



FAIRVIEW
TOWN
CENTER





Anchored by Dillard's, iPic Theaters, JC Penney and Macy's, Fairview Town Center is located at the intersection of US 75 and Stacy Road in Fairview, Texas. Uniquely situated in northern Collin County, Fairview Town Center attracts shoppers from Fairview, Allen, McKinney, Frisco and Plano as well as cities to the North and Northeast of the center such as Lucas, Anna, Melissa, Princeton and Farmersville.

Shoppers in the market are highly educated, upper income and family oriented consumers that spend the discretionary dollars on their families.





FAIRVIEW
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- ATM
- Public Restrooms
- Security & Management
- Streets & Driveways
- Surface Parking





121

Sam Rayburn Tollway - 52,500 vehicles per day

ALLEN

Ridgeview Memorial Park

FAIRVIEW

FTC FAIRVIEW TOWN CENTER

Allen Premium Outlets

GAP **chico's** **Coletta** **dressbarn**
Famous Footwear **J.CREW** **LACOSTE** **Levi's**
kate spade **Lucky Brand** **NIKE** **LAST CALL**
POLO RALPH LAUREN **UNDER ARMOUR** **Brooks Brothers**
COACH **BANANA REPUBLIC** **Calvin Klein**

★ **macy's** **JCPenney** **The Container Store** **ZOE'S KITCHEN**
iPc **OLD NAVY** **GLORIA'S**
Dillard's **Splashville** **EXPRESS** **ULTA**

171,000 vehicles per day

75

Stacy Road - 30,800 vehicles per day

N. Greenville Avenue - 21,800 vehicles per day

Cabelas

THE VILLAGE AT ALLEN

SUPER TARGET **BEST BUY** **HAVERTY'S** **COURTYARD**
DICK'S **PETSMART** **DOLLAR TREE** **RESTAURANT BREWHOUSE**
TJ-MAXX **TOYS R US** **Plant Imports** **Olive Garden** **HEMISPHERES**
HomeGoods **ROSS DRESS FOR LESS** **BONEFISH GRILL** **Allen**



More than 60% of households in the trade area have children under the age of 18.

Fast Facts

- Almost a mile of frontage along Stacy Road and a 1/3 mile along US 75. US 75 carries 275,000 cars per day while Stacey Road carries 65k cars per day
- Dominant commercial node with over 3 M SF of retail at the intersection
- Fairview Youth Theatre expected to draw over 100k annual visitors
- Two brand new hotels - 112 room Home2 by Hilton coming Fall 2017 and a 155 room Residence Inn by Marriott coming Fall 2017
- Overture, a new active living 55+ development by Greystar - rents will be \$2.25-2.50/sf with an average unit size of approximately 900 sf (ranging from 650 - 2200 sf) will open on the property in Fall 2017
- There are 340,000 students enrolled in more than 30 colleges and universities all within a 60-mile radius of Fairview including Collin College (four campuses), Southern Methodist University, University of Texas Dallas, University of North Texas, Texas Christian University and UT Southwestern
- 89% growth since 2000 (305,000 new residents) in the trade area



