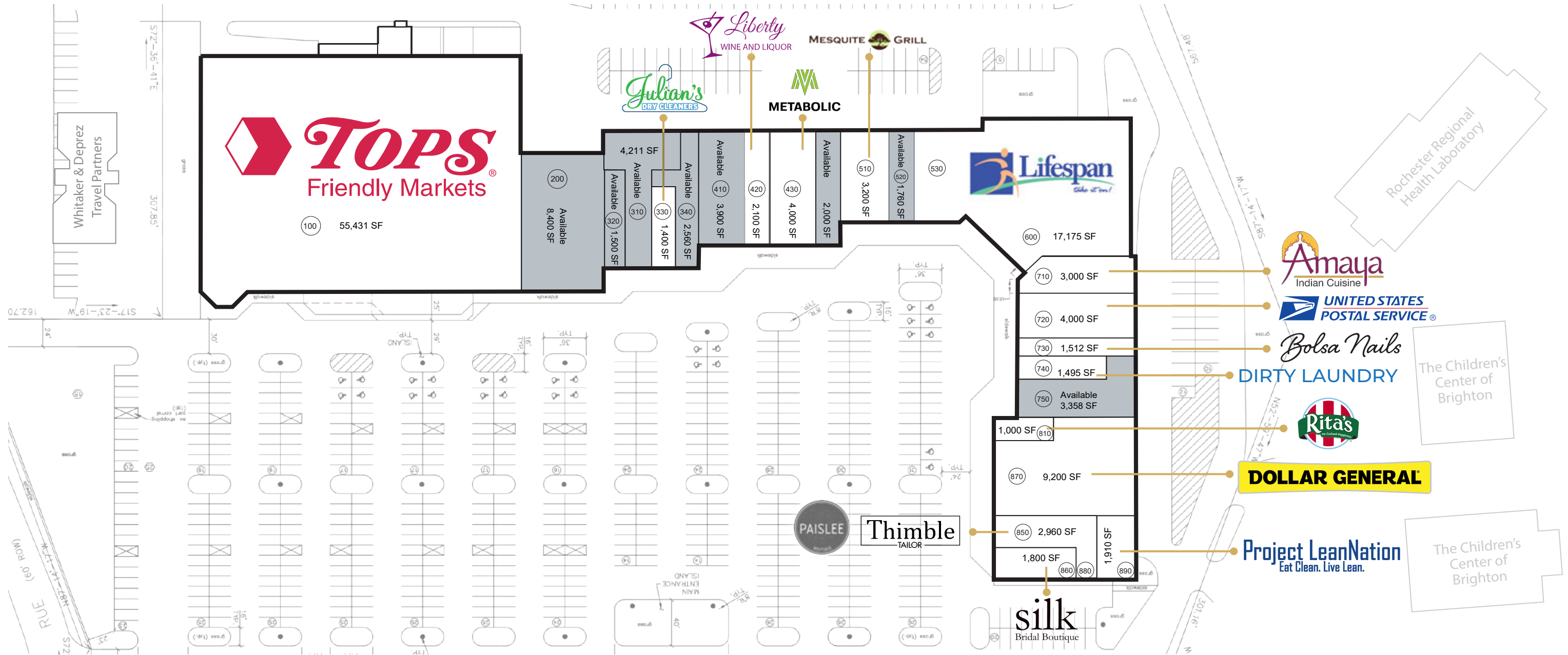


SHOPPES AT
Lac De Ville



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HIGHLIGHTS

- Location**
1900 South Clinton Ave
- Site Size**
14.3 Acres
- Center Size**
139,700 sf
- Annual Visits**
1.1 Million
- Annual Visit Frequency**
4.19
- Pad Opportunity with Drive Through**

Area Description

Centrally located in the suburb of Brighton, the shopping center is easily accessible from local universities, medical centers and major residential areas.

The renovated center features enhanced pedestrian elements that create connectivity throughout the plaza, a modernized façade and an expanded Tops Friendly Markets.

Shoppes at Lac De Ville enjoys a close proximity to many Rochester amenities including performance centers, sports arenas, parks and historic landmarks.

ALSO NEARBY

- Encore of Lac De Ville** (Across the Street)
Doodle Bugs Children's Learning Center
Jersey Mike's
National Grocery (TBA)
Rochester Integrated Medicine
Starbucks
- College Town** (1.9 miles)
- Downtown Rochester** (2.9 miles)

Other Notable Locations

- McQuaid Jesuit High School (0.3 miles)
- Walgreens (0.4 miles)
- Rochester Rehabilitation (1.1 miles)
- University of Rochester (1.2 miles)
- Clinton Crossings Medical Center (1.2 miles)
- Costco (1.3 miles)
- REI Co-Op (1.3 miles)
- URMC Pain Treatment Center (1.4 miles)
- Rochester Psychiatric Center (1.4 miles)

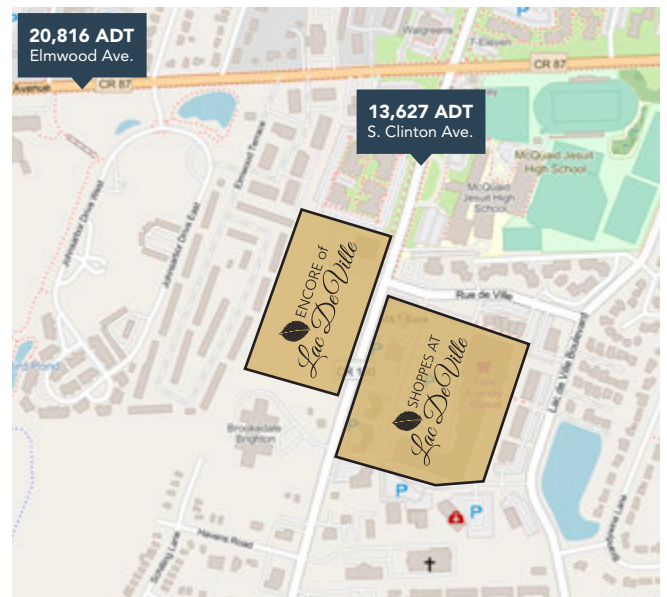


SHOPPES AT Lac De Ville



DEMOGRAPHICS WITHIN 5 MILES

Population:	275,336
Median HH Income:	\$46,910/year
Gender:	49% Male 51% Female
Total Businesses:	12,350
Education:	22% High School 26% Some College/Associates 37% Bachelors/Masters
Size:	5 mi ²
Crime Rate:	Low



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BUILDING COMMUNITIES.**

Established in 1910 as a general contractor, DiMarco Group has evolved over the years into a full service development company applying cutting-edge design and building concepts to meet 21st century real estate needs. After 100 years, our commitment to excellence is stronger than ever.

Our visionary approach includes deployment of first-rate people, practices & technologies in partnership with our clients, who benefit from the strength and experience of the DiMarco Group family of companies.

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