

# We build on a firm foundation of trust.

## PGP Company Overview

Preferred Growth Properties, a subsidiary of Books-A-Million, is an innovative leader in the acquisition, design, development, leasing and management of highly desirable retail properties. We have a proven team of professionals with an unrivaled commitment to excellence. Our track record in retail development and the value created for our tenants and their customers speak for themselves.

Because of our experience over the last century establishing Books-A-Million as a trusted customer centric retailer, we are strategic and focused in our vision and execution with a deep understanding of what it takes for both a retail center and a retailer to be successful. We've found the expertise we provide—along with our financial strength—truly sets us apart from other developers and fosters meaningful and dependable relationships with our partners.

Preferred Growth Properties is poised to continue to set the standard in real estate development and property management well into the future, and we welcome the opportunity to demonstrate our ability to exceed your needs and consistently deliver outstanding results.



## BEAR BURNETT

*Preferred Growth Properties, LLC*

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MANDARIN SOUTH  
SHOPPING CENTER

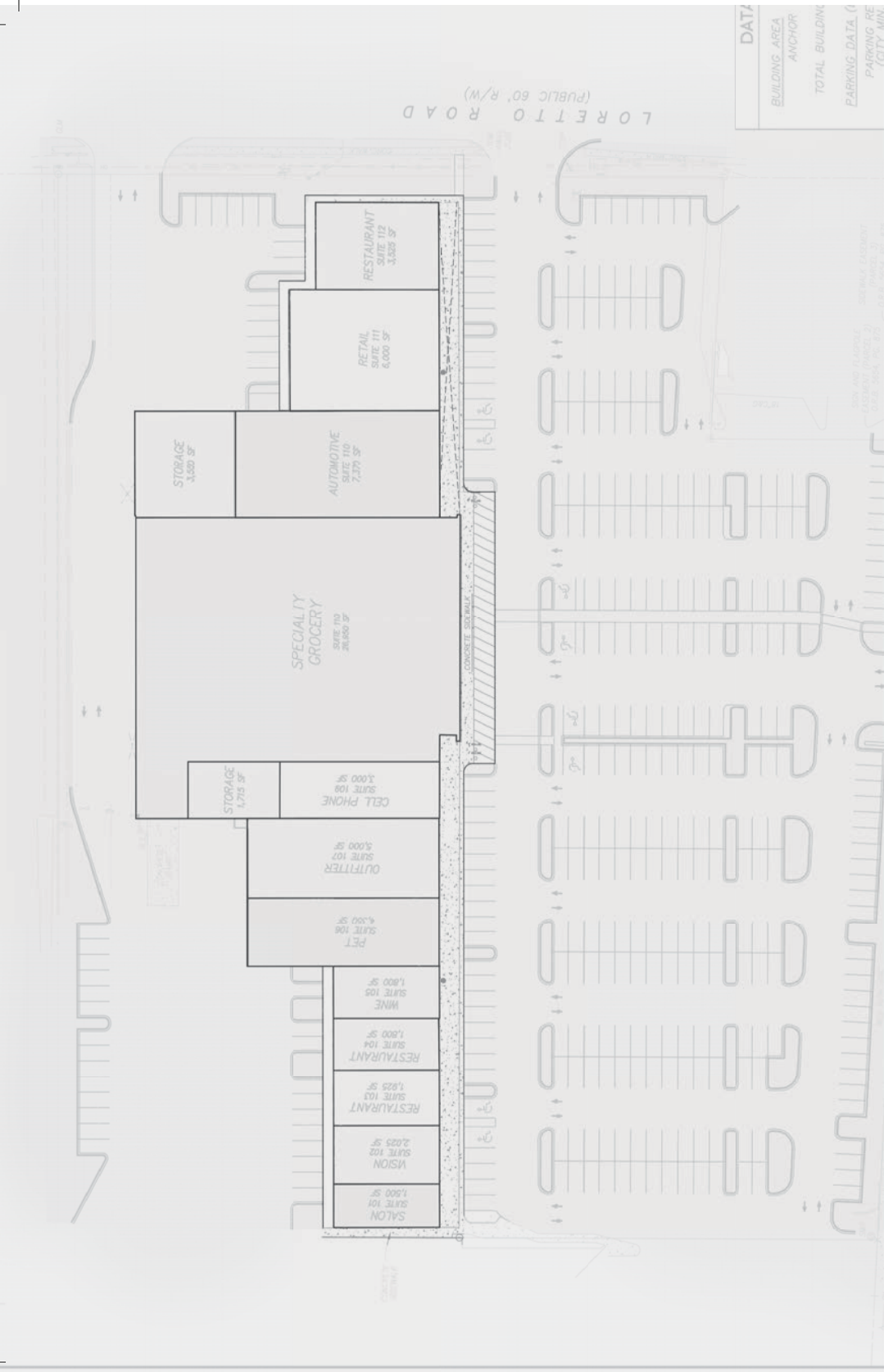
Jacksonville | FL



PGP



PREFERRED  
GROWTH  
PROPERTIES

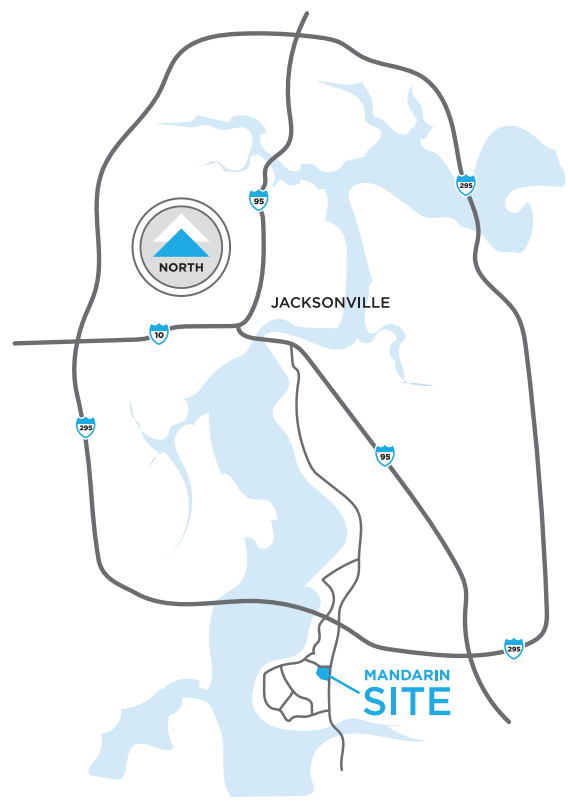


# PGP

## Mandarin South Shopping Center

11700 San Jose Boulevard | Jacksonville | FL

This shopping center is located in the highly desirable Mandarin area off of San Jose Boulevard and south of I-295. The property will be redeveloped into a high end lifestyle center with the PGP signature style and top tier retail branding.



### DEMOGRAPHIC Data

Total Population	218,657
White	75.7%
Black	12.7%
Hispanic Origin	9.8%
Total Households	89,266
Average HH Size	2.42
Average HH Income	\$83,202
Median HH Income	\$59,541
Per Capita Income	\$33,916
Median Age	36.9
Male	48.3%
Female	51.7%
Retail Goods (Per Cap)	\$24,627
Retail Goods (Per HH)	\$59,523

FOR MORE INFORMATION VISIT [PGPCOMPANIES.COM](http://PGPCOMPANIES.COM).