



AT THE MARKETPLACE AT EL PASEO

6455 N. RIVERSIDE DR, FRESNO, CA



INVESTMENT SUMMARY

Offering Price **\$21,211,000**

NOI (Year 1) **\$1,484,802**

Cap Rate (Year 1) **7.00%**

NOI (Year 5) **\$1,534,250**

Cap Rate (Year 5) **7.23%**

Total Building Area **±49,950 SF**

Total Land Area **±253,160 SF (±5.81 Acres)**

Website **www.nrpwest.com/fresnoregal**



INVESTMENT HIGHLIGHTS

STABLE CASH FLOW

- **Long-Term Anchor Lease** – STNL **Regal** is on a long-term **15-year, corporate NNN lease** (14 years remaining) with **four (4), 5-year options to extend**
- **High Credit Tenancy** – The property is **100%** leased to **Regal**, one of the largest theatre chains in the US with 6,885 screens in 514 theatres in 42 states
- **NNN** – Regal features a fixed CAM and net property taxes lease, resulting in recoveries approximately equal to expenses, effectively creating a NNN lease
- **Improving Returns** – Due to embedded rental increases, the Net Operating Income is expected to increase more than **\$98,000 (7%)** over the expected hold period providing an excellent hedge against inflation compared to many “flat” STNL investments

LOW MANAGEMENT HASSLE

- **STNL Asset** – Single-tenant, net-lease asset, offering among the lowest possible management obligation
- **Recently Constructed** – High-quality, 2020 construction with no deferred maintenance
- **Long-Term Lease** – Long-term 15-year initial lease (expiring in 2036) virtually eliminates near-term leasing responsibility and associated capital costs
- **Corporate NNN Lease** – Regal is a long-term corporate lease with a nationally recognized tenant

DESIRABLE LOCATION

- **Excellent Retail Location** – Regal is part of the Marketplace of El Paseo, a dynamic **±650,000 SF** hybrid project consisting of a big box and entertainment retail, restaurants and services encompassing over **75 acres**
- **Freeway Access and Visibility** – Highly visible and ease of access from Highway 99 (**±77,685** cars per day), the Marketplace at El Paseo is arguably the premier super regional center in the trade area
- **Synergistic Co-Anchors** – El Paseo Marketplace is anchored by **Target** and **Burlington** and includes a variety of national and local retailers including, **Floor & Décor, Hobby Lobby, Bath & Body Works, Ross, Marshalls, Old Navy, Olive Garden, Petco, Telsa Motors Charging Stations, UTLA Beauty**, the bustling center serves nearly **530,000 people** in its trade area

INVESTMENT HIGHLIGHTS (continued)

STRONG DEMOGRAPHICS

- **Desirable Trade Area** – Fresno has seen strong, consistent population growth over the years offering “big city” living enjoyed with a “small town” ease.
 - » The city boasts lots of shopping, farm-to-table restaurant scene capitalizing on its surrounding agriculture trade area, and big businesses that attract city-lovers, while farmer’s markets, community events and friendly neighbors satisfy small-town hearts
- More than **10,867** people in a 1-mile radius with an Average Household Income exceeding **\$105,909**
- More than **57,290** people in a 3-mile radius with an Average Household Income exceeding **\$91,571**
- More than **127,458** people in a 5-mile radius with an Average Household Income exceeding **\$88,369**

EXCELLENT 1031 EXCHANGE UPLEG OR ADDITION TO PORTFOLIO

- **Pride of Ownership Asset** – High quality, recent construction with **no near term deferred maintenance**
- **Low Management Hassle** – Corporate STNL offering, the property provides an excellent, low management, low hassle investment opportunity
- **Offered Debt Free** – With no existing financing in place, Regal allows investors the ability to obtain new financing at historically low rates, enhancing leveraged cash on cash returns



AREA SNAPSHOT: FRESNO, CA



2021 DEMOGRAPHICS

Source: CBRE Research

	FRESNO	FRESNO COUNTY
2021 Population	534,875	1,010,443
2021 Workforce	236,558	350,381
2021 Households	170,531	313,829
2026 Projected HH	175,632	323,988
2021 Average HH Income	\$72,605	\$77,713



