

Location Location Location

BROKEN ARROW, OKLAHOMA

The Park at Adams Creek

Sitting directly in the path of development along the Broken Arrow Expressway, The Park at Adam's Creek is a master planned retail development of 220 acres located in Broken Arrow, Oklahoma zoned for corporate office, medical, retail and restaurant use.

All infrastructures for Phase I of The Park, consisting of 100 acres, have been completed and work on Phase II began in fall of 2007.

Broken Arrow is now the fifth largest city in the state and Oklahoma's third largest manufacturing city. With the recent extension of the Creek Turnpike, surrounding the city on its south and east borders, coupled with the recent completion of the improvements to Highway 51 (Broken Arrow Expressway), people continue to move to Broken Arrow as it is now considered the "Eastern Entrance to Tulsa."

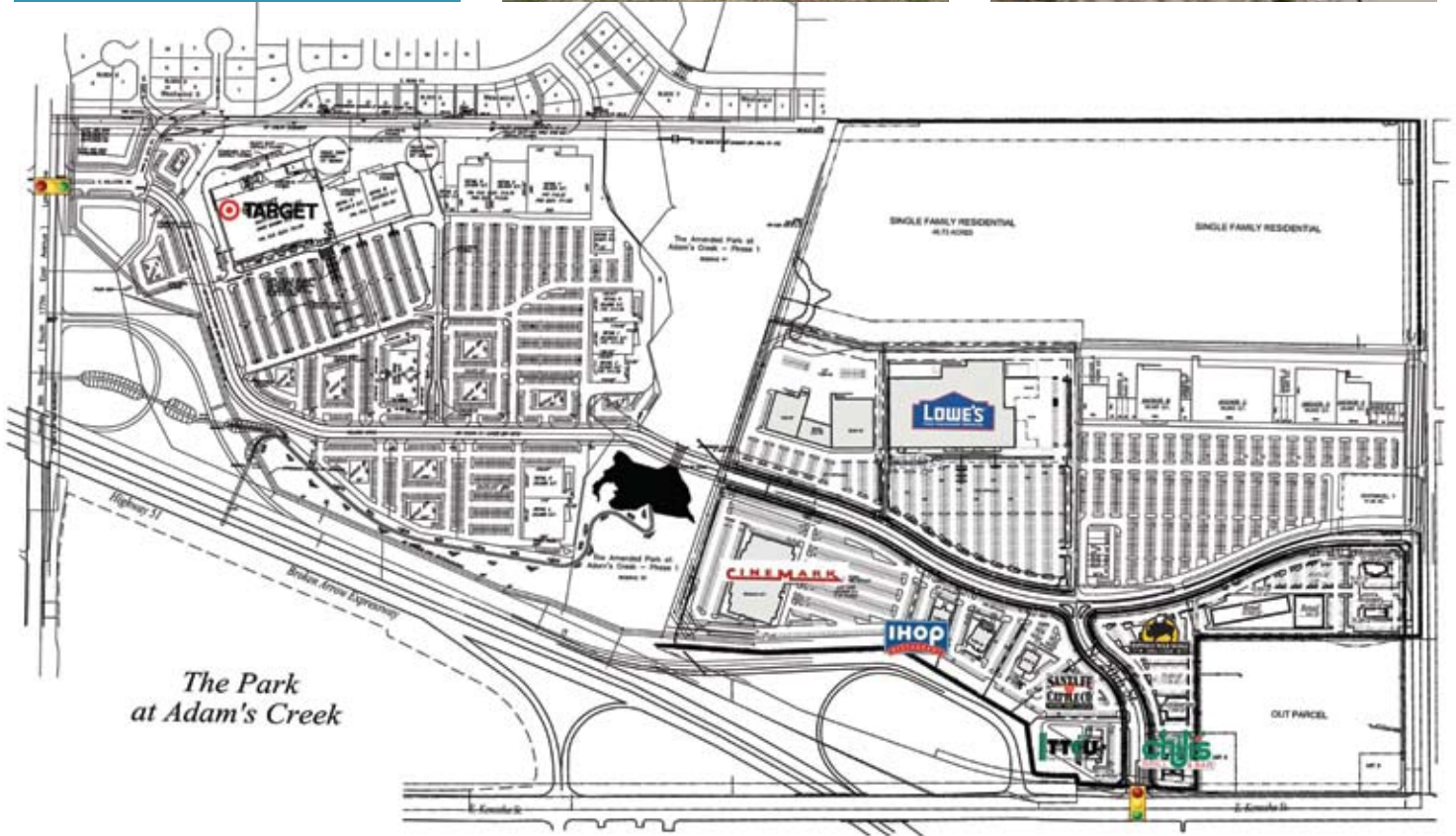
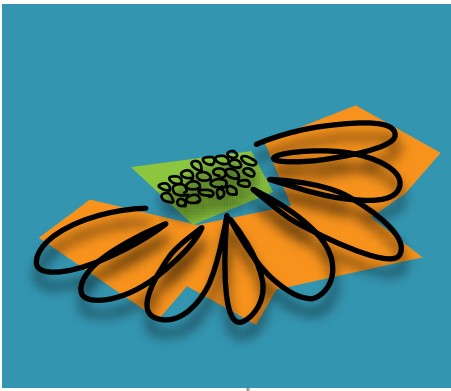


