



The Shops
at Greece Ridge

GREECE RIDGE CUSTOMERS ARE

The Shops
at Greece Ridge



**CORE OUTLET
SHOPPERS**



**Come from
MIDDLE-INCOME
HOUSEHOLDS**

**With a
VALUE-CONSCIOUS MINDSET**

Due to this we are
TRANSFORMING the center with a focus on



**AFFORDABLE
SHOPPING**
(Factory, Outlets, Discount)

The Shops
at Greece Ridge

Family
RESTAURANTS



Innovative
ENTERTAINMENT

- Apple Cinemas
 - Indy Kart Entertainment
- Including Raceway, Duckpin Bowling,
Arcades, Lucky Putt and Restaurant

LOCATION

- **HIGHEST POPULATION DENSITY IN MARKET**
(NEARLY 20% HIGHER THAN ANY OTHER ZIP CODE)
- **EASY ACCESS FROM EXPRESSWAY 390 – 1/2 Mile from Exit**
- **ON ROUTE 104 - THE #1 BUSIEST STATE ROUTE IN THE MARKET**
- **5,200 FEET (APPROX. 1 MILE) OF FRONTAGE ON W. RIDGE RD. & LONG POND**
(OVER 70k VEHICLES PER DAY)

The Shops
at Greece Ridge

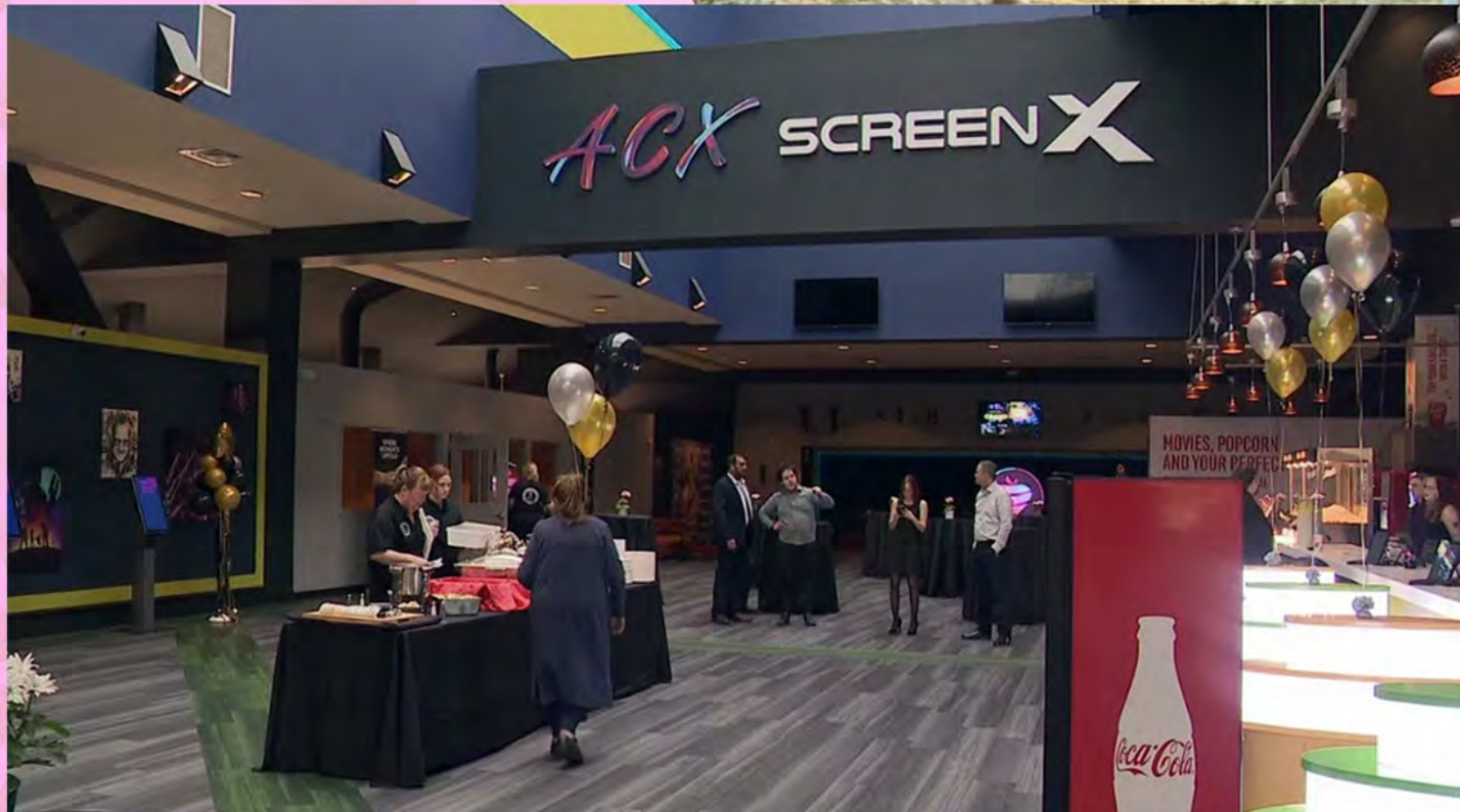


The Shops at Greece Ridge offers the right blend of value, visibility, and variety.



APPLE CINEMAS OPENED MARCH 2025

- **NEXT GENERATION ENTERTAINMENT EXPERIENCE**
- **SEAMLESS MONITOR PROJECTION**
- **16 CHANNEL AUDIO SYSTEM FOR STATE-OF-THE-ART SOUND**
- **SCREEN X MULTI-SCREEN DISPLAY**



Bosco's



**BOSCOV'S
Interior**



**Bosco's first Western New York
location set an all-time grand
opening sales record after 111
years in business.**

The Shops
at Greece Ridge

The Shops at Greece Ridge Distance to Nearest Outlet Centers



The average travel time for outlet shoppers is 45 minutes.
Rochester hosts a dense population not adequately served by current outlets.