FRESNO HOUSING

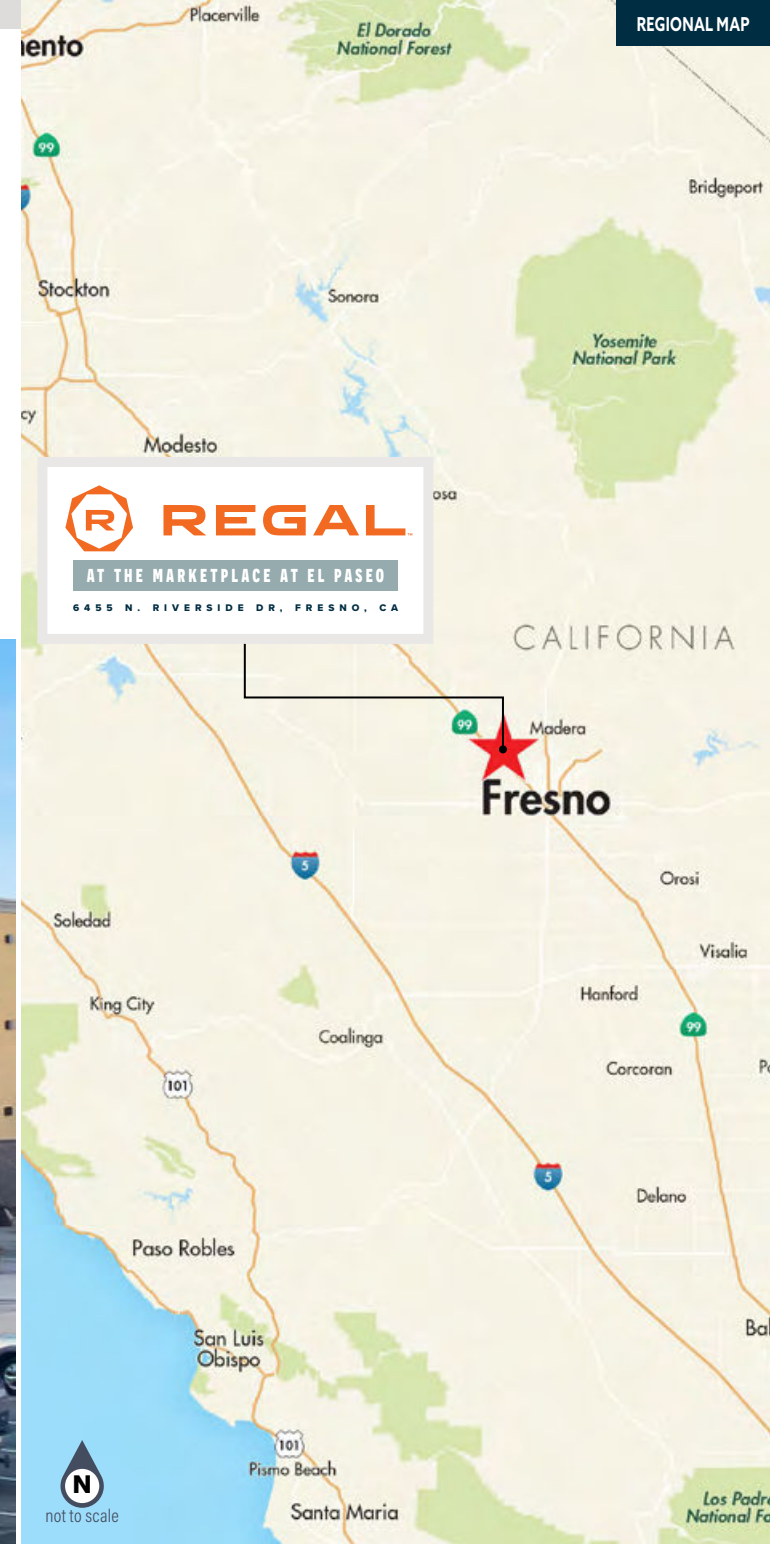
Source: zillow.com/fresno-ca/home-values/

