

# PREIT Retail

## WIREFRASS COMMONS MALL



Wiregrass Commons Mall is located in Dothan, Alabama, the county seat of Houston County and largest city as well. The Mall is located at the intersection of heavily traveled US Highway 231 and Ross Clark Circle, the major transportation corridors in Dothan, with traffic counts of 61,000+ automobiles per day. It is the only enclosed mall within nearly 100 miles and draws from a six-county trade area. The mall boasts an eight-unit food court with carousel, carpeted corridors and majestic center court with fountain attraction, along with three department stores and popular specialty stores including Aéropostale, American Eagle Outfitters, The Children's Place, Limited Too and Wet Seal. The mall completed a cosmetic renovation in 2008 including the expansion of Belk, new paint, carpet and mall entrances.

### MARKET INFORMATION

- The mall is located within three miles of the renowned Robert Trent Jones Golf Trail featuring homes valued between \$500,000 and \$1 million.
- Fort Rucker Army Aviation Center is located within 20 miles of Dothan and has 4,500 active duty personnel and a base population of 14,200.

### MALL HIGHLIGHTS

#### CENTER SIZE

640,779 sf

#### ANCHOR STORES

Dillard's – 163,047 sf

Belk – 84,607 sf

JCPenney – 83,738 sf

Burlington Coat Factory – 94,686 sf

### FOOD COURT

Number of Units – 8

### TRADE AREA DEMOGRAPHIC INFORMATION

POPULATION	402,196
HOUSEHOLDS	158,347
AVG. HH INCOME	\$46,849
MEDIAN HOME VALUE	\$128,516
MEDIAN AGE	38.8

Source: ESRI