

# THE OAKS MALL

GAINESVILLE, FLORIDA



## LOCATION IS EVERYTHING

- The only regional shopping center in the Gainesville trade area, which extends 60 miles north to south and 60 miles east to west.
- Conveniently located just off Interstate 75 (Gainesville's busiest intersection, with a daily traffic count of 54,000 cars).
- The center annually welcomes over 12 million shopper visits.

## WHO WE SERVE

- Extremely large trade area extending into 10 counties, with a population growth rate that nearly doubles the national average.
- Located only five miles away from the University of Florida and Santa Fe Community College, whose combined student enrollment exceeds 68,000.
- Metropolitan Gainesville is below the national unemployment rate and has the lowest of all 23 Florida metro areas.
- Ranked in the top 50 cities by Forbes Magazine as "Best Places for Business and Careers" in 2009.
- Shands and North Florida Regional Hospitals employ over 14,000 people.

## RETAIL DESTINATION

DYNAMIC STREETScape WITH LIFESTYLE TENANTS WHICH INCLUDE:

- LOFT
- Romano's Macaroni Grill
- Forever 21
- Coldwater Creek
- JoS. A. Bank

STRONG MERCHANDISE MIX INCLUDING:

- Banana Republic
  - White House | Black Market
  - Caché
  - GAP/GapKids
  - Hollister Co.
  - Buckle
  - Sephora
  - G by Guess
  - Coach
  - Teavana
  - Abercrombie & Fitch
  - Aeropostale
  - American Eagle Outfitters
  - Ann Taylor
  - Victoria's Secret
- Top three performing categories are teen apparel, family apparel and women's accessories.
  - Serves as a community center for activities and special events.

## OTHER FEATURES

Romano's Macaroni Grill, BJ's Restaurant & Brewhouse, 8-unit Food Court with seating for 650, children's play area, family restrooms, soft seating areas and wireless internet access in the Food Court.

## MALL INFORMATION

LOCATION: Cross streets: Newberry Road and I-75 (1/4 mile east)  
DESCRIPTION: Single-level, enclosed, regional center  
ANCHORS: Belk, Dillard's, jcpenny, Macy's, Sears  
TOTAL RETAIL SQUARE FOOTAGE: 907,289  
PARKING SPACES: 4,997  
OPENED: February 1978  
EXPANDED/RENOVATED: 1982, 1984, 1986, 1995  
PERIPHERAL LAND USE: Retail, medical, office, residential

## TRADE AREA PROFILE

2013 POPULATION 427,042  
2018 PROJECTED POPULATION 438,657  
2013 HOUSEHOLDS 167,305  
2018 PROJECTED HOUSEHOLDS 172,594  
2013 MEDIAN AGE 35.0  
2013 AVERAGE HOUSEHOLD INCOME \$55,407  
2018 PROJECTED AVERAGE HOUSEHOLD INCOME \$58,069

## 20 - MILE RADIUS

2013 POPULATION 274,528  
2018 PROJECTED POPULATION 283,322  
2013 HOUSEHOLDS 111,342  
2018 PROJECTED HOUSEHOLDS 115,317  
2013 MEDIAN AGE 32.4  
2013 AVERAGE HOUSEHOLD INCOME \$59,958  
2018 PROJECTED AVERAGE HOUSEHOLD INCOME \$64,169

## DAYTIME EMPLOYMENT

3 - MILE RADIUS 31,787  
5 - MILE RADIUS 122,638

Source: Nielsen