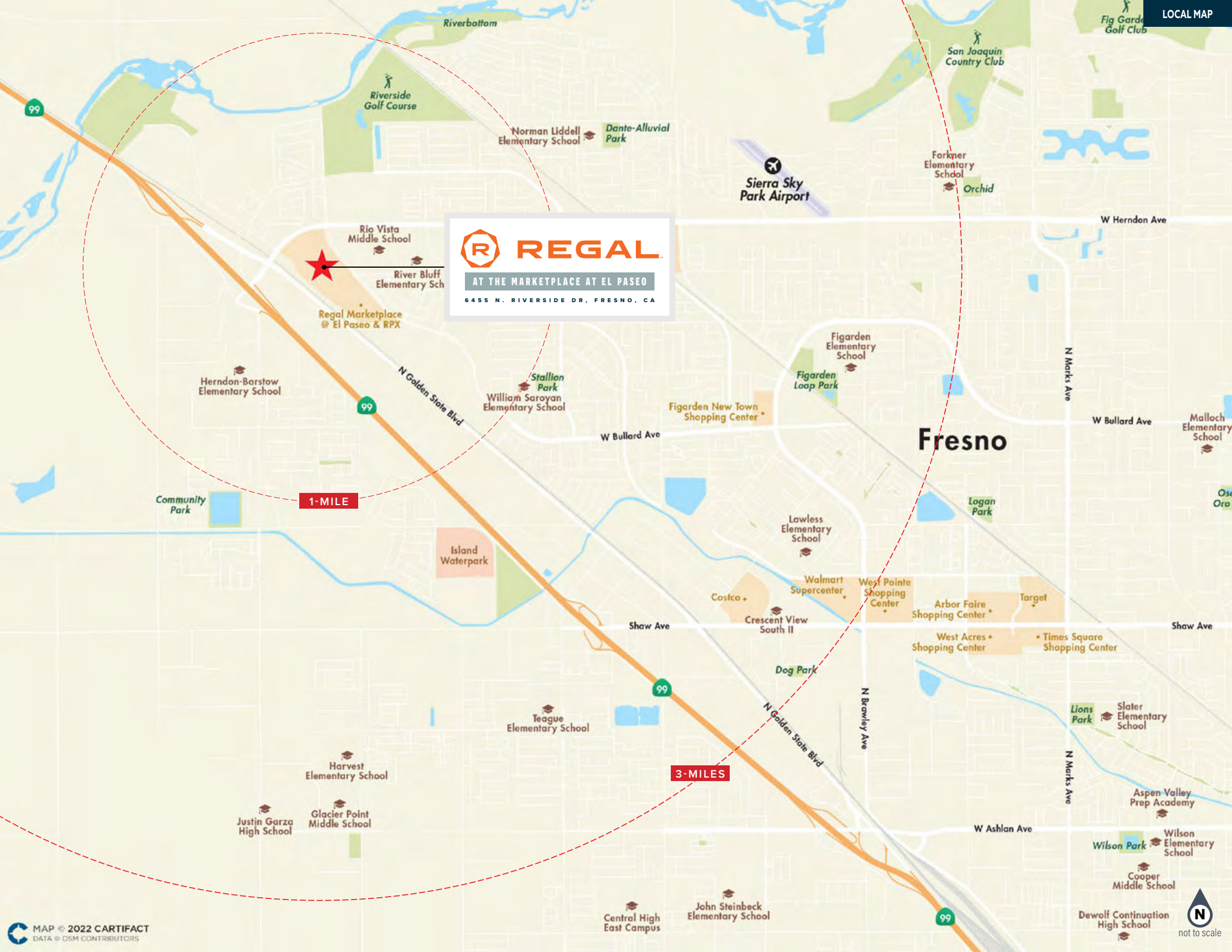
\$348,373

Median Home Value

+21.7%

Home values
grew over
the last year





**REGAL**

AT THE MARKETPLACE AT EL PASEO

6455 N. RIVERSIDE DR., FRESNO, CA

1-MILE

3-MILES

Daniel's jewelers
carter's babies and kids
five BELOW

ALSO AVAILABLE FOR SALE
HOBBY LOBBY
WWW.NRPWEST.COM/FRESNOHOBBYLOBBY

Burlington ROSS DRESS FOR LESS
Marshalls PETCO Where the pets go.
ULTA BEAUTY TARGET

REGAL
AT THE MARKETPLACE AT EL PASEO
6455 N. RIVERSIDE DR., FRESNO, CA

SR-99/GOLDEN STATE HIGHWAY (±77,685 CPD)

