



Moore Plaza

5425 S. Padre Island Drive • Corpus Christi, TX 78411

Property Highlights

- » 379,035 square foot Class A super-regional power center
- » Located in one of Texas' most popular tourist destinations, Corpus Christi, Texas
- » Dual grocery-shadow anchors Target and H-E-B
- » Located along South Padre Island Drive directly across from La Palmera Mall, one of South Texas' largest regional malls

Key Tenants

- » Burlington
- » Dollar Tree
- » HEB
- » Hobby Lobby
- » Mardel
- » Marshall's
- » Office Depot
- » Pet Supplies Plus
- » Target
- » Total Wine

Demographics

2024 Est. Demographics	3-Mile Radius	5-Mile Radius	10-Mile Radius
Total Population	122,373	209,946	269,623
Total Households	47,879	78,286	100,123
Median Household Income	\$59,407	\$62,004	\$57,418
Median Age	36.4	35.9	36.5

Area Traffic Counts

- » Staples Street - 40,962 VPD
- » South Padre Island Drive - 118,201 VPD



Space Available

SUITE	SF
106	1,832
101	1,320
104	1,190
122	1,180
140	1,097
101A	1,050
164	975
117	931



Property Aerial



Property Aerial



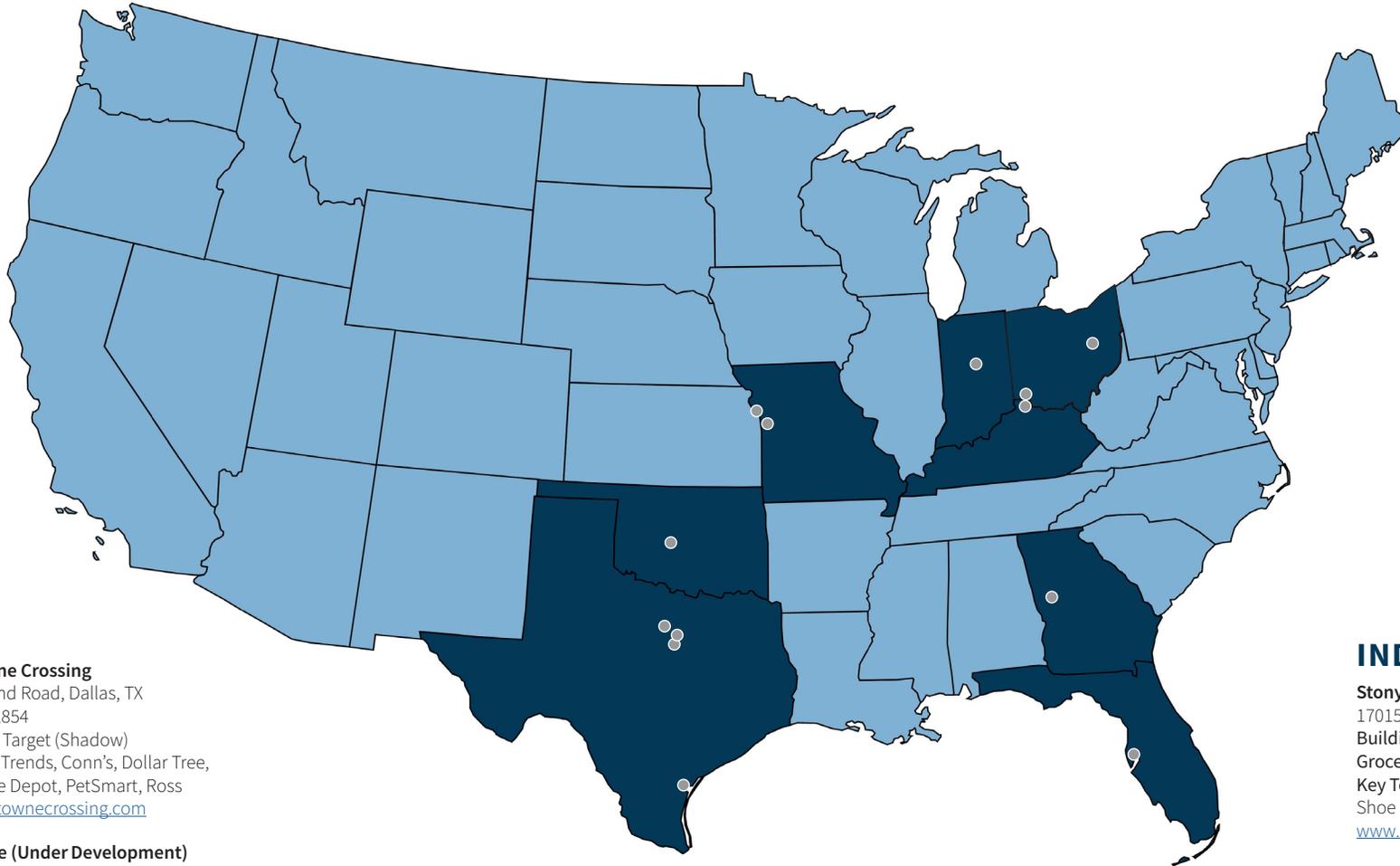
Moore Plaza Site Plan



Available Square Feet:
931 - 1,832



The Rainier Companies Retail Portfolio



TEXAS

Wheatland Towne Crossing

2525 W. Wheatland Road, Dallas, TX
Building SF: 206,854

Grocery Anchor: Target (Shadow)
Key Tenants: CitiTrends, Conn's, Dollar Tree, Five Below, Office Depot, PetSmart, Ross
www.wheatlandtownecrossing.com

Coit Marketplace (Under Development)

SW Corner of HWY 121 & Coit, Plano, TX
Building SF: 178,675

Grocery Anchor: Kroger
Key Tenants: Starbucks, Chipotle, Great Clips, Jersey Mike's, Frost Bank, Bojangles

Sanger Crossing (Under Development)

I-35 E & W. Chapman Road, Sanger, TX
Building SF: 75,556

Grocery Anchor: Tom Thumb
