



CHIPOTLE

the
fountains[®]
AT FARAH

EL PASO, TEXAS



EL PASO, TEXAS 300 DAYS OF SUNSHINE AND STARRY NIGHTS

The Fountains at Farah, located in El Paso, Texas, is an integral part of one of the largest international metropolises in the world. El Paso's unique location, positioned at the junction of the western tip of Texas and southern part of New Mexico, and adjacent to Mexico, creates a trade area of 2.5 million people. The city has five international points of entry from Mexico into El Paso, with over 20 million crossings occurring annually. Remarkably, 85% of the people crossing the border quote shopping/dining as their primary reason for visiting El Paso.

The outdoor, power-lifestyle shopping center is located on I-10 across from Cielo Vista Mall which generates some of the highest sales per square foot in the Southwest. In addition, I-10, which connects Jacksonville, Florida to Los Angeles, California, has 250,000 cars that pass daily by The Fountains at Farah. This unique shopping center has over 600,000 square feet of retail and restaurant space with upscale merchants from West Elm, Nordstrom Rack and LOFT, to desirable restaurant venues such as Ruth's Chris Steak House, P.F. Chang's, Kona Grill, La Madeleine and Grimaldi's.



Shopping Is A Recreational Pastime

The Fountains at Farah is a one of a kind, premier, power-lifestyle shopping center that offers fresh, name-brand boutiques, upscale home furnishings and some of the country's most fashionable dining experiences. The center offers 600,000 square feet of space in one of the country's most unique shopping venues.

The pedestrian-friendly center is an open-air setting with numerous cascading fountains, entertainment areas, patio dining, as well as covered parking. The event portion of the The Fountains is centered around an outdoor amphitheater and main event lawn perfect for evening concerts, day time fashion shows, and seasonal community events. During the Holiday Season, the center has an outdoor ice rink underneath a 40 foot outdoor Christmas tree, completing the picture of a truly unique Texas shopping experience.

- More retail sales generated at Hawkins and I-10 (over \$500M) than any other intersection in El Paso.
- The Fountains at Farah is between the two international bridges bringing in more than 80% of the 21 million annual border crossings.
- The Fountains at Farah generates over \$200M in annual sales.





#1

City where Americans are getting richer

Median pay rose by 19.4% since 2006, outpacing the 8% national growth for college grads.

— Forbes.com

#2

El Paso ranks #2 in Top 25 Foreign Trade Zone

— CO Press

#3

States, two nations... one economy

Texas, New Mexico, Chihuahua, Mexico.
United States & Mexico.

