

RECENT ACQUISITIONS

Since March 2022, ShopOne has acquired 27 grocery-anchored centers totaling 2.4 million square feet with a gross asset value of \$500 million.



CAROLINAS PORTFOLIO

North Carolina
173,310 Total SF
98% Occupied
Anchor: Food Lion,
Lowe's Food



BELTWAY SOUTH

Houston, TX MSA
114,099 SF
94% Occupied
Anchor: Kroger



STOCKBRIDGE LAKES

Atlanta, GA MSA
78,605 SF
88% Occupied
Anchor: Publix



STAPLES MILL PLAZA

Richmond, VA MSA
70,147 SF
94% Occupied
Anchor: Food Lion



OPPORTUNITIES MAY BE SUBMITTED TO:

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ACQUISITION CRITERIA

We are seeking to grow by acquiring necessity-driven shopping centers anchored by leading grocers in the top 100 U.S. MSAs. Portfolio transactions larger than \$75 million will also be considered.

More than
\$500M
of buying power

TENANCY
Grocery-
anchored

3-MILE DEMOS
\$85k+ AHHI
60k Pop.

DEAL SIZE
\$10M-\$75M+

RETURN PROFILE
Core+
Value-Add