Key Tenants: AT&T, Jimmy John's, Whataburger, Tropical Smoothie Cafe

Moore Plaza

5425 Padre Island Drive, Corpus Christi, TX
Building SF: 377,985

Grocery Anchor: HEB Plus (Shadow) & Target (Shadow)

Key Tenants: Burlington, Half Price Books, Hobby Lobby, Marshalls, Office Depot
www.mooreplazashopping.com

OKLAHOMA

University Town Center

1690 24th Avenue NW, Norman, OK
Building SF: 448,643

Grocery Anchor: Target (Shadow)
Key Tenants: Academy Sports, DSW, HomeGoods, Kohls, Michaels, Ulta
www.theuniversitytowncenter.com

KENTUCKY

Newport Pavilion

130 Pavilion Parkway, Newport, KY
Building SF: 332,311

Grocery Anchor: Kroger, Target (Shadow)
Key Tenants: Dick's Sporting Goods, Michael's, TJ Maxx, Ulta
www.newportpavilion.com

GEORGIA

Dawson Marketplace

GA 400 & Dawson Market Way, Dawsonville, GA
Building SF: 353,270

Grocery Anchor: Kroger (Shadow)
Key Tenants: Burlington, Hobby Lobby, HomeGoods, Marshall's, Ross
www.dawsonshopping.com

FLORIDA

Woodlands Square

3150 Tampa Road, Oldsmar, FL
Building SF: 315,084

Grocery Anchor: Earth Fare
Key Tenants: AMC, Beall's, Five Below, Marshall's, PetSmart, Ulta
www.woodlandssquare.com

MISSOURI

Summit Woods Crossing

1700 NW Chipman Road, Lee Summit, MO
Building SF: 545,218

Grocery Anchor: Target (Shadow)
Key Tenants: Best Buy, Kohl's, Lowe's, TJ Maxx, Ulta
www.summitwoodsshopping.com

Truman's Marketplace

12400 15th Street, Grandview, MO
Building SF: 309,130

Grocery Anchor: Price Chopper
Key Tenants: Burlington, Dollar Tree, Five Below, Ross, TJ Maxx
www.trumansmarketplace.com

INDIANA

Stony Creek Marketplace

17015 Mercantile Blvd, Noblesville, IN
Building SF: 204,811

Grocery Anchor: Meijer
Key Tenants: Best Buy, HomeGoods, Ross, Shoe Carnival, TJ Maxx
www.stonycreekshopping.com