N. GOLDEN STATE BOULEVARD

MATTRESS FIRM

VANS

verizon

FUTURE RETAIL
FUTURE RETAIL
FUTURE RETAIL

FUTURE RETAIL

RIVERSIDE AVENUE

PHASE III

ALSO AVAILABLE FOR SALE
T-Mobile **FIRE WINGS**
WWW.NRPWEST.COM/FRESNOTMOBILESHOPS

ALSO AVAILABLE FOR SALE
COLD STONE CREAMERY **NOTHING BUT CAKES**
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PROPERTY OVERVIEW

LOCATION

6455 N. Riverside Dr
Fresno, CA 93722

SITE

Regal Cinemas is located within Marketplace at El Paseo, at the SE corner of N Golden State Blvd and W Herndon Ave, adjacent to the Golden State Hwy, in the city of Fresno, CA.

FRONTAGE & ACCESS

The Marketplace at El Paseo benefits from approximately $\pm 2,942$ linear feet of frontage along N. Golden State Boulevard, $\pm 1,624$ linear feet of frontage along W. Herndon Ave, and $\pm 2,600$ linear feet of frontage along N. Riverside Dr. Access points into the center include 1 entrance off N. Riverside Dr.

LAND AREA

The listing consists of 1 parcel (504-092-64S) totaling approximately ± 5.81 acres or $\pm 253,160$ SF of land area. (to be confirmed upon finalized parcelization)

BUILDING AREA

The subject consists of 1 retail building totaling approximately $\pm 49,950$ SF of GLA.

PARKING

The Marketplace at El Paseo provides $\pm 4,700$ of shared parking stalls, which equates to a shared parking ratio of ± 8.9 spaces per 1,000 SF.

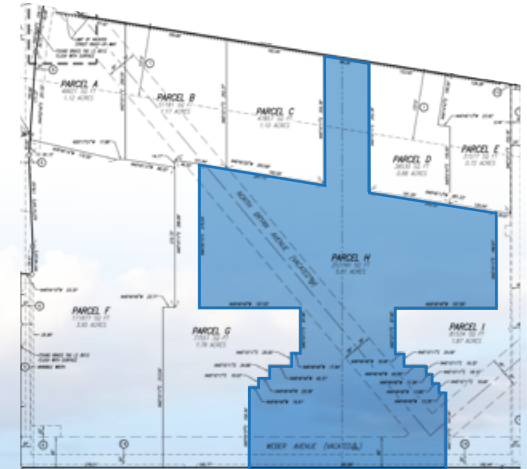
TRAFFIC COUNTS

W. Herndon Ave $\pm 19,720$ CPD
SR-99/Golden State Hwy $\pm 77,685$ CPD

BUILT

Regal was built in 2020.

PARCEL MAP



ALSO AVAILABLE FOR SALE



WWW.NRPWEST.COM/FRESNOCOLDSTONESHOPS

ALSO AVAILABLE FOR SALE



WWW.NRPWEST.COM/FRESNOTMOBILESHOPS

N RIVERSIDE DR

Burlington

FLOOR
DECOR &

ALSO AVAILABLE FOR SALE

HOBBY
LOBBY

WWW.NRPWEST.COM/FRESNOHOBBYLOBBY

REGAL

AT THE MARKETPLACE AT EL PASEO

6455 N. RIVERSIDE DR, FRESNO, CA

N GOLDEN STATE BLVD

TENANT PROFILE



REGAL CINEMAS

www.regmovies.com

Regal, a subsidiary of the Cineworld Group, operates one of the largest and most geographically diverse theatre circuits in the United States, consisting of 6,885 screens in 514 theatres in 42 states along with American Samoa, the District of Columbia, Guam and Saipan.

Cineworld Group plc was founded in 1995 and is now one of the leading cinema groups in Europe. Originally a private company, it re-registered as a public company in May 2006 and listed on the London Stock Exchange in May 2007. Currently, Cineworld Group plc is the only quoted UK cinema business. Cineworld's acquisition of Regal Entertainment Group has created the second largest cinema business in the world (by number of screens). Cineworld currently operates in the UK, Ireland, Poland, the Czech Republic, Slovakia, Hungary, Bulgaria, Romania, Israel and the US.