#4

Major Universities within a 50-mile radius

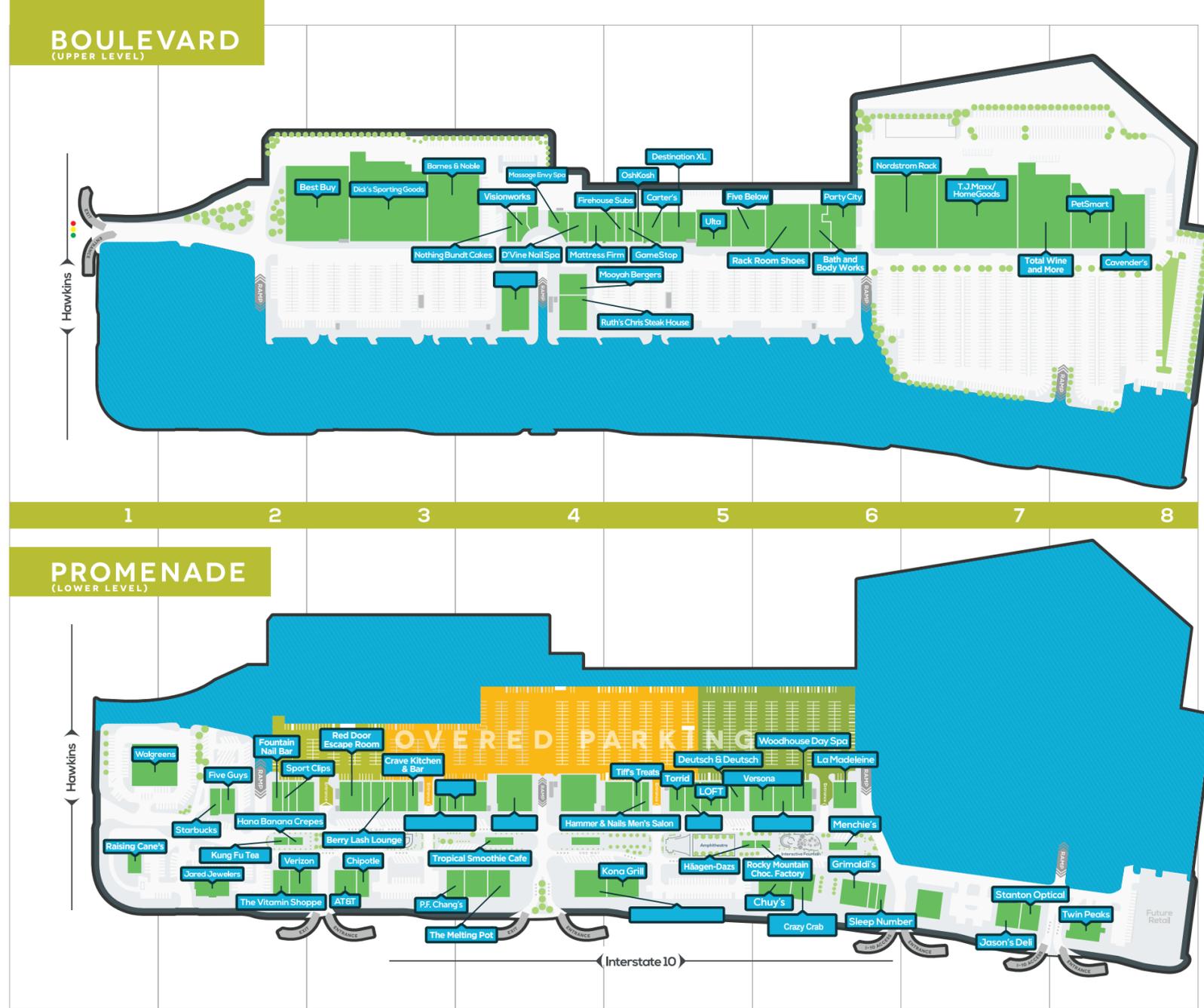
University of Texas at El Paso, New Mexico State University, Universidad Autonoma de Ciudad Juarez & Instituto Tecnológico de Estudios Superiores de Monterrey.

#5

International Ports of Entry

More than 20 million northbound border crossings in 2014.

