

GRAND CENTRAL MALL
Parkersburg/Vienna, West Virginia
www.grandcentralmall.com





PROPERTY DESCRIPTION

Grand Central Mall is the area's premier shopping destination, featuring 100+ specialty stores, five anchors, a 450-seat food court and a 12-screen cinema. It is the only enclosed regional mall within a 77-mile radius. Grand Central's array of specialty stores are anchored by Elder-Beerman, Dunham's Sports, Belk, JCPenney and Sears. Shoppers have embraced recent openings by popular retailers such as Hollister, American Eagle Outfitters, Journeys, Charlotte Russe, rue21, Victoria's Secret, Finish Line and The Buckle. Mid-Ohio Valley Medical Group is located adjacent to the mall and brings as many as 500 outpatients per day to the property.

KEY RETAIL

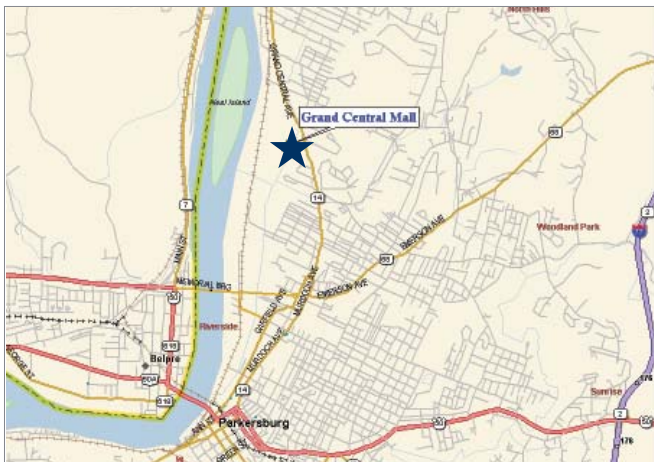
ANCHORS

Belk
Dunham's Sports
Elder-Beerman
JCPenney
Regal Cinemas 12
Sears

PERIPHERAL RETAIL

Borders Books & Music
Burger King
Long John Silver's
Old Navy
The Olive Garden
Outback Steakhouse
Panera Bread
Ruby Tuesday
Toys"R"Us

CITY VIEW MAP



★ Grand Central Mall

TRADE MAP



★ Grand Central Mall Trade Area Radius: 20 Miles

TRADE AREA DEMOGRAPHICS

RADIUS	10 MILES	20 MILES	30 MILES
POPULATION	104,252	158,190	235,549
HOUSEHOLDS	44,869	66,870	95,675
AVG. HOUSEHOLD INCOME	\$57,797	\$57,929	\$54,768

2015 Projection | Source: SitesUSA



AERIAL PHOTOGRAPH

Grand Central Mall is located on Route 14 (Grand Central Avenue), among the most heavily traveled state routes in West Virginia. Approximately 36,400 vehicles per day pass in front of the property. In addition, the recently completed expansion of Route 50 to a four-lane highway provides access between Parkersburg and Athens, Ohio, in under 45 minutes and has enhanced the mall's regional drawing power.

STATISTICS

MAJOR STORES

Aéropostale, The Buckle, C.J. Banks, Hollister, Journeys, Victoria's Secret

GROSS LEASABLE AREA

845,889 square feet

NUMBER OF STORES

105

PARKING

4,800 spaces

TRADE/MARKET AREA

As the state's third largest population center, the Parkersburg/Vienna area is the economic backbone of the Mid-Ohio Valley. It also has one of the highest average household incomes in the state, and the area boasts affordable housing, low crime and below-average real estate taxes. Vast cultural and recreational opportunities and several area colleges make this an appealing location for families and businesses. Over the past several years, the area's economic base has changed from heavy manufacturing and mining toward a skill- and service-based economy. More than a dozen of the nation's Fortune 500 companies are located in Parkersburg, including DuPont and SABIC (formerly GE Plastics).

GLIMCHER

Christy Catlett

180 East Broad Street

Columbus Ohio 43215

614.621.9000

www.glimcher.com

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