OWNERSHIP:	Public (LSE: CINE.L)
REVENUE:	\$432 M
MARKET CAP:	\$566 M
EMPLOYEES:	30,432
LOCATIONS:	767
HEADQUARTERS:	Brentford, UK



LEASE ABSTRACT

Tenant:	Regal Cinemas, Inc.
Date of Lease:	June 30, 2017
Rent Commencement:	5/21/21
Lease Expiration:	5/31/2036
Renewal Options:	Four (4) – five (5) year options
Rent/Yr:	Current – 5/31/26: \$1,480,015.50 6/1/26 – 5/31/31: \$1,529,968.50 6/1/31 – 5/31/36: \$1,579,918.50 Option 1: \$1,629,868.50 Option 2: \$1,679,818.50 Option 3: \$1,729,768.50 Option 4: \$1,779,718.50
Percentage Rent / Sales Reporting:	Tenant shall pay Percentage Rent to Landlord based on 6% of sales exceeding the breakpoint. Breakpoints: Years 1-5: \$10,500,000 Years 6-10: \$10,937,500 Years 11-15: \$11,375,000 Option 1: \$11,812,500 Option 2: \$12,250,000 Option 3: \$12,687,500 Option 4: \$13,125,000
Permitted Use:	The operation of a first-class, multi-auditorium motion picture theatre presenting motion pictures, movies and films including without limitation the presentation of pre-show entertainment, previews, trailers and advertising, in each case at the times and in the manner designated by Tenant from time to time.

Ongoing Co-Tenancy:	A minimum of five (5) retail tenants. A minimum of two (2) restaurant tenants. A minimum of two (2) anchor tenants. A minimum of 65% of the GLA is leased and occupied. See lease section 23 for definition of each type of tenant. Co-tenancy deficiency rent is 50% of base rent in substitution of base rent and percentage rent only. If co-tenancy failure continues for 365 days, tenant may elect to terminate the lease nor more than 120 calendar days after delivery notice to Landlord.
Real Estate Taxes:	Tenant shall pay its share. Tenant has tax increase protection for more than 1 sale during the first 5 years, more than 1 sale between the 10th year through the 15th year, and no more than 3 sales during the entirety of the option periods.
Utilities:	Tenant shall pay to the utility provider all charges for Tenant's use of sanitary, sewer, gas, electricity, water, telephone utility services and any other utility services exclusively serving the Theatre.
Common Area Costs:	For the first Rent Year of the Rent Term, a fixed amount equal to the product of \$3.50 multiplied by the GLA of the Theatre; and for the second and each subsequent Rent Years of the Rent Term, a fixed amount equal to the sum of (1) the product of \$3.00 multiplied by the GLA of the Theatre multiplied by 1.03x; plus (2) the product of \$0.50 multiplied by the GLA of the Theatre multiplied by 1.02x, where x=the number of full calendar years after the Rent Commencement Date. By way of illustration and not limitation, in the second full calendar year of the Rent Term, the CAM Charge shall be (\$3.00 x GLA of the Theatre x 1.032) + (\$0.50 x GLA of the Theatre x 1.022).
Repairs and Maintenance:	Landlord is responsible for all structural components of the Theatre, including foundation, structural columns, structural walls, and structural floors, exterior walls, roof and membrane, and all utility lines, among other items.
Tenant Assignment and Subletting:	Tenant shall not assign or otherwise transfer this Lease or any interest therein, or sublet all or any part of the Theatre without Landlord's consent, which consent shall not be unreasonably withheld. Landlord's consent to any assignment or subletting shall not waive the necessity for consent to any subsequent assignment or subletting. If an assignee satisfies one or more of the Assignment Criteria, and such assignee also has a net worth of at least \$150,000,000 at the time of the assignment (the "Release Criteria"), as determined in accordance with GAAP as of the most recent calendar quarter, then, upon such assignee's written assumption of Tenant's obligations accruing under this Lease after the effective date of such assignment, Landlord shall release assignor from any liabilities and obligations accruing under this Lease after the effective date of such assignment.

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ALSO AVAILABLE FOR SALE

HOBBY LOBBY

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Burlington

ROSS
DRESS FOR LESS

Marshalls

PETCO
Where the pets go.

