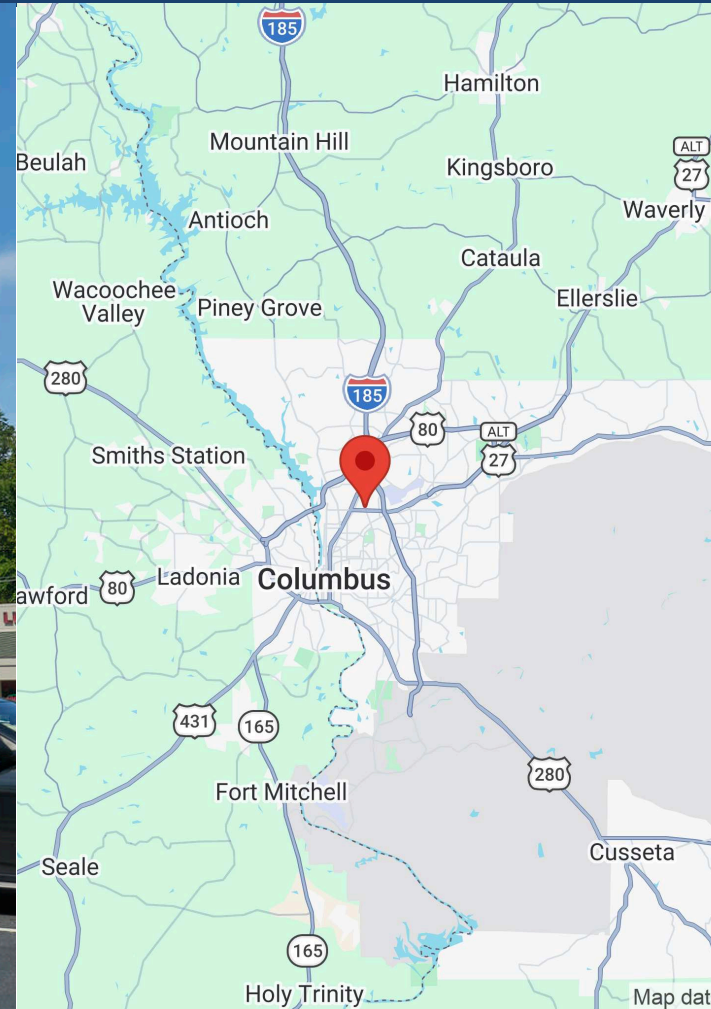


ST FRANCIS MARKETPLACE

4519 WOODRUFF RD // COLUMBUS, GA 31904



OWNED GLA
63,607 SF

TRAFFIC COUNTS
I-185 : 42,000 VPD

DEMOGRAPHICS
Population
Avg Income

3 MILE	5 MILE	10 MILE
59,408	155,757	268,702
\$60,593	\$62,986	\$65,526

St. Francis Marketplace is a multi-anchor retail center located in the popular St. Francis medical community of Columbus, Georgia. The center sits at the busy intersection of the Manchester Expressway & Woodruff Road which is a major retail corridor. St. Francis Marketplace is close to the Columbus Airport, Columbus State University and Peachtree Mall. It is home to two long-standing hometown restaurants along with many national tenants.

Major Tenants: Planet Fitness, Franklin Dental and Braces, Jersey Mikes Subs, Mr. Wing Sports Grill & Bar, Rent-A-Center



