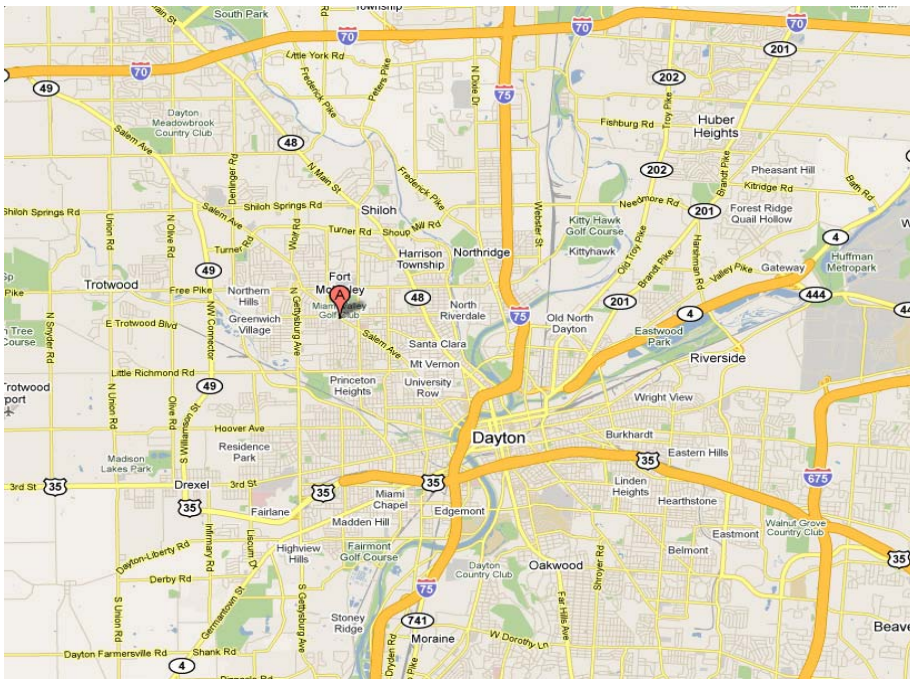
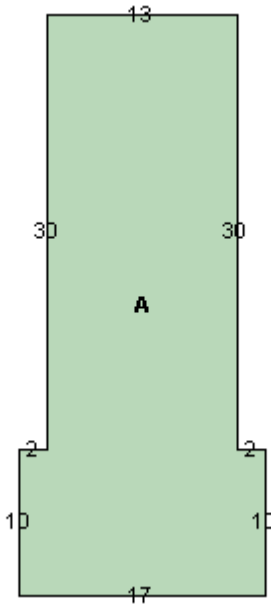


Retail / Restaurant Site

3142 Salem Ave, Dayton, Ohio

Great location for restaurant site near I-75 with many restaurants nearby including Taco Bell, Wendy's, KFC and Arby's.