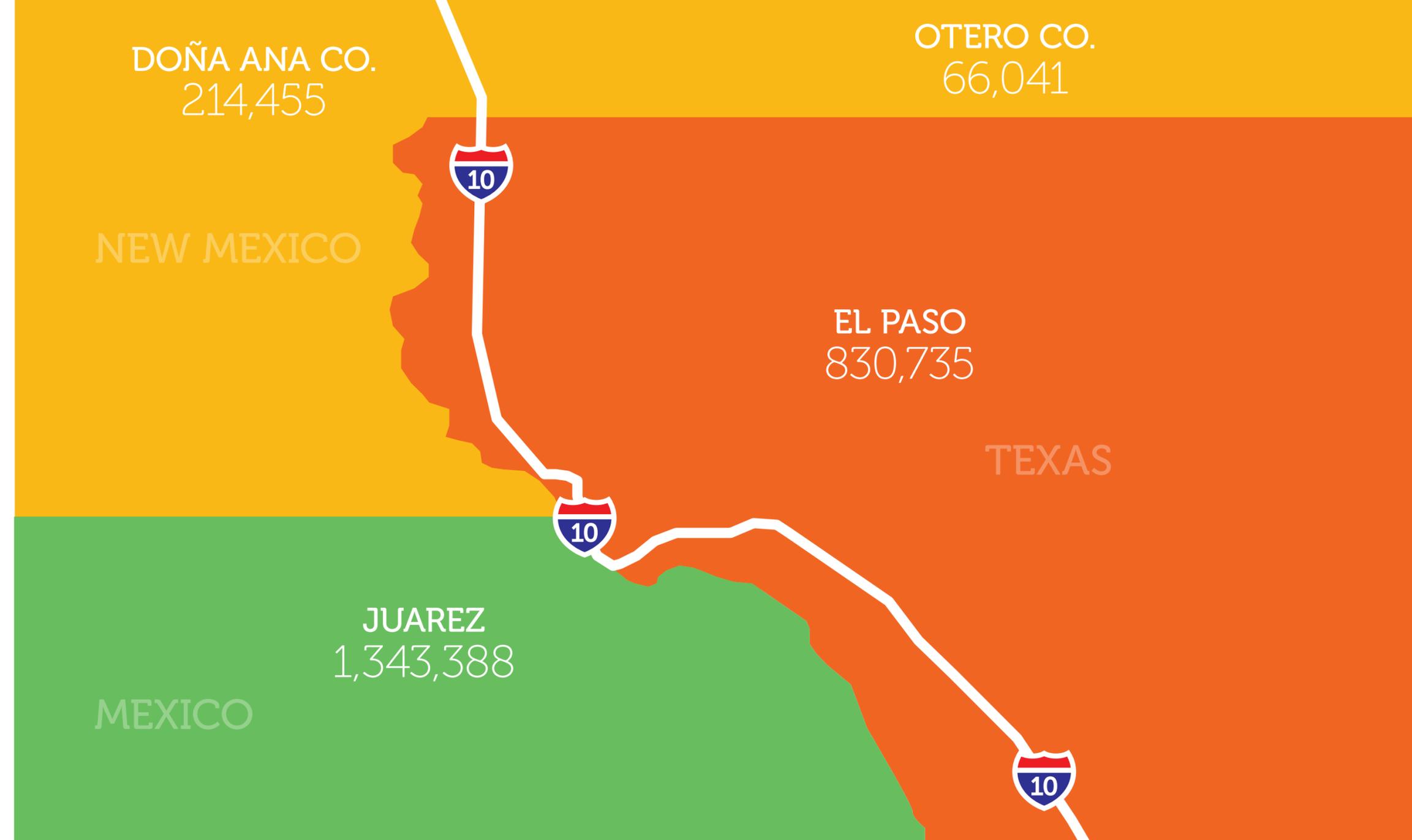
— Customs & Border Protection



Demographics & Fast Facts

- El Paso is ranked the #1 Safest City in the United States with a population of more than 500,000 (CQ Press City Crime Rankings 2014)
- #1 most affordable city in Texas
- El Paso Tri-County Population: 1.1 million
- Estimated Juarez Population: 1.5 million
- Estimated State of Chihuahua Population: 3.5 million
- 6th largest city in Texas and the 19th largest in the United States
- El Paso/Juarez is the second largest borderplex in the nation
- El Paso Gross Retail Sales in 2014: \$11.4 billion
- Over \$2 billion of annual retail trade in El Paso is spent by Mexican Nationals

- Approximately 20 million inbound border crossings
- Fort Bliss- Nations fastest growing Army post (34,000 troops equaling 90,000 with family), 2,000 new jobs (engineering, technical, and industrial)
- Fort Bliss - \$5.7 billion additional economic impact annually
- Over 100,000 college students: University of Texas at El Paso, New Mexico State University, Universidad Autonoma de Ciudad Juarez & Instituto Tecnológico de Estudios Superiores de Monterrey.
- El Paso ranked the #1 best midsize city for jobs (Forbes 2011)
- Population and retail spending have increased 12% and 48% respectively over the past 5 years





Tenant Testimonials

"El Paso's restaurant opening numbers were well above our chain's previous openings, which include openings this year in Dallas, Austin, and Lubbock. It was not by a nose by any means. The restaurant had lines going out the door."

– Paul Carolan, COO for LeDuff America, Owner of the La Madeleine brand



"Since opening at the Fountains, our sales have been incredible and much of it we attribute to the prime location and traffic to the property. The market has well exceeded our expectations and we are constantly busy throughout each business day. We underestimated how deep the market was in Mexico and the difference the Mexican National business would make in our sales!"