Demographics

Population
Average Household Income
Media Age
Households

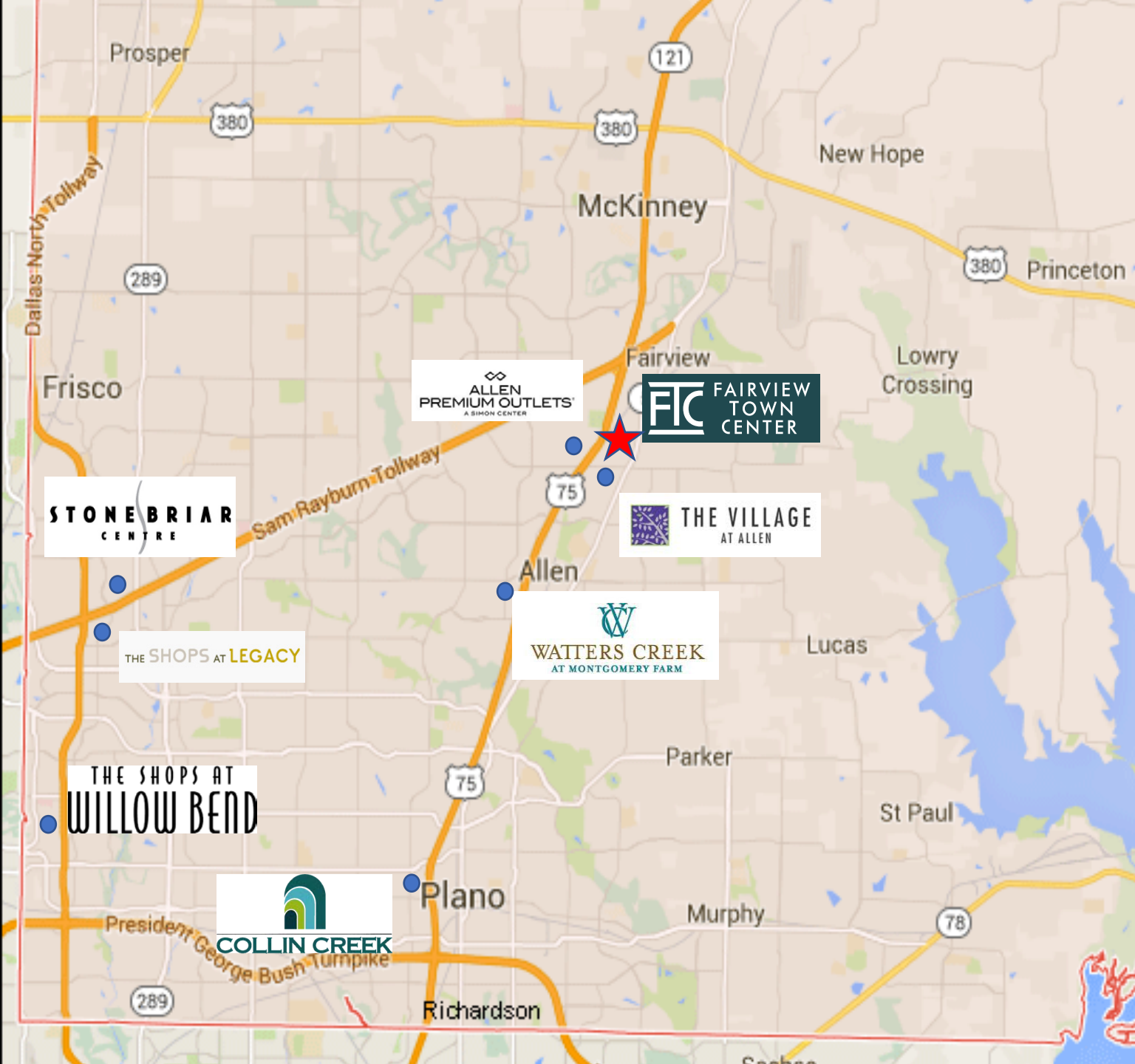
1 mile

3 miles

5miles

8.981	92,974	227,589
\$137,966	\$124,744	\$123,128
35.1	35.6	36
3.084	32,173	79,189





Fairview Town Center Directory

Retail:

Buckle
The Container Store
Dallas Cowboys ProShop
Dillard's
Express
Frenzi
Hello Gorgeous
I.O. Metro
JC Penney
Lenscrafters
Macy's
Motherhood Maternity
NASR Brother's Jewelers
Old Navy
Pappagallo Classiques
Pinot's Palette
Rally House
Ulta Beauty
Versona
Whole Foods Market

Restaurant:

Cane Rosso
Gloria's Latin Cuisine
Paciugo
Texas Land & Cattle
Twisted Root Burger
Wild Salsa
Zoe's Kitchen

Service:

Capital One Bank
Fairview Nails & Spa
Regis Hair Salon
Toni and Guy

Entertainment:

iPic Theaters
Fairview Youth
Theatre
Noah's Event Center
Polka Dot Party & Play
Splitsville



Allen Event Center (located just across Stacy Road) draws over 750,000 annual visitors (home of the Dallas Sidekicks- indoor soccer, Allen Americans- ECHL hockey and the Texas Revolution- arena football) for sports, concerts (6-10 per year) and family events such as Disney On Ice.

