

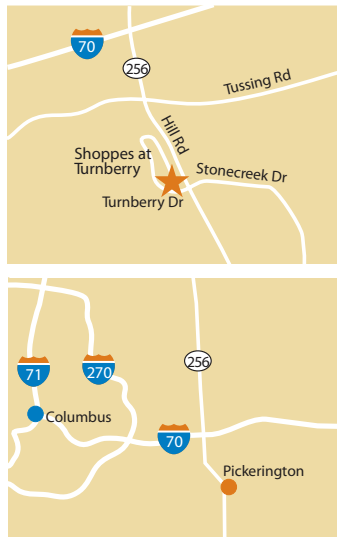
SHOPPES AT TURNBERRY

PICKERINGTON, OHIO



DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	11,164	74,200	176,301
Average HH Income	\$71,452	\$68,750	\$66,279
Total Households	4,458	30,078	69,955
Proj. HH Growth 2012-2017	.88%	1.5%	1.21%
Total Employees	3,564	28,025	54,749



LOCATION

1701-1797 Hill Road | Pickerington, Ohio 43147

PROPERTY HIGHLIGHTS

- 59,495 square feet anchored by Tuesday Morning and Pickerington Urgent Care
- Located in the growing community of Pickerington, just south of I-70 in the eastern suburbs of Columbus
- Over 49,000 cars/day along Hill Road
- Population exceeds 176,300 within a five-mile radius
- Average household income exceeds \$66,900

LEASING CONTACT

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MORE INFO

www.philliposedison.com



PHILLIPS EDISON & COMPANY

SHOPPES AT TURNBERRY

1701-1797 HILL RD | PICKERINGTON, OH 43147

SPACE	TENANT	SQ. FT.
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1	Chase Bank	3,230
2	Pickerington Urgent Care	10,722
4	Goodwill	9,300
14	AVAILABLE	2,476
16	Omezzo Restaurant and Pizzeria	2,476
18	VIP Lounge	3,352
20	Evolve Fitness Club	1,600
22	Remnant Church	2,100
24	Healthy's Nutrition Studio	1,100
26	Remanat Church	3,200
30	AVAILABLE	2,476
32	Tuesday Morning	7,863
32A	Nails by Kim	1,600
34	Freda's Hair Design	1,600
36	D.H. Wu	1,600
40	Liberty Mortgage (Temp)	4,800

TOTAL SQ. FT.	59,495
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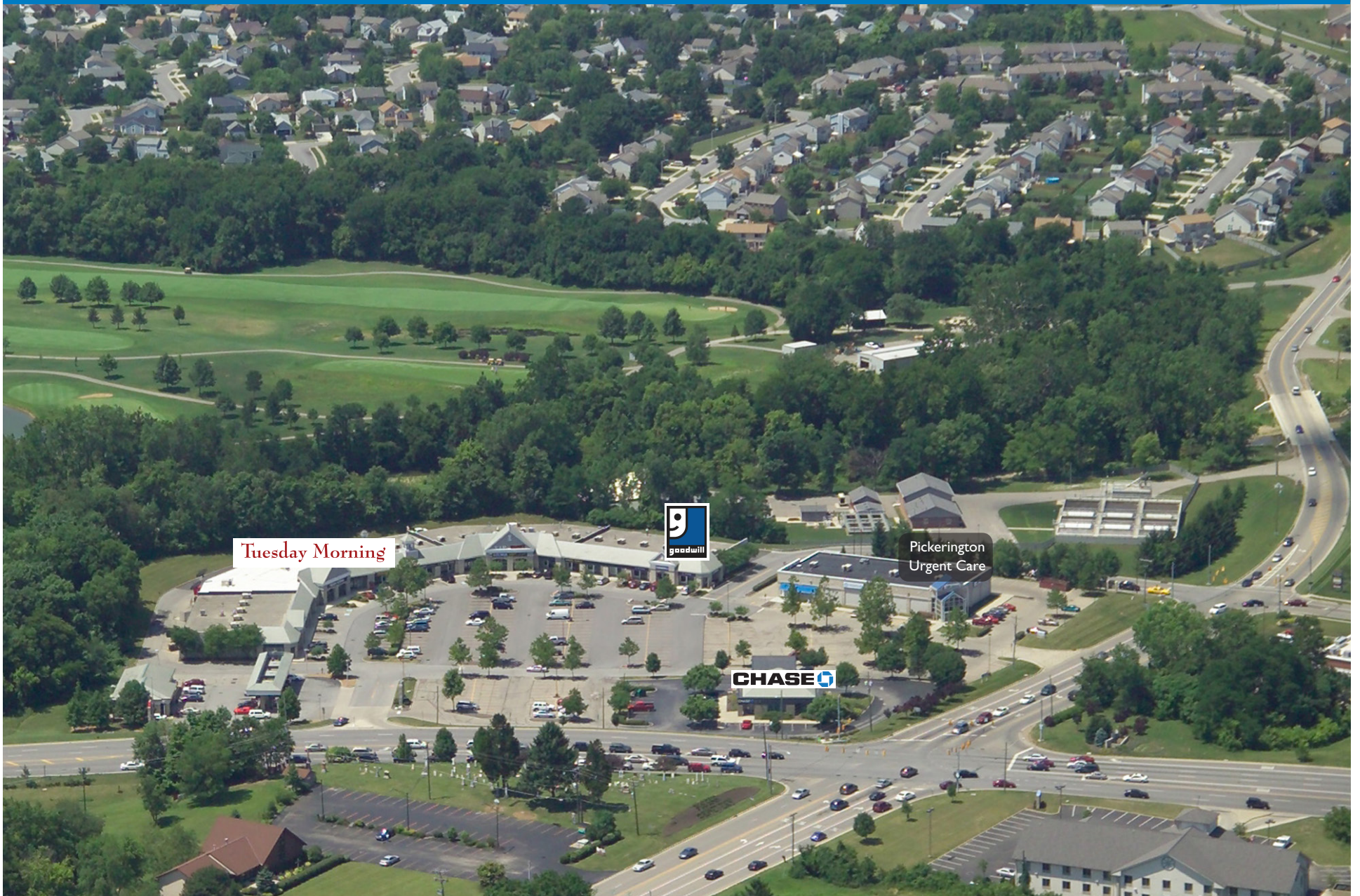
SITE LEGEND

