

CAFARO
— Est. 1949 —

MEADOWSBROOK
MALL COMPLEX
Bridgeport, West Virginia



THE UNDISPUTED LEADER

IN MIDDLE MARKET,
SUPER-REGIONAL,
MALL DEVELOPMENT



About Meadowbrook Mall Complex

- **900,000 + square foot regional shopping center serving all of north-central West Virginia.**
- **Anchored by Boscov's, Target, Old Navy, Marshalls, JCPenney, Cinemark Theatres and The Hive Entertainment Zone.**
- **A brand new restaurant option is coming soon. The Weekend Bistro & Bar will bring a fresh dining experience that enhances the property's tenant mix and draws additional visitors to the center.**
- **Strategically located on the I-79 High Tech Corridor, adjacent to the Federal Bureau of Investigation National Identification Division and WVU Medicine United Hospital Center.**
- **Real estate websites such as Niche, StudyFinds and Stacker consistently rate Bridgeport among the Top Places to Live in West Virginia.**
- **Future job growth in Bridgeport over the next 10 years is predicted to increase by 37.3%, higher than the national average.** Source: Sperlings Best Places
- **Bridgeport is one of the fastest-growing cities in West Virginia, with over \$1 Billion in development over the past six years.**

I-79 High Tech Corridor



- FBI Criminal Justice Information Division
- National Oceanic and Atmosphere Administration
- NASA's Independent Verification Facility
- National Energy Technology Laboratory
- National Environmental Security Center

HOME TO SOME OF THE MOST VISITED STORES IN THE STATE OF WEST VIRGINIA & THE US

verizon^v



1/22

67.7K Visits

547/5k

Marshalls[®]