OHIO

32 Eastgate

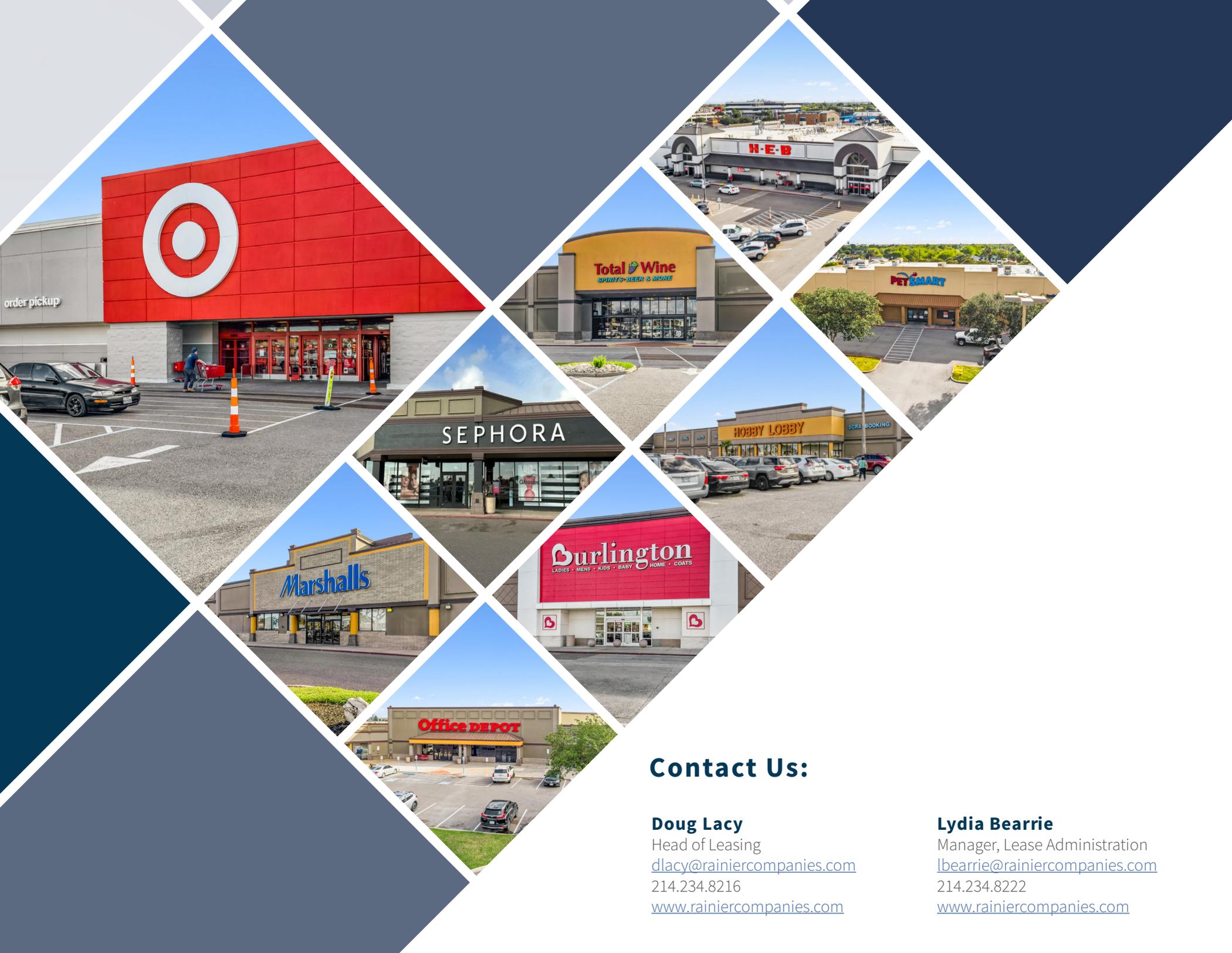
Eastgate S Dr, Cincinnati, OH
Building SF: 188,912

Grocery Anchor: Jungle Jim's Market (Shadow)
Key Tenants: Burlington, Five Below, HomeGoods, Kirkland's, Michaels, Ulta

Belden Park Crossings

I-77 & Everhard Rd NW, North Canton, OH
Building SF: 484,360

Grocery Anchor: Target (Shadow)
Key Tenants: Cost Plus World Market, DSW, Fresh Thyme Supermarket, Joann's, Kohl's



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