ULTA
BEAUTY

TARGET

PHASE III

SR-99/ GOLDEN STATE HIGHWAY (±77,685 CPD)

N. GOLDEN STATE BOULEVARD

ALSO AVAILABLE FOR SALE

T Mobile **FIRE WINGS**

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ALSO AVAILABLE FOR SALE

COLD STONE **NOTHING BUT Cakes**

WWW.NRPWEST.COM/FRESNOCOLDSTONESHOPS

VANS

goodwill

ups

verizon

RIVERSIDE AVENUE

W. HERNDON AVENUE (±19,720 CPD)

Jersey Mike's
SUBS

PIELOGY
THE STUDY OF CUSTOM PIZZA

CHRONIC TACOS
MEXICAN CUISINE

AAA

Olive Garden
ITALIAN CUISINE

at&t

GameStop
power to the players

SUPERCUTS

jamba

PANDA EXPRESS
CHINESE CUISINE

Danera
ROCKY

McDonald's

ASSUMPTIONS

GLOBAL

Analysis Period

Commencement Date	August 1, 2022
End Date	July 31, 2032
Term	10 Years

Area Measures (NRSF)

Rentable Square Feet	49,950 SF
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Growth Rates

Consumer Price Index (CPI)	3.00%
Other Income Growth Rate	3.00%
Operating Expenses	3.00%
Real Estate Taxes	2.00%
Market Rent Growth	
CY 2023 -	3.00%
CY 2024 -	3.00%
CY 2025 -	3.00%
CY 2026 -	3.00%
CY 2027 -	3.00%
CY 2028 -	3.00%
CY 2029 -	3.00%
CY 2030 -	3.00%
CY 2031 -	3.00%
CY 2032+ -	3.00%

General Vacancy Loss

None

Capital Reserves (CY 2022 Value)

\$0.25 PSF

[1]

VACANT SPACE LEASING

Occupancy and Absorption

Projected Vacant at 8/1/22	0 SF
Currently Vacant as of 4/1/22	0 SF
Percentage Vacant at 4/1/22	0.00%

EXPENSES

Operating Expense Source

2022 Budget [2]

Management Fee (% of EGR)

None

CAM Admin Fee

5.00% [3]

Real Estate Taxes Reassessed

Yes [4]

Millage Rate	1.200%
Special Assessments	\$5,000

Notes: All market rates are stated on calendar-year basis.

[1] Capital Reserves do not inflate during the term of the analysis.

[2] Operating Expenses are based on the 2022 Budget.

[3] Per the CC&R's, management of the shopping center CAM is handled by the Declarant. The CC&R management admin fee is shown on the cash flow.

[4] Real Estate Taxes have been reassessed at the estimated purchase price based on a millage rate of 1.200000% plus special assessments of \$5,000.

[5] Rent Abatement includes NNN charges as well as base rent.

[6] Leasing Commissions are calculated by applying 100% of the rates shown above for lease years 1-5, and 50% of the above rates for lease years 6 and beyond.

SECOND GENERATION LEASING

Major

Retention Ratio

80%

Financial Terms

2022 Monthly Market Rent	\$2.50 PSF
Rent Adjustment	10% Every 5 Yrs
Lease Term	10 Years
Expense Reimbursement Type	NNN

Tenancing Costs

Free Rent		[5]
New	3.0 Month(s)	
Renewal	1.0 Month(s)	
Weighted Average	1.40 Month(s)	
Tenant Improvements (\$/NRSF)		
New	\$50.00 PSF	
Renewal	\$5.00 PSF	
Weighted Average	\$14.00 PSF	

Leasing Commissions

New	5.00%	[6]
Renewal	1.00%	
Weighted Average	1.80%	

Downtime

New	12 Month(s)
Weighted Average	2 Month(s)

FOR CUSTOMIZED DEBT SOLUTIONS, PLEASE CONTACT US



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CBRE's Debt and Structured Finance Group provides expertise across all property types and capital structures while concurrently offering clients the benefits of specialization within the retail sector. Our multi-disciplined team is comprised of highly experienced professionals with an unsurpassed track record of efficiently executing client transactions.