560 Total Square Feet

Double Drive thru Restaurant

Total Daytime Population within a 5-Mile Radius: 179,172

Average Household Income: \$52,198

Median Age: 35

Rent: \$1,750/month NNN

Loopnet ID: 15373210



Florida Equities, LLC
Licensed Real Estate Broker, Brian W. Smith

6300 NE 1st Ave, Suite 300, Fort Lauderdale, FL 33334

800-339-3234 bws@triplenetcorner.com

www.TripleNetCorner.com

Population	1-mi.	3-mi.	5-mi.
2009 Male Population	6,716	39,507	77,200
2009 Female Population	7,859	46,381	85,854
% 2009 Male Population	46.08%	46.00%	47.35%
% 2009 Female Population	53.92%	54.00%	52.65%
2009 Total Adult Population	10,611	62,918	120,902
2009 Total Daytime Population	12,562	77,433	179,172
2009 Total Daytime Work Population	4,795	29,604	87,571
2009 Median Age Total Population	35	35	35
2009 Median Age Adult Population	44	44	44
2009 Age 0-5	1,203	7,081	13,682
2009 Age 6-13	1,860	10,764	19,172
2009 Age 14-17	901	5,125	9,297
2009 Age 18-20	616	3,622	7,838
2009 Age 21-24	717	4,172	10,139
2009 Age 25-29	908	5,212	10,064
2009 Age 30-34	977	5,546	10,135
2009 Age 35-39	1,024	5,826	10,970
2009 Age 40-44	1,108	6,467	11,974
2009 Age 45-49	1,187	6,234	11,682
2009 Age 50-54	1,039	5,618	10,624
2009 Age 55-59	789	4,487	8,700
2009 Age 60-64	615	3,669	6,914
2009 Age 65-69	468	3,217	6,047
2009 Age 70-74	423	2,922	5,446
2009 Age 75-79	324	2,442	4,557
2009 Age 80-84	216	1,866	3,242
2009 Age 85+	201	1,618	2,572
% 2009 Age 0-5	8.25%	8.24%	8.39%
% 2009 Age 6-13	12.76%	12.53%	11.76%
% 2009 Age 14-17	6.18%	5.97%	5.70%
% 2009 Age 18-20	4.23%	4.22%	4.81%
% 2009 Age 21-24	4.92%	4.86%	6.22%
% 2009 Age 25-29	6.23%	6.07%	6.17%
% 2009 Age 30-34	6.70%	6.46%	6.22%
% 2009 Age 35-39	7.03%	6.78%	6.73%
% 2009 Age 40-44	7.60%	7.53%	7.34%
% 2009 Age 45-49	8.14%	7.26%	7.16%
% 2009 Age 50-54	7.13%	6.54%	6.52%
% 2009 Age 55-59	5.41%	5.22%	5.34%
% 2009 Age 60-64	4.22%	4.27%	4.24%
% 2009 Age 65-69	3.21%	3.75%	3.71%
% 2009 Age 70-74	2.90%	3.40%	3.34%
% 2009 Age 75-79	2.22%	2.84%	2.79%
% 2009 Age 80-84	1.48%	2.17%	1.99%
% 2009 Age 85+	1.38%	1.88%	1.58%

2009 White Population	2,566	23,788	67,370
2009 Black Population	11,477	59,384	90,038
2009 Asian/Hawaiian/Pacific Islander	46	324	938
2009 American Indian/Alaska Native	12	154	392
2009 Other Population (Incl 2+ Races)	474	2,238	4,315
2009 Hispanic Population	249	1,222	2,731
2009 Non-Hispanic Population	14,326	84,666	160,322
% 2009 White Population	17.61%	27.70%	41.32%
% 2009 Black Population	78.74%	69.14%	55.22%
% 2009 Asian/Hawaiian/Pacific Islander	0.32%	0.38%	0.58%
% 2009 American Indian/Alaska Native	0.08%	0.18%	0.24%
% 2009 Other Population (Incl 2+ Races)	3.25%	2.61%	2.65%
% 2009 Hispanic Population	1.71%	1.42%	1.67%
% 2009 Non-Hispanic Population	98.29%	98.58%	98.33%
2000 Non-Hispanic White	3,576	30,014	79,893
2000 Non-Hispanic Black	12,023	63,794	95,513
2000 Non-Hispanic Amer Indian/Alaska Native	47	206	484
2000 Non-Hispanic Asian	50	418	959
2000 Non-Hispanic Hawaiian/Pacific Islander	n/a	29	29
2000 Non-Hispanic Some Other Race	20	208	415
2000 Non-Hispanic Two or More Races	354	1,762	3,297
% 2000 Non-Hispanic White	22.25%	31.12%	44.24%
% 2000 Non-Hispanic Black	74.82%	66.16%	52.89%
% 2000 Non-Hispanic Amer Indian/Alaska Native	0.29%	0.21%	0.27%
% 2000 Non-Hispanic Asian	0.31%	0.43%	0.53%
% 2000 Non-Hispanic Hawaiian/Pacific Islander	0.00%	0.03%	0.02%
% 2000 Non-Hispanic Some Other Race	0.12%	0.22%	0.23%
% 2000 Non-Hispanic Two or More Races	2.20%	1.83%	1.83%