The Shops

at Greece Ridge

The current Greece Ridge frequency is 8.42 visits/year.

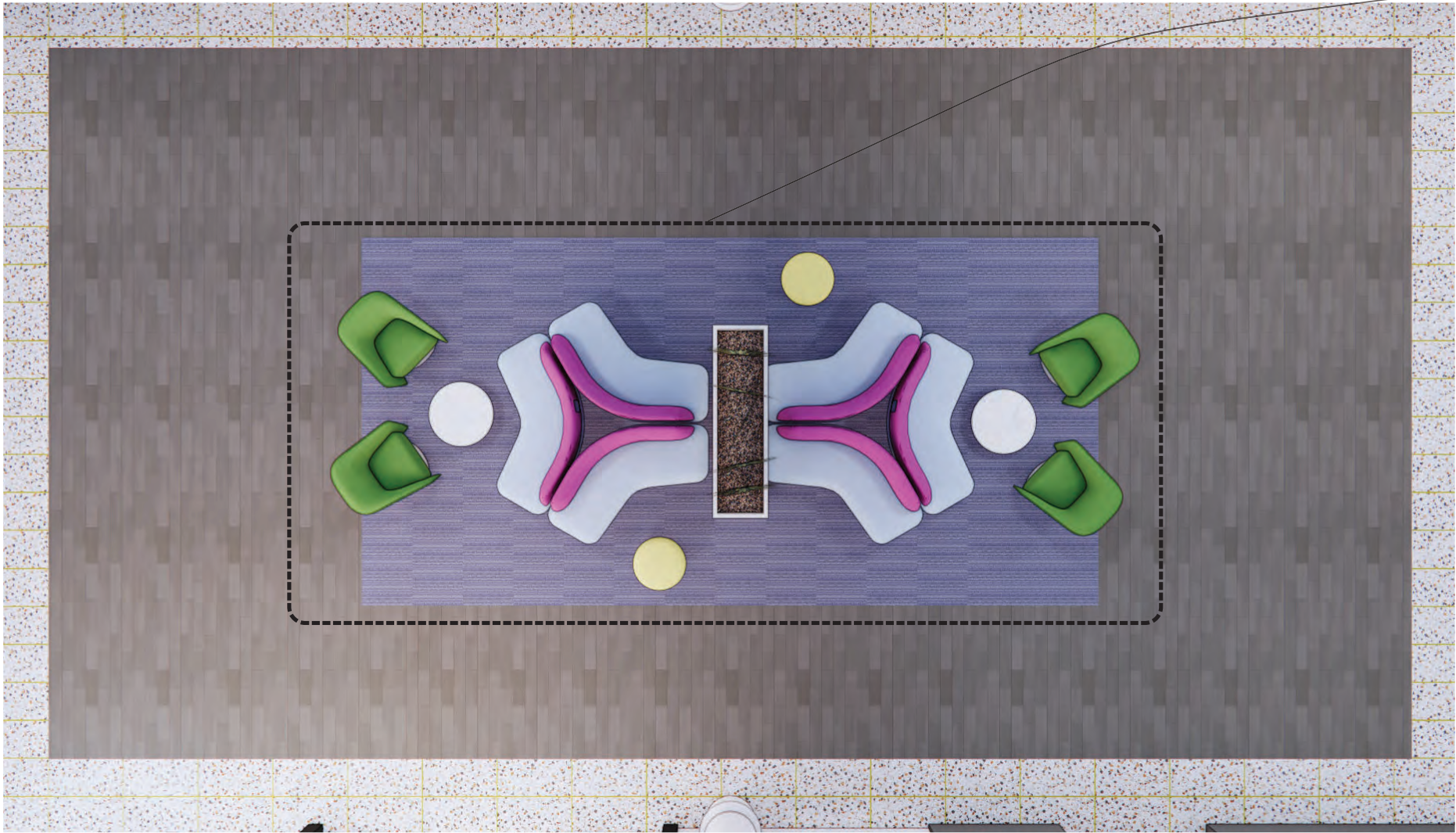
The typical outlet shopper visits an outlet 2-4 times a year.

Greece Ridge	0-3 Miles	0-5 Miles	0-10 Miles	0-20 Miles	0-30 Miles
Population					
2026 Population	76,757	219,209	514,452	791,559	957,259
Households					
2026 Households	34,659	92,662	221,077	333,723	402,265
Average Household Income	\$90,339	\$85,499	\$94,998	\$110,007	\$109,538
Education					
Bachelor's Degree or Higher	27%	26%	36%	41%	40%
Employment					
Number of Employees	45,894	108,930	324,448	480,223	547,800

Future Upgrades



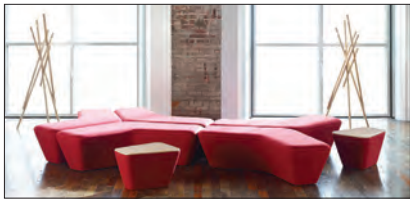
Future Upgrades - Phase 1



SEATING PLAN



TILE AND CARPET PLAN



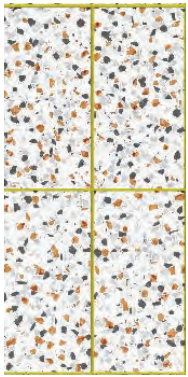
DAVIS
Q5 - SERIES



SHAW/CONTRACT: RADIANT
24" X 24"



DALTILE: WHITE OILED TIMBER
6" X 24"



DALTILE: SIROCCO TERRAZZO
12" X 24"