



Woodlands Square

3150 Tampa Road • Oldsmar, FL 34677

Property Highlights

- » 315,084 square foot Class A retail power center
- » Dynamic anchor lineup, highlighted by AMC Theatres, Bealls, and Marshalls, combining specialty grocery, discount apparel and beauty supplies, pet supplies, and entertainment
- » Located in Oldsmar, Florida, 19 miles north of Downtown St. Petersburg and 16 miles northwest of Downtown Tampa
- » Situated at the intersection of Tampa Road (55,504 VPD) and Curlew Road (19,705 VPD)

Key Tenants

- » AMC Theatres
- » Bealls
- » Five Below
- » Marshalls
- » PetSmart
- » Ulta

Demographics

2024 Est. Demographics	3-Mile Radius	5-Mile Radius	10-Mile Radius
Total Population	73,285	183,369	565,347
Total Households	33,295	82,832	243,465
Median Household Income	\$68,636	\$68,672	\$60,792
Median Age	51	50.5	45.9

Area Traffic Counts

- » Curlew Road - 19,705 VPD
- » Tampa Road - 55,504 VPD
- » N McMullen Booth Road - 56,678 VPD



Space Available

SUITE	SF
3136	24,232
3144-5	4,501
3161-4	3,544
3130-3	3,500
3150-2	2,000
3144-4	2,200
3161-3	1,928
3130-4	1,350
3161-3	1,000
3161-5	915
3161-2	800



Property Aerial

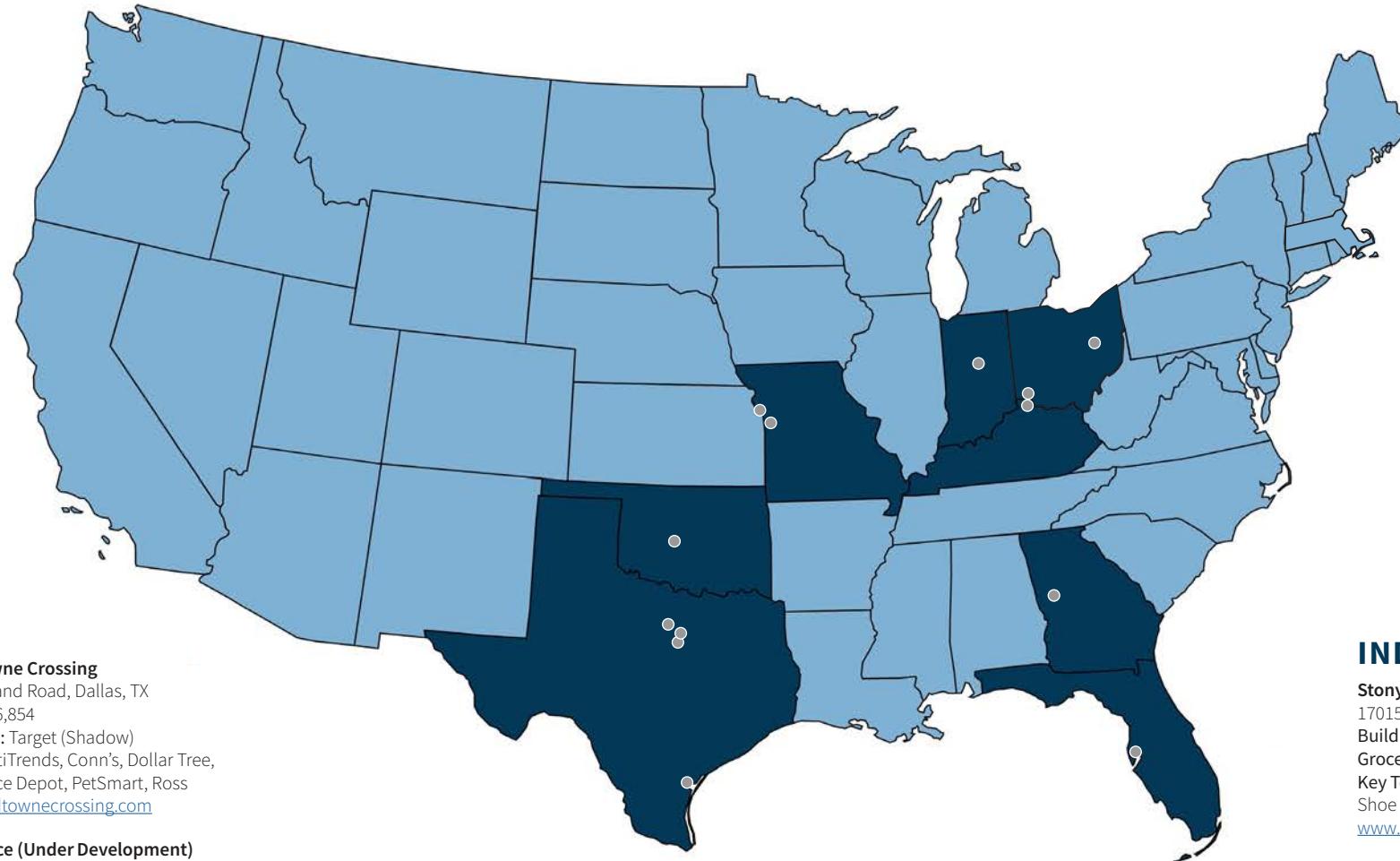


Woodlands Square Site Plan



Available Square Feet:
800 - 24,232

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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