Population Change	1-mi.	3-mi.	5-mi.
Total Employees	n/a	n/a	n/a
Total Establishments	n/a	n/a	n/a
2009 Total Population	14,575	85,888	163,054
2009 Total Households	6,453	38,307	70,472
Population Change 1990-2009	-3,566	-23,606	-39,846
Household Change 1990-2009	-823	-5,922	-9,213
% Population Change 1990-2009	-19.66%	-21.56%	-19.64%
% Household Change 1990-2009	-11.31%	-13.39%	-11.56%
Population Change 2000-2009	-1,749	-11,291	-19,585
Household Change 2000-2009	-374	-2,548	-3,930
% Population Change 2000-2009	-10.71%	-11.62%	-10.72%
% Households Change 2000-2009	-5.48%	-6.24%	-5.28%

Housing	1-mi.	3-mi.	5-mi.
2000 Total Housing Units	7,977	47,420	84,815
2000 Occupied Housing Units	6,785	40,971	74,448
2000 Owner Occupied Housing Units	3,708	22,516	40,755
2000 Renter Occupied Housing Units	3,078	18,455	33,694
2000 Vacant Housing Units	1,192	6,449	10,367
% 2000 Occupied Housing Units	85.06%	86.40%	87.78%
% 2000 Owner Occupied Housing Units	46.48%	47.48%	48.05%
% 2000 Renter Occupied Housing Units	38.58%	38.92%	39.73%
% 2000 Vacant Housing Units	14.94%	13.60%	12.22%

Income	1-mi.	3-mi.	5-mi.
2009 Median Household Income	\$33,811	\$30,966	\$31,671
2009 Per Capita Income	\$23,957	\$23,564	\$22,560
2009 Average Household Income	\$54,111	\$52,832	\$52,198
2009 Household Income < \$10,000	897	5,617	9,768
2009 Household Income \$10,000-\$14,999	453	3,170	5,969
2009 Household Income \$15,000-\$19,999	474	3,336	6,351
2009 Household Income \$20,000-\$24,999	495	3,283	5,958
2009 Household Income \$25,000-\$29,999	490	3,141	5,375
2009 Household Income \$30,000-\$34,999	547	3,137	5,427
2009 Household Income \$35,000-\$39,999	359	2,413	4,395
2009 Household Income \$40,000-\$44,999	448	2,262	4,171
2009 Household Income \$45,000-\$49,999	440	2,039	3,663
2009 Household Income \$50,000-\$59,999	650	3,395	6,179
2009 Household Income \$60,000-\$74,999	487	2,813	6,109
2009 Household Income \$75,000-\$99,999	359	1,793	3,979
2009 Household Income \$100,000-\$124,999	120	759	1,344
2009 Household Income \$125,000-\$149,999	61	408	708
2009 Household Income \$150,000-\$199,999	135	501	661
2009 Household Income \$200,000-\$249,999	34	132	167
2009 Household Income \$250,000-\$499,999	3	102	240
2009 Household Income \$500,000+	n/a	6	8
2009 Household Income \$200,000+	37	240	415
% 2009 Household Income < \$10,000	13.90%	14.66%	13.86%
% 2009 Household Income \$10,000-\$14,999	7.02%	8.28%	8.47%
% 2009 Household Income \$15,000-\$19,999	7.35%	8.71%	9.01%
% 2009 Household Income \$20,000-\$24,999	7.67%	8.57%	8.45%
% 2009 Household Income \$25,000-\$29,999	7.59%	8.20%	7.63%
% 2009 Household Income \$30,000-\$34,999	8.48%	8.19%	7.70%
% 2009 Household Income \$35,000-\$39,999	5.56%	6.30%	6.24%
% 2009 Household Income \$40,000-\$44,999	6.94%	5.90%	5.92%
% 2009 Household Income \$45,000-\$49,999	6.82%	5.32%	5.20%
% 2009 Household Income \$50,000-\$59,999	10.07%	8.86%	8.77%
% 2009 Household Income \$60,000-\$74,999	7.55%	7.34%	8.67%
% 2009 Household Income \$75,000-\$99,999	5.56%	4.68%	5.65%
% 2009 Household Income \$100,000-\$124,999	1.86%	1.98%	1.91%
% 2009 Household Income \$125,000-\$149,999	0.95%	1.07%	1.00%
% 2009 Household Income \$150,000-\$199,999	2.09%	1.31%	0.94%
% 2009 Household Income \$200,000-\$249,999	0.53%	0.34%	0.24%
% 2009 Household Income \$250,000-\$499,999	0.05%	0.27%	0.34%
% 2009 Household Income \$500,000+	0.00%	0.02%	0.01%
% 2009 Household Income \$200,000+	0.57%	0.63%	0.59%