- Available
- Occupied
- Leased (not occupied)
- Owned by Others



SHOPPES AT TURNBERRY

1701-1797 Hill Road | Pickerington, Ohio 43147



Tuesday Morning

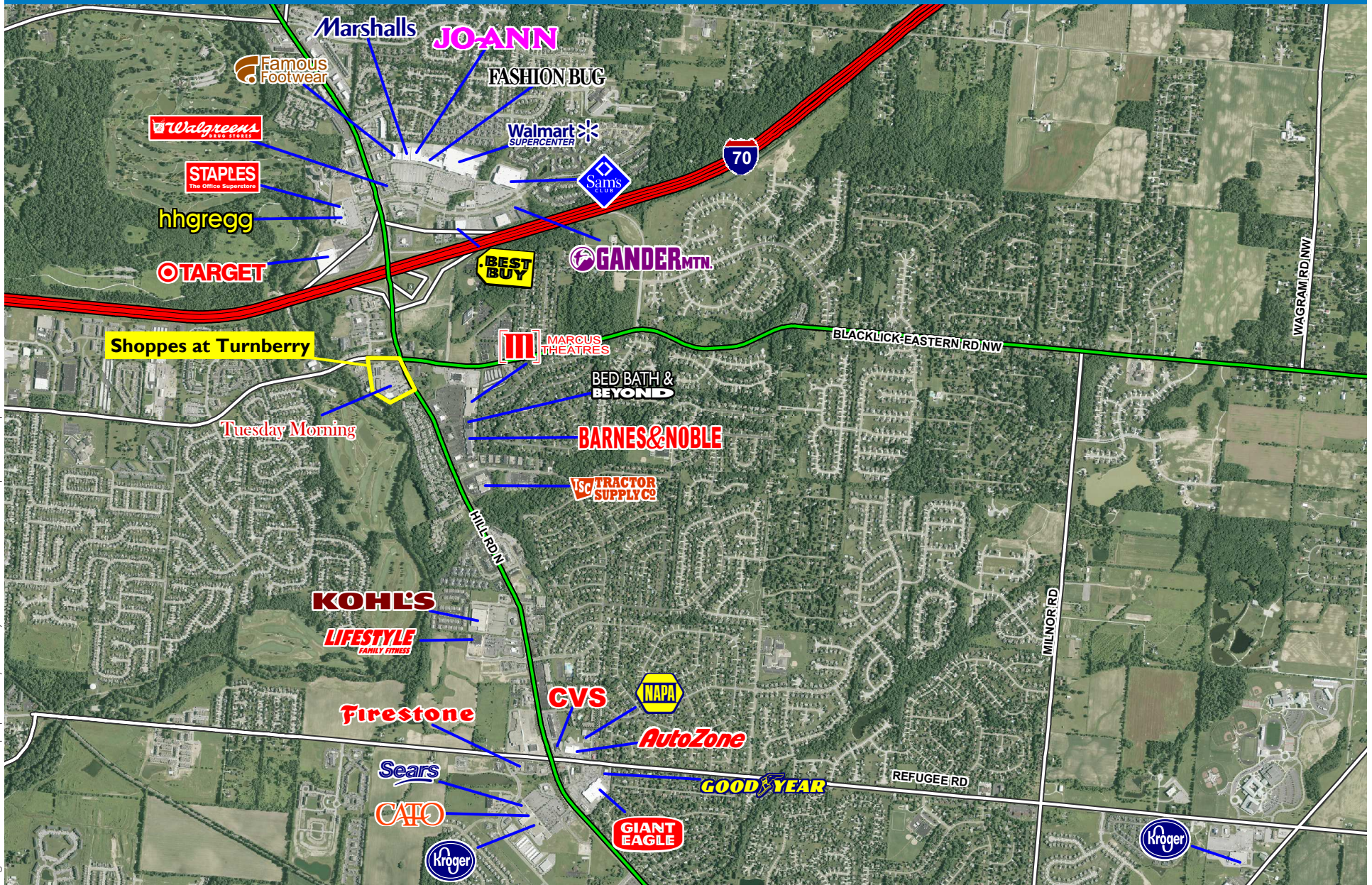


Pickerington Urgent Care



SHOPPES AT TURNBERRY

1701-1797 Hill Road | Pickerington, Ohio 43147



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Demographic Summary Report

1990 - 2000 Census, 2013 Estimates & 2018 Projections

Calculated using TAS Retrieval Retrieval



Mar 7, 2014

Latitude: 39.928729 Longitude: -82.788951

Shoppes at Turnberry Pickerington, OH		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius	10.00 Mile Radius
Population	Q4 2013 Estimated Population	11,231	76,966	178,439	429,098
	2018 Projected Population	11,658	80,952	188,552	450,155
	2010 Census Population	11,091	74,575	171,776	415,471
	2000 Census Population	9,253	61,345	135,207	355,663
	1990 Census Population	3,333	41,620	101,804	307,723
	Historical Annual Growth 1990 to 2000	10.75%	3.96%	2.88%	1.46%
	Historical Annual Growth 2000 to 2010	1.83%	1.97%	2.42%	1.57%
	Estimated Annual Growth 2010 to 2013	0.34%	0.84%	1.02%	0.86%
	Projected Annual Growth 2013 to 2018	0.75%	1.02%	1.11%	0.96%
	Median Age	34.2	35.4	35.2	36.3
Households	Q4 2013 Estimated Households	4,486	30,393	70,797	170,582
	2018 Projected Households	4,651	32,050	74,938	179,060
	2010 Census Households	4,428	29,336	67,975	164,915