Experts at meeting the various financing requirements of our clients, regardless of property type, complexity, frequency or geographical location



Access to diverse capital sources around the globe and experience across all property and loan types



Skilled at achieving the best financing available in the marketplace using our deep-rooted lender relationships



Provide capital solutions customized to meet clients' short-and long-term strategic goals and objectives

Our Debt and Structured Finance Team has long-term, established relationships with the industry's premier international lenders, including banks, pension funds, life insurance and credit companies, conduits/CMBS entities, government-sponsored enterprises, and offshore investors. The combination of our relationships with domestic and international capital, access to real-time market information, and unrivaled insight across the broad spectrum of real estate services makes our Team the best choice for any financing need.



\$30B+
LOAN
VOLUME



40
STATES
CLOSED



400+
DEBT & EQUITY
SOURCES



CASH FLOW

FISCAL YEAR ENDING - JULY 31		2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Physical Occupancy		100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
Overall Economic Occupancy ^[1]		100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
REVENUES	FY 2023 ^[2]											
Scheduled Base Rent	\$/SF/YR											
Gross Potential Rent	\$29.63	\$1,480,019	\$1,480,019	\$1,480,019	\$1,488,344	\$1,529,969	\$1,529,969	\$1,529,969	\$1,529,969	\$1,538,294	\$1,579,919	\$1,579,919
Absorption & Turnover Vacancy	0.00	0	0	0	0	0	0	0	0	0	0	0
Free Rent	0.00	0	0	0	0	0	0	0	0	0	0	0
Total Scheduled Base Rent	29.63	1,480,019	1,480,019	1,480,019	1,488,344	1,529,969	1,529,969	1,529,969	1,529,969	1,538,294	1,579,919	1,579,919
Expense Recoveries	8.81	440,215	450,472	460,977	471,742	482,771	494,075	505,652	517,517	529,677	542,135	497,928
Free Recovery	0.00	0	0	0	0	0	0	0	0	0	0	0
TOTAL GROSS REVENUE	38.44	1,920,233	1,930,491	1,940,996	1,960,086	2,012,740	2,024,043	2,035,621	2,047,486	2,067,970	2,122,053	2,077,846
General Vacancy Loss	0.00	0	0	0	0	0	0	0	0	0	0	0
EFFECTIVE GROSS REVENUE	38.44	1,920,233	1,930,491	1,940,996	1,960,086	2,012,740	2,024,043	2,035,621	2,047,486	2,067,970	2,122,053	2,077,846
OPERATING EXPENSES												
Landscaping	(0.41)	(20,346)	(20,956)	(21,585)	(22,233)	(22,900)	(23,586)	(24,294)	(25,023)	(25,774)	(26,547)	(27,343)
Repairs & Maintenance	(1.70)	(84,864)	(87,410)	(90,033)	(92,734)	(95,516)	(98,381)	(101,333)	(104,373)	(107,504)	(110,729)	(114,051)
Fire Life Safety / Security	(0.61)	(30,580)	(31,497)	(32,442)	(33,416)	(34,418)	(35,451)	(36,514)	(37,610)	(38,738)	(39,900)	(41,097)
Utilities	(0.30)	(14,743)	(15,185)	(15,641)	(16,110)	(16,593)	(17,091)	(17,604)	(18,132)	(18,676)	(19,236)	(19,813)
CAM Admin Fee	(0.15)	(7,527)	(7,752)	(7,985)	(8,225)	(8,471)	(8,725)	(8,987)	(9,257)	(9,535)	(9,821)	(10,115)
Insurance	(0.36)	(17,834)	(18,369)	(18,920)	(19,488)	(20,072)	(20,674)	(21,295)	(21,933)	(22,592)	(23,269)	(23,967)
Real Estate Taxes	(5.20)	(259,537)	(264,628)	(269,821)	(275,117)	(280,520)	(286,030)	(291,651)	(297,384)	(303,231)	(309,196)	(258,305)
TOTAL OPERATING EXPENSES	(8.72)	(435,431)	(445,799)	(456,426)	(467,321)	(478,489)	(489,939)	(501,677)	(513,711)	(526,048)	(538,697)	(494,691)
NET OPERATING INCOME	29.73	1,484,802	1,484,692	1,484,569	1,492,765	1,534,250	1,534,104	1,533,944	1,533,775	1,541,922	1,583,356	1,583,155
CAPITAL COSTS												
Tenant Improvements	0.00	0	0	0	0	0	0	0	0	0	0	0
Leasing Commissions	0.00	0	0	0	0	0	0	0	0	0	0	0
Capital Reserves	(0.25)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)
TOTAL CAPITAL COSTS	(0.25)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)	(12,488)
OPERATING CASH FLOW	\$29.48	\$1,472,314	\$1,472,204	\$1,472,082	\$1,480,277	\$1,521,763	\$1,521,617	\$1,521,456	\$1,521,288	\$1,529,434	\$1,570,868	\$1,570,668
ACQUISITION & RESIDUAL SALE												
Purchase Price	(\$21,211,456)	0	0	0	0	0	0	0	0	0	0	All Cash
Net Residual Value ^[3]	0	0	0	0	0	0	0	0	0	0	20,644,344	IRR
CASH FLOW BEFORE DEBT	(\$21,211,456)	\$1,472,314	\$1,472,204	\$1,472,082	\$1,480,277	\$1,521,763	\$1,521,617	\$1,521,456	\$1,521,288	\$1,529,434	\$22,215,212	6.89%
NOI Return on Purchase Price		7.00%	7.00%	7.00%	7.04%	7.23%	7.23%	7.23%	7.23%	7.27%	7.46%	
Rolling - All Cash IRR		N/M	2.63%	4.31%	5.64%	5.98%	6.20%	6.36%	6.53%	6.84%	6.89%	