2/4

554.4K Visits

135/1000



2/9

41.3K Visits

41/369

JCPenney



3/8

237.6K Visits

Boscov's



13/45

614.8K Visits

THE
HIVE
ENTERTAINMENT ZONE

Buckle

target

THE
WEEKEND

BISTRO & BAR

COMING SOON



Marshalls

OLD NAVY

JCPenney

THE WEEKEND
BISTRO & BAR

GORILLA
STRENGTH AND FITNESS

CINEMARK™



Boscov's



planet
fitness

DICK'S

Bath&BodyWorks

VICTORIA'S
SECRET

AMERICAN EAGLE

Buckle

BAM!
BOOKS-A-MILLION

SHOE DEPT.
ENCORE

TRADEHOME
SHOES

ULTA
BEAUTY

Chick-fil-&

HIBBETT

KAY
JEWELERS

ZALES
THE DIAMOND STORE

Ashcroft & Oak



TORRID

Lids

GameStop

SPENCERS

JOURNEYS

Auntie
Anne's

HOT TOPIC

Hallmark
ADAM'S HALLMARK

maurices

PLANET

GNC
LIVE WELL

GREAT AMERICAN
cookies

the scalp lab
+ SPA

C.P. GIFTS

Bubble & Fizz
MOUNTAIN APOTHECARY

CHARLEYS
PHILLY STEAKS

claire's

Armed Forces
Career Center

POLISHED
NAIL BAR

Cardinal
Market™

verizon

SHOWTIME MUSIC

Piercings
N More

HOLIDAY HAIR FASHIONS

T-Mobile

Studio 410
SALON

TOKYO TERIYAKI
CHICKEN

EASTERN WOK

Tomatillo
Mexican Grill



PIZZA PLACE

BUBBLE WORLD
ICE CREAM

Trade Area

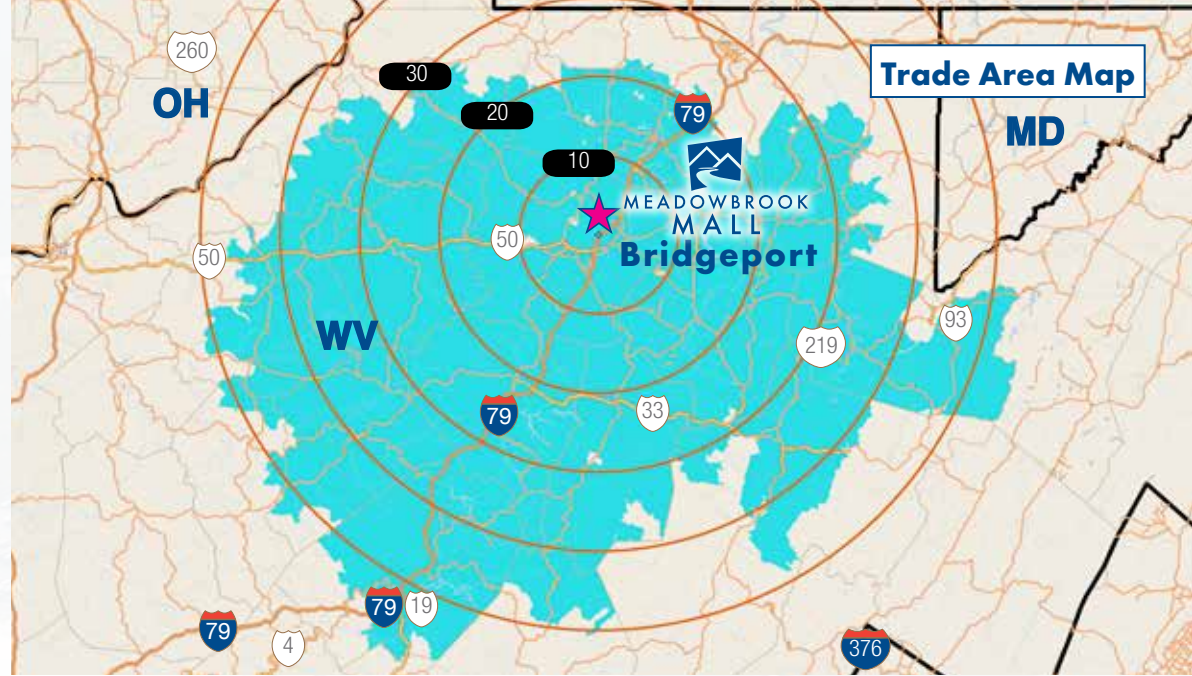
Trade Area Population	293,085
Number of Households	121,118

Shopper Demographics

Average Household Income	\$81,000
Median Age	39
Median House Value	\$208,000

Meadowbrook Mall Facts

Total Complex Size	900,000 + sq. ft.
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Largest Employers in the Area

U.S. Dept. of Justice	5,400
WVU Medicine	2,623
Harrison County Board of Education	1,565
Pratt & Whitney Engine Services	400
U.S. Department of Veteran's Affairs	380
Mitsubishi Heavy Industries (Bombardier Aerotech)	340
NASA Independent Verification and Validation Center	330
Walmart	280
Dominion Transmission	200
First Energy	180

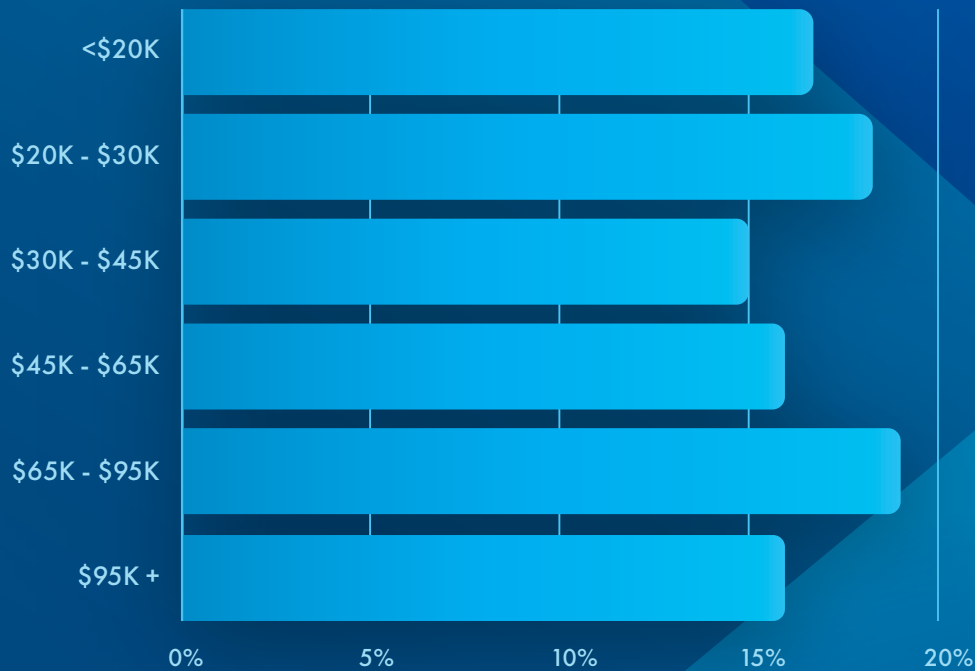
Source: Harrison County Economic Development Corp., 520 W. Main Street, Clarksburg, WV 26301; Individual employers.





Placer.ai VISITOR DEMOGRAPHICS

Of the 464.4 thousand unique Meadowbrook Mall visitors, the median age is 39 years old and the **Average Household Income is \$81,000**. The median house value is \$208,000. 50% of the population is male and 50% is female.



4.4M

Mall Complex Visits



86MIN

Average Time Spent on Visit





CAFARO

— Est. 1949 —

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