BROKEN ARROW

Where opportunity lives

*Broken Arrow Economic Development Corporation
Broken Arrow Area Chamber of Commerce*





The Park at Adam's Creek



STATISTICS

	5 MINUTE DRIVE TIME	10 MINUTE DRIVE TIME
2008 Est. Average Family Household Income	\$77,312	\$72,360
2008 Est. Median Family Household Income	\$67,492	\$63,600
2008 Est. Population	11,509	64,285
Est. Growth (00-08)	27.91%	15.75%
College Degree (Age 25+)	35.38%	33.65%



KEY OPPORTUNITY GAP CATEGORIES	5 MINUTE DRIVE TIME	10 MINUTE DRIVE TIME
Furniture Stores	\$307,729	\$4,545,489
Computer and Software Stores	\$252,659	
Camera/Photographic Equipment	\$168,727	\$922,729
Convenience Stores	\$800,854	\$3,536,917
Specialty Food Stores (4452)	\$466,161	\$3,127,035
Beer, Wine and Liquor Stores	\$696,351	\$4,159,813
Food Service & Drinking Places (722)	\$1,120,823	\$20,259,463
Health and Personal Care Stores	\$755,314	\$3,487,661
Clothing Stores (4481)	\$4,887,246	\$27,860,496
Men's Clothing Stores		\$709,588
Women's Clothing	\$924,870	\$6,828,609
Children's, Infants Clothing Stores	\$366,442	\$2,029,002
Family Clothing Stores	\$3,134,499	\$16,508,619
Other Clothing and Accessories	\$461,435	\$1,784,678
Shoe Stores	\$1,237,856	\$3,666,275
Jewelry Stores (44831)	\$778,876	\$925,610
Book Stores and News Dealers (45121)	\$679,087	\$347,615
General Merchandise Stores (452)	\$10,663,411	\$19,036,341
Florist	\$199,216	\$487,543
Gift, Novelty and Souvenir Stores	\$217,946	\$2,036,945

Information provided by Claritas Inc. 2007.

OVERALL TOTAL RETAIL LEAKAGE

5 minute drive time: \$35,609,342

10 minute drive time : \$165,443,346

KVQD
 DEVELOPMENT GROUP, INC.
743-3456
Available

2007 Traffic Count

On 23rd (County Line)

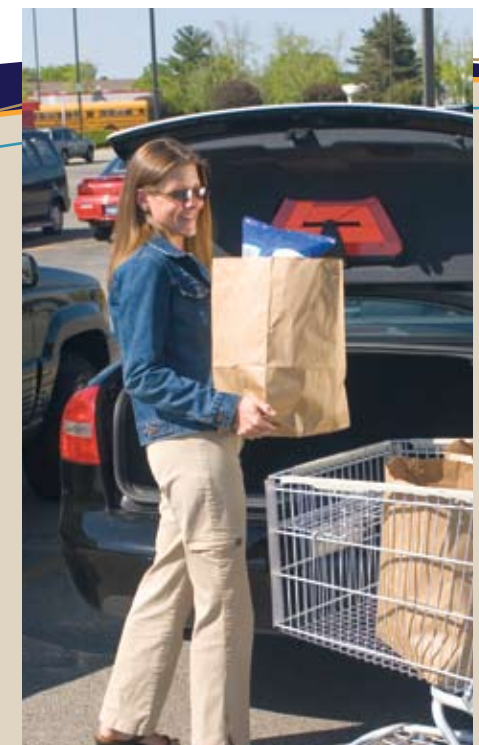
28,729

Broken Arrow Expressway
at 9th Street (Lynn Lane)

18,354

On Kenosha (71st)

36,341





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*Learn more about this unique
development opportunity by contacting:*

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