[1] This figure takes into account vacancy/credit loss, absorption vacancy, turnover vacancy, and rent abatements.

[2] Based on 49,950 square feet.

[3] Net Residual Value is calculated by dividing Year 11 NOI by the Residual Cap Rate of 7.50% and applying a 2.20% Cost of Sale.

Cash Flow Projections Based on Argus Enterprise Version 12.11

You are solely responsible for independently verifying the information in this Memorandum. **ANY RELIANCE ON IT IS SOLELY AT YOUR OWN RISK.**

RENT ROLL

SUITE	TENANT NAME	SQUARE FEET	% OF PROPERTY	LEASE TERM		RENTAL RATES					RECOVERY TYPE	MARKET ASSUMPTION / MARKET RENT
				BEGIN	END	BEGIN	MONTHLY	PSF	ANNUALLY	PSF		
6500	Regal Cinemas	49,950	100.00%	Jun-2021	May-2036	Current	\$123,335	\$2.47	\$1,480,019	\$29.63	Fixed CAM (\$3.60 /sf/yr), Net Tax	Option
						Jun-2026	\$127,497	\$2.55	\$1,529,969	\$30.63		\$2.50 NNN (Major)
						Jun-2031	\$131,660	\$2.64	\$1,579,919	\$31.63		

Notes:

Tenant has four (4) - five (5) year options at a \$1.00 /sf/yr increase over prior rent. Tenant pays 6% of sales over a fixed breakpoint of \$10.5M (assumed not hitting, not modeled). Prop 13 protection if property is sold more than once in 5 years (not hitting, not modeled). Tenant has on-going co-tenancy (see lease for details).

Jun-2036	May-2056	FUTURE	\$135,822	\$2.72	\$1,629,869	\$32.63	Fixed CAM (\$3.60 /sf/yr), Net Tax	Market - 80.00% \$2.50 NNN (Major)
OPTION		Jun-2041	\$139,985	\$2.80	\$1,679,819	\$33.63		
		Jun-2046	\$144,147	\$2.89	\$1,729,769	\$34.63		
		Jun-2051	\$148,310	\$2.97	\$1,779,719	\$35.63		

Notes:

Assumes tenant exercises four (4) - five (5) year options at modeled terms with no leasing costs.

TOTALS / AVERAGES	49,950	
OCCUPIED SF	49,950	100.0%
VACANT SF	0	0.0%
TOTAL SF	49,950	100.0%

\$123,335 \$2.47 \$1,480,019 \$29.63

WEIGHTED-AVERAGE LEASE TERM REMAINING: 13.83 Years
 WEIGHTED-AVERAGE LEASE TERM LAPSED: 1.17 Years
 WEIGHTED-AVERAGE LEASE TERM FROM INCEPTION: 15.00 Years

EXCLUSIVELY MARKETING BY



NRP-WEST

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Lic. 01516027
megan.lanni@cbre.com



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