	2000 Census Households	3,497	23,903	53,805	141,188
	1990 Census Households	1,265	15,764	38,689	117,106
	Historical Annual Growth 1990 to 2000	10.70%	4.25%	3.35%	1.89%
	Historical Annual Growth 2000 to 2013	2.39%	2.07%	2.37%	1.57%
	Estimated Annual Growth 2000 to 2013	0.35%	0.95%	1.09%	0.91%
	Projected Annual Growth 2013 to 2018	0.73%	1.07%	1.14%	0.97%
	Population per Household	2.48	2.52	2.51	2.49
Population by Race	White	63.5%	63.7%	60.9%	59.1%
	Black or African American	25.3%	26.9%	29.7%	31.8%
	Asian & Pacific Islander	3.2%	2.0%	1.9%	1.9%
	Other Races	3.3%	3.6%	3.6%	3.3%
	Hispanic Population	4.6%	3.9%	3.9%	3.9%
Income	Average Household Income	\$73,044	\$69,532	\$66,794	\$67,727
	Median Household Income	\$63,293	\$56,721	\$54,750	\$51,112
	Per Capita Income	\$29,491	\$27,550	\$26,585	\$27,142
Education (Age 25+)	Elementary	0.8%	1.5%	2.1%	3.0%
	Some High School	3.3%	4.7%	5.2%	7.0%
	High School Graduate	23.4%	27.0%	29.1%	29.8%
	Some College	21.5%	25.2%	25.9%	23.9%
	Associates Degree Only	8.8%	8.6%	8.3%	7.4%
	Bachelors Degree Only	28.7%	23.1%	20.4%	19.1%
	Graduate Degree	13.5%	9.8%	8.9%	9.7%
Business	Number of Businesses	227	1,572	2,960	8,192
	Total Number of Employees	3,760	29,916	58,914	198,547
	Employees per Business	16.57	19.03	19.91	24.24
	Residential Population per Business	49.50	48.95	60.29	52.38

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