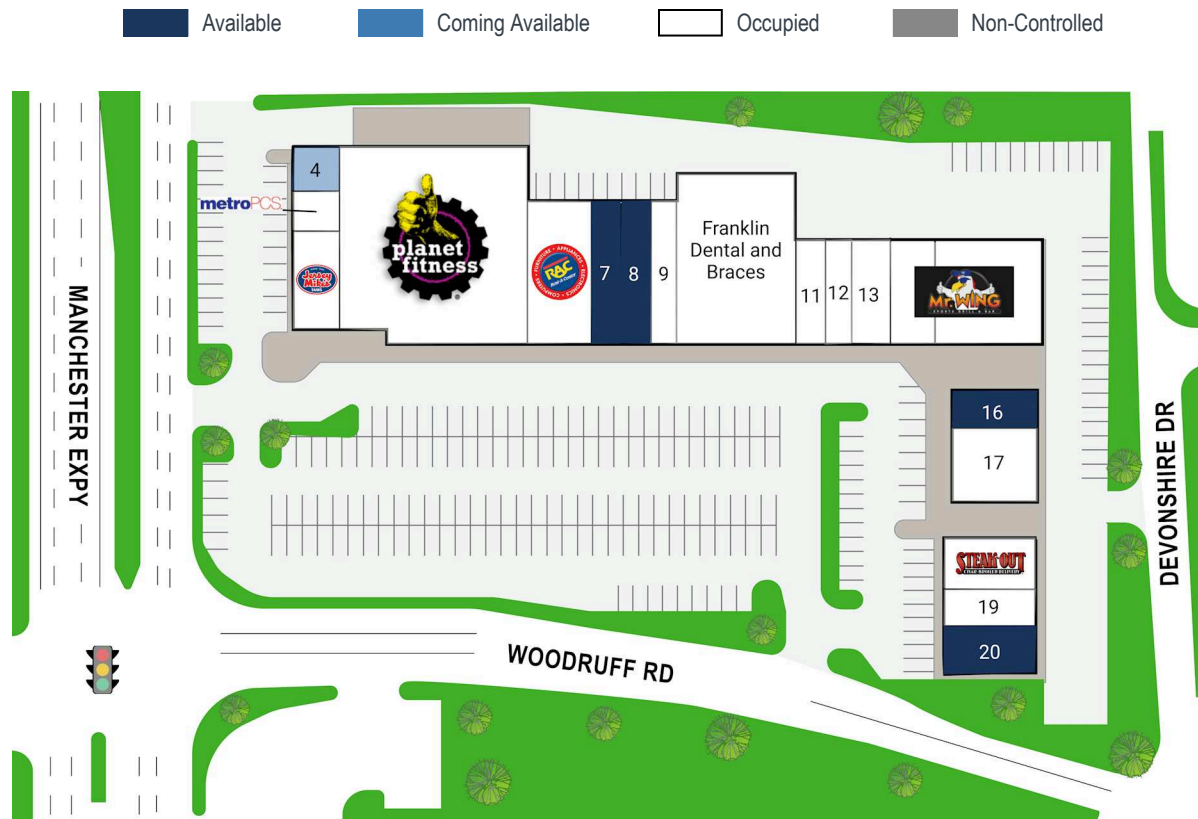
**ZIFF
REAL ESTATE
PARTNERS**

FOR LEASING INFORMATION

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ST FRANCIS MARKETPLACE

4519 WOODRUFF RD // COLUMBUS, GA 31904



SUITE#	Tenant Name	GLA(SF)
7	AVAILABLE	2,000 SF
8	AVAILABLE	2,000 SF
16	AVAILABLE	1,250 SF
20	AVAILABLE	2,320 SF

SUITE#	Tenant Name	GLA(SF)
2	METROPCS	855 SF
3	JERSEY MIKES SUBS	1,710 SF
4	MAIL ROOM	855 SF
5	PLANET FITNESS	17,664 SF
6	RENT-A-CENTER	4,000 SF
9	PELUSO'S RESTAURANT	2,000 SF
10	FRANKLIN DENTAL AND BRACES	9,400 SF
11	LOANS OF GEORGIA	1,400 SF
12	NAIL LUV	1,400 SF
13	REPUBLIC FINANCE	1,960 SF
14-15	MR. WING SPORTS GRILL & BAR	7,290 SF
17	COLUMBUS VASCULAR CENTER	3,500 SF
18	STEAK OUT	2,000 SF
19	CHINA EXPRESS	2,003 SF

Tenant names on this plan represent leases which are executed, in negotiation, or proposed. All square footages and dimensions are approximate and subject to field verification.



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