– Joe Ciolli, Chief Executive Officer, Grimaldi's Coal Brick Oven Pizzeria





RETAIL

All That Music & Video
Barnes & Noble
Bath & Body Works
Best Buy
Carter's
Cavender's
Destination XL
Deutsch & Deutsch
Dick's Sporting Goods
Five Below
GameStop
HomeGoods
Jared Jewelers
LOFT
Mattress Firm
Nordstrom Rack
OshKosh
Party City
PetSmart
Rack Room Shoes
Sleep Number
T.J.Maxx
Torrid
Total Wine & More
Ulta
Versona
Vitamin Shoppe
Walgreen's

ENTERTAINMENT

Red Door Escape Room

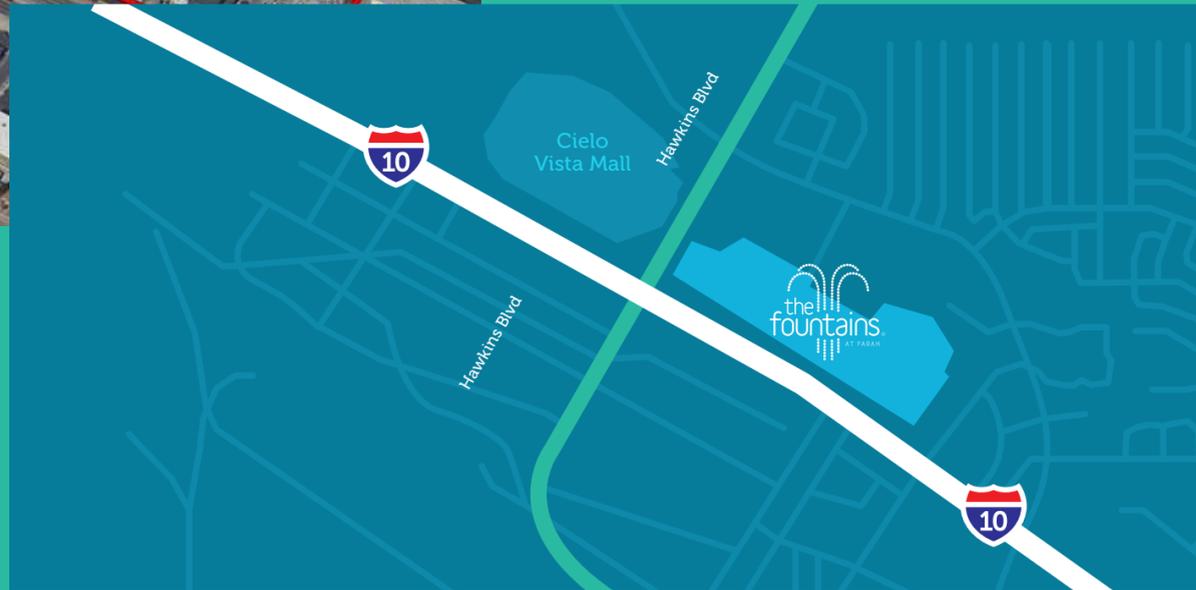
EATERIES

Chipotle
Chuy's
Crave Kitchen & Bar
Crazy Crab
Dapper Doughnut
Firehouse Subs
Five Guys
Grimaldi's
Häagen-Dazs
Hana Banana Crepe
Jason's Deli
Jersey Mike's Subs
Kona Grill
Kung Fu Tea
La Madeleine
Menchie's
Mooyah Burgers
Nothing Bundt Cakes
P.F. Chang's China Bistro
Raising Cane's
Rocky Mountain Choc. Factory
Ruth's Chris Steak House
Starbucks
The Melting Pot
Tiff's Treats
Tropical Smoothie
Twin Peaks

SERVICES

Aspen Dental
AT&T
Berry Lash Lounge
D'Vine Nails
Fountain Nail Bar
Hammer & Nails
LaserAway
Massage Envy
SportClips
Stanton Optical
Verizon
Visionworks
Waxing The City
Woodhouse Day Spa





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