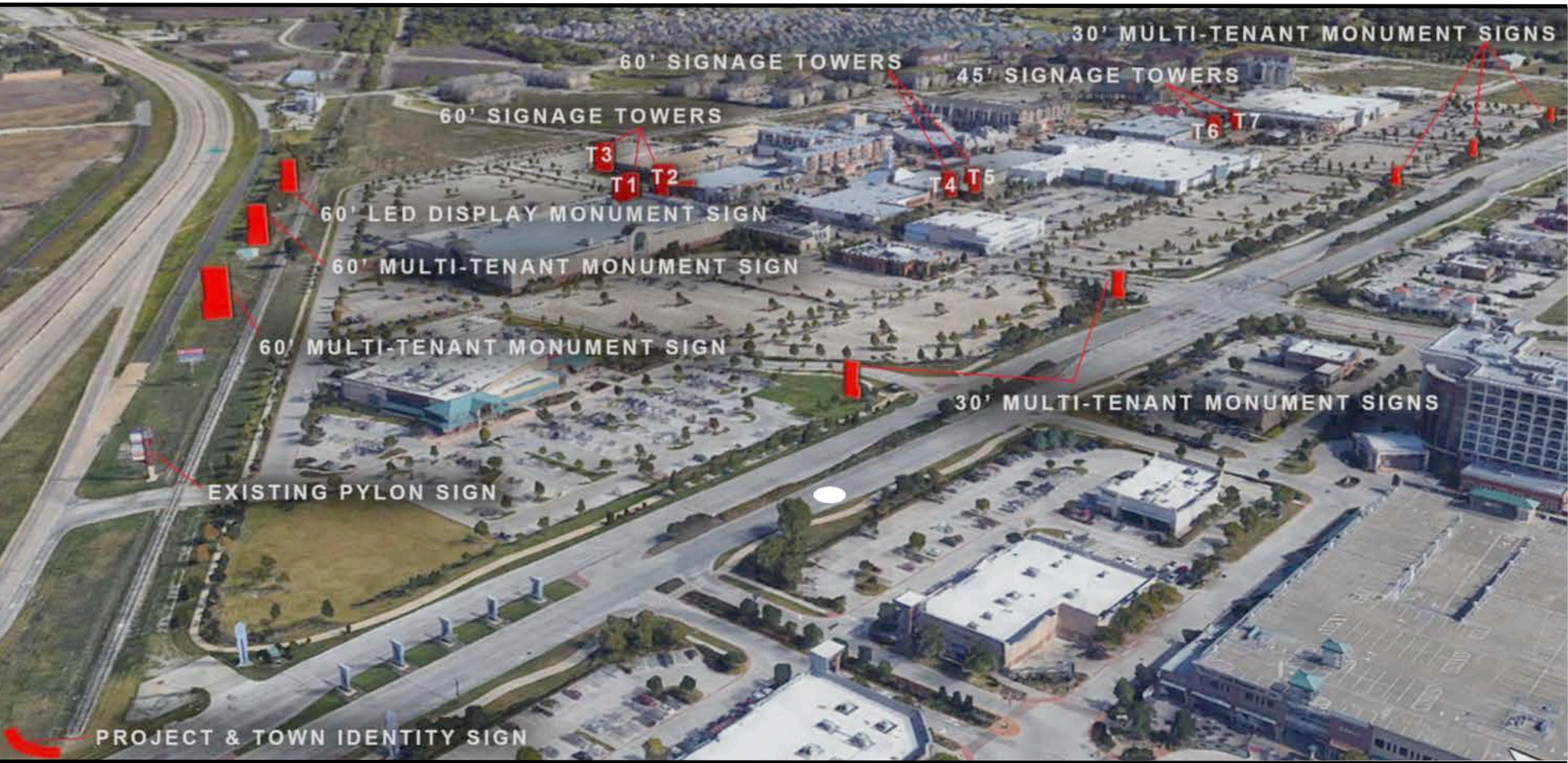
Allen High School, located less than 2 miles from the center, currently has 5,987 students at the main campus and another 1,544 at the freshman center just across the street.

- Total enrollment grades 9-12 is 7,531
- Total faculty and employees at the two facilities tops 500
- The graduation rate is 97% (the rate for Texas is 83%) - of those who graduate, more than 85% go on to college.









30' MULTI-TENANT MONUMENT SIGNS

60' SIGNAGE TOWERS

45' SIGNAGE TOWERS

60' SIGNAGE TOWERS

T3
T1 T2

T4 T5

T6 T7

60' LED DISPLAY MONUMENT SIGN

60' MULTI-TENANT MONUMENT SIGN

60' MULTI-TENANT MONUMENT SIGN

30' MULTI-TENANT MONUMENT SIGNS

EXISTING PYLON SIGN

PROJECT & TOWN IDENTITY SIGN



LINCOLN PROPERTY COMPANY

Lincoln Property Company currently maintains a presence in more than 200 cities in the United States and 10 countries throughout Europe, in both commercial and residential real estate markets. Lincoln has developed 75 million square feet of commercial office space; over 11 million square feet of specialty retail space and 52 million square feet of industrial space and currently manage over 138 million square feet of commercial space. Lincoln's commercial developments are frequently recognized as landmarks in their communities for their design, quality and superior locations. In addition, Lincoln is consistently listed as one of the largest apartment developers in the United States, having developed over 200,000 multi-family residential units and currently managing over 134,000 units.

For leasing information, please contact:

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FTC

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