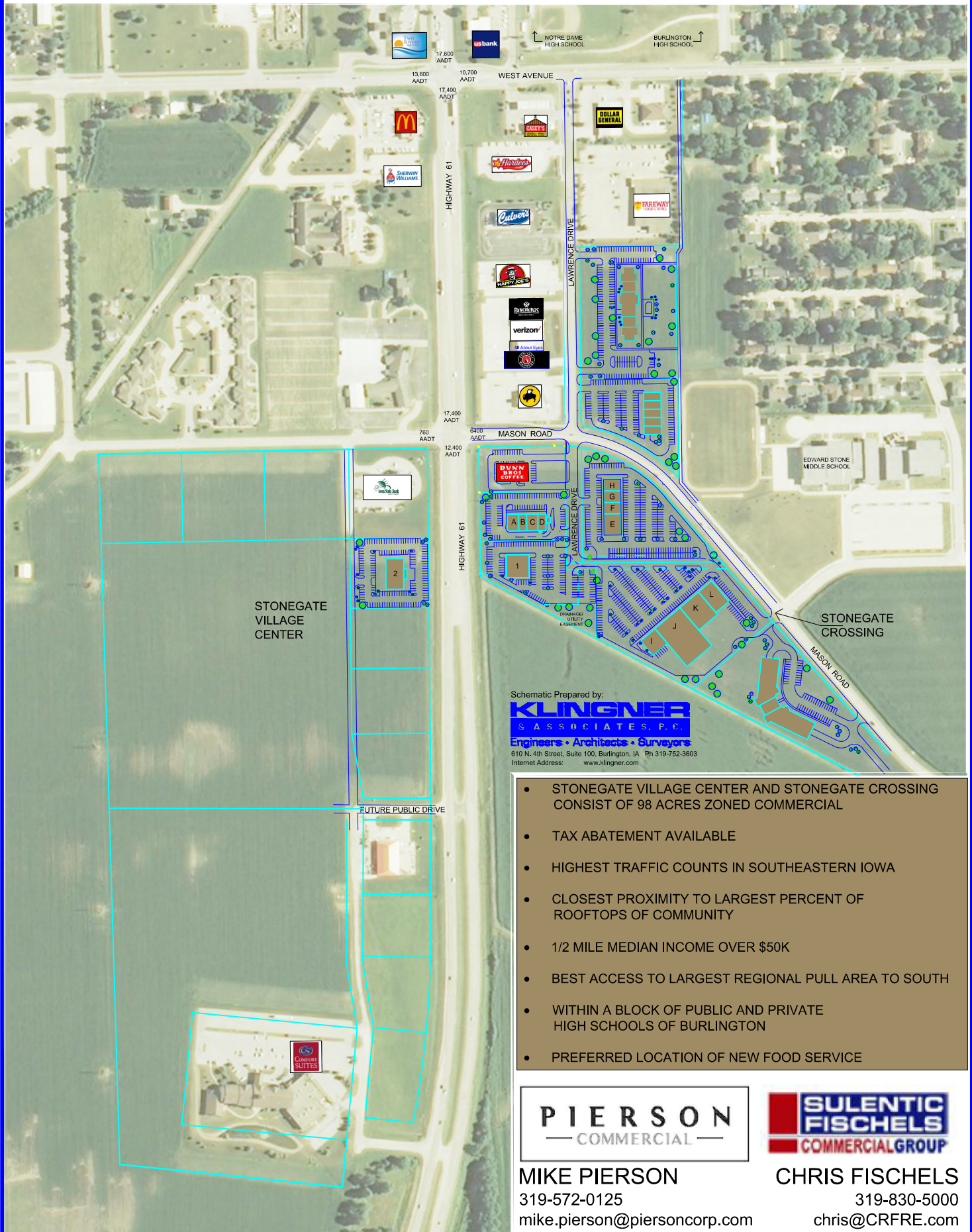


STONEGATE VILLAGE CENTER & STONEGATE CROSSING

COMMERCIAL DEVELOPMENT
BURLINGTON, IOWA



Schematic Prepared by:
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- STONEGATE VILLAGE CENTER AND STONEGATE CROSSING CONSIST OF 98 ACRES ZONED COMMERCIAL
- TAX ABATEMENT AVAILABLE
- HIGHEST TRAFFIC COUNTS IN SOUTHEASTERN IOWA
- CLOSEST PROXIMITY TO LARGEST PERCENT OF ROOFTOPS OF COMMUNITY
- 1/2 MILE MEDIAN INCOME OVER \$50K
- BEST ACCESS TO LARGEST REGIONAL PULL AREA TO SOUTH
- WITHIN A BLOCK OF PUBLIC AND PRIVATE HIGH SCHOOLS OF BURLINGTON
- PREFERRED LOCATION OF NEW FOOD SERVICE

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