Retail Sales Volume	1-mi.	3-mi.	5-mi.
2009 Children/Infants Clothing Stores	\$2,007,310	\$11,891,257	\$21,796,948
2009 Jewelry Stores	\$1,486,201	\$8,871,978	\$16,323,438
2009 Mens Clothing Stores	\$3,208,464	\$19,513,697	\$35,480,982
2009 Shoe Stores	\$2,939,413	\$17,631,397	\$32,089,791
2009 Womens Clothing Stores	\$5,958,421	\$36,648,277	\$66,486,710
2009 Automobile Dealers	\$36,874,294	\$213,688,533	\$396,191,603
2009 Automotive Parts/Acc/Repair Stores	\$4,650,613	\$27,665,523	\$50,744,214
2009 Other Motor Vehicle Dealers	\$1,445,932	\$8,690,180	\$15,807,849
2009 Tire Dealers	\$1,209,872	\$7,185,674	\$13,252,043
2009 Hardware Stores	\$667,203	\$3,436,203	\$6,043,087
2009 Home Centers	\$4,348,330	\$25,339,480	\$45,966,634
2009 Nursery/Garden Centers	\$1,240,713	\$7,277,848	\$13,475,758
2009 Outdoor Power Equipment Stores	\$454,890	\$2,489,549	\$4,712,686
2009 Paint/Wallpaper Stores	\$163,858	\$955,647	\$1,751,444
2009 Appliance/TV/Other Electronics Stores	\$3,544,302	\$21,469,427	\$39,186,988
2009 Camera/Photographic Supplies Stores	\$604,099	\$3,589,386	\$6,555,451
2009 Computer/Software Stores	\$1,884,475	\$11,295,923	\$20,635,441
2009 Beer/Wine/Liquor Stores	\$2,218,003	\$13,186,998	\$24,086,334
2009 Convenience/Specialty Food Stores	\$3,250,403	\$21,466,719	\$40,139,226
2009 Restaurant Expenditures	\$14,461,720	\$92,220,901	\$175,696,473
2009 Supermarkets/Other Grocery excl Conv	\$26,363,321	\$156,442,457	\$285,918,021
2009 Furniture Stores	\$3,684,192	\$21,955,719	\$40,239,517
2009 Home Furnishings Stores	\$2,351,501	\$14,139,681	\$25,659,320
2009 Gen Merch/Appliance/Furniture Stores	\$33,319,205	\$199,831,642	\$364,835,270
2009 Gasoline Stations w/ Convenience Stores	\$21,269,389	\$132,879,723	\$240,532,583
2009 Other Gasoline Stations	\$18,018,987	\$111,413,005	\$200,393,353
2009 Department Stores excl Leased Depts	\$36,863,505	\$221,301,069	\$404,022,261
2009 General Merchandise Stores	\$29,635,014	\$177,875,926	\$324,595,769
2009 Other Health/Personal Care Stores	\$2,454,823	\$14,383,682	\$26,498,941
2009 Pharmacies/Drug Stores	\$12,750,497	\$75,792,276	\$138,553,654
2009 Pet/Pet Supplies Stores	\$1,897,936	\$11,373,434	\$20,705,347
2009 Book/Periodical/Music Stores	\$843,909	\$5,854,183	\$10,283,134
2009 Hobby/Toy/Game Stores	\$867,156	\$4,712,297	\$8,817,958
2009 Musical Instrument/Supplies Stores	\$329,297	\$1,937,585	\$3,573,249
2009 Sewing/Needlework/Piece Goods Stores	\$140,506	\$905,283	\$1,603,686
2009 Sporting Goods Stores	\$1,792,008	\$11,157,216	\$19,918,168
2009 Video Tape Stores - Retail	\$295,863	\$1,765,115	\$3,233,934