

THE LANDINGS

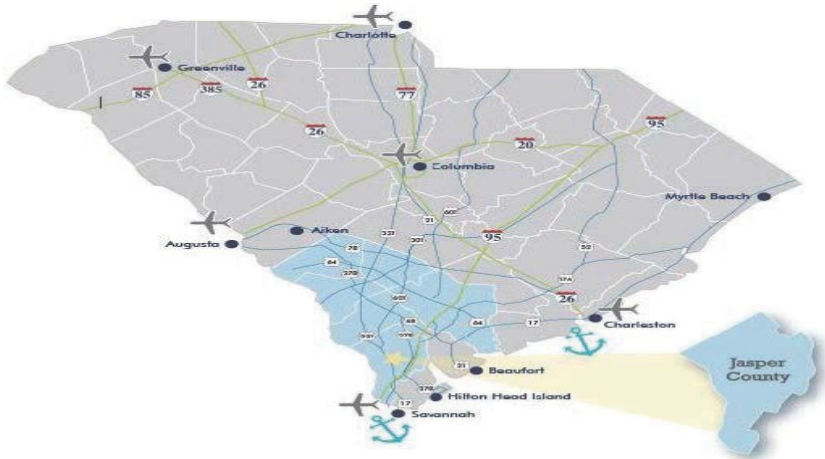
Hilton Head, SC



SUTTON 
PROPERTIES INC

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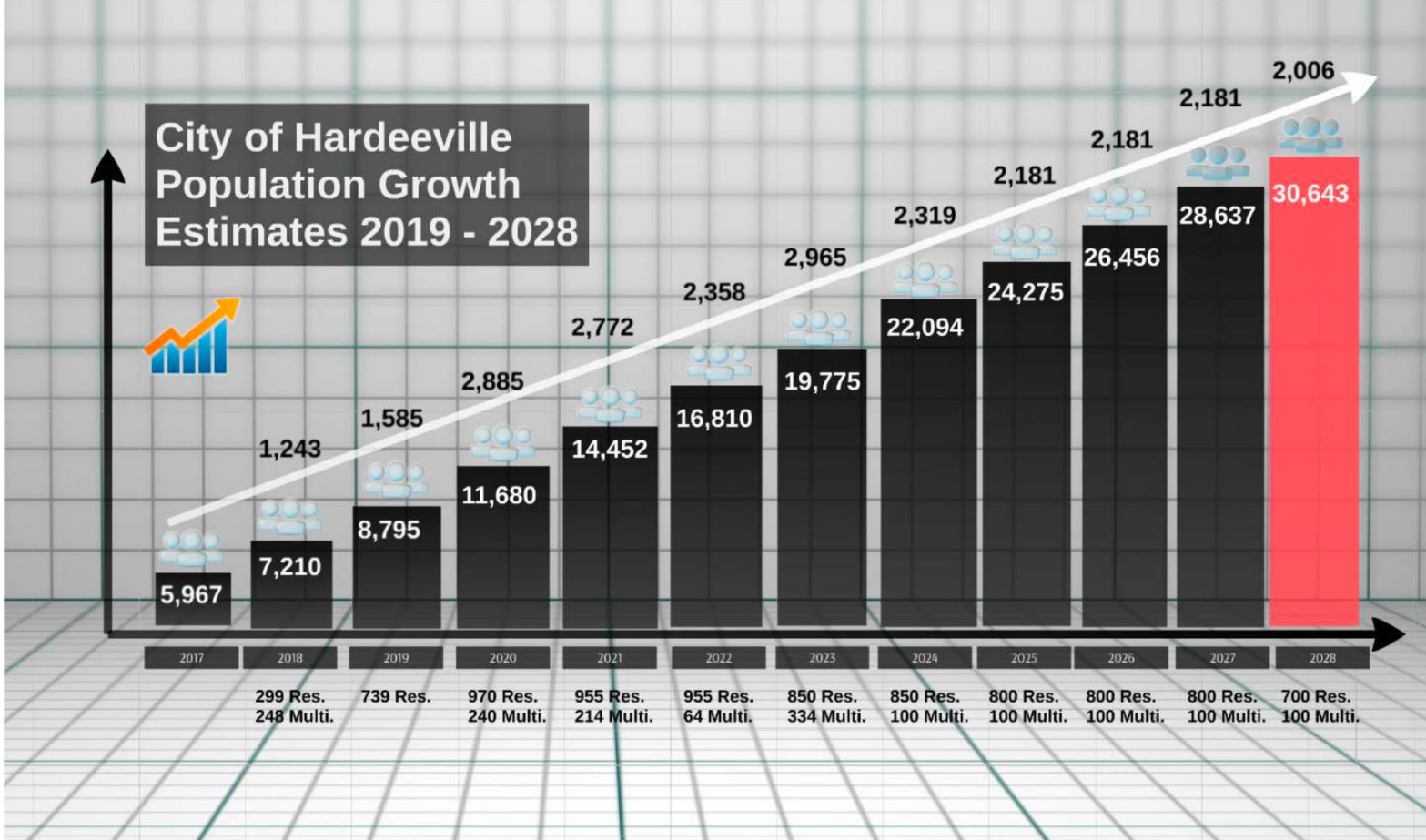
SUMMARY & HIGHLIGHTS

- Mixed-use development site occupies a 72-acre parcel
- Situated in Hardeeville, SC on Highway 278, approximately 2 miles from the intersection of I-95 and US-278 West
- Adjacent to Latitude Margaritaville Hilton Head, a 300,000 SF residential development featuring over 3,800 homes
- Approximately 1/3 mile of high-visibility linear frontage on US-278 West
- Greater Hilton Head area ranks among the fastest-growing markets in the United States
- Hardeeville, SC has experienced a 91% population increase, while Jasper County has grown by 47% since the most recent US Census
- Located roughly 20 minutes from Savannah/Hilton Head International Airport

DEMOGRAPHICS	3 mi	5 mi	10 mi
Population	8,955	34,064	83,866
HH Growth Rate	2.7%	3.1%	2.5%
Average HH Income	\$93,082	\$106,601	\$121,982
Median Age	69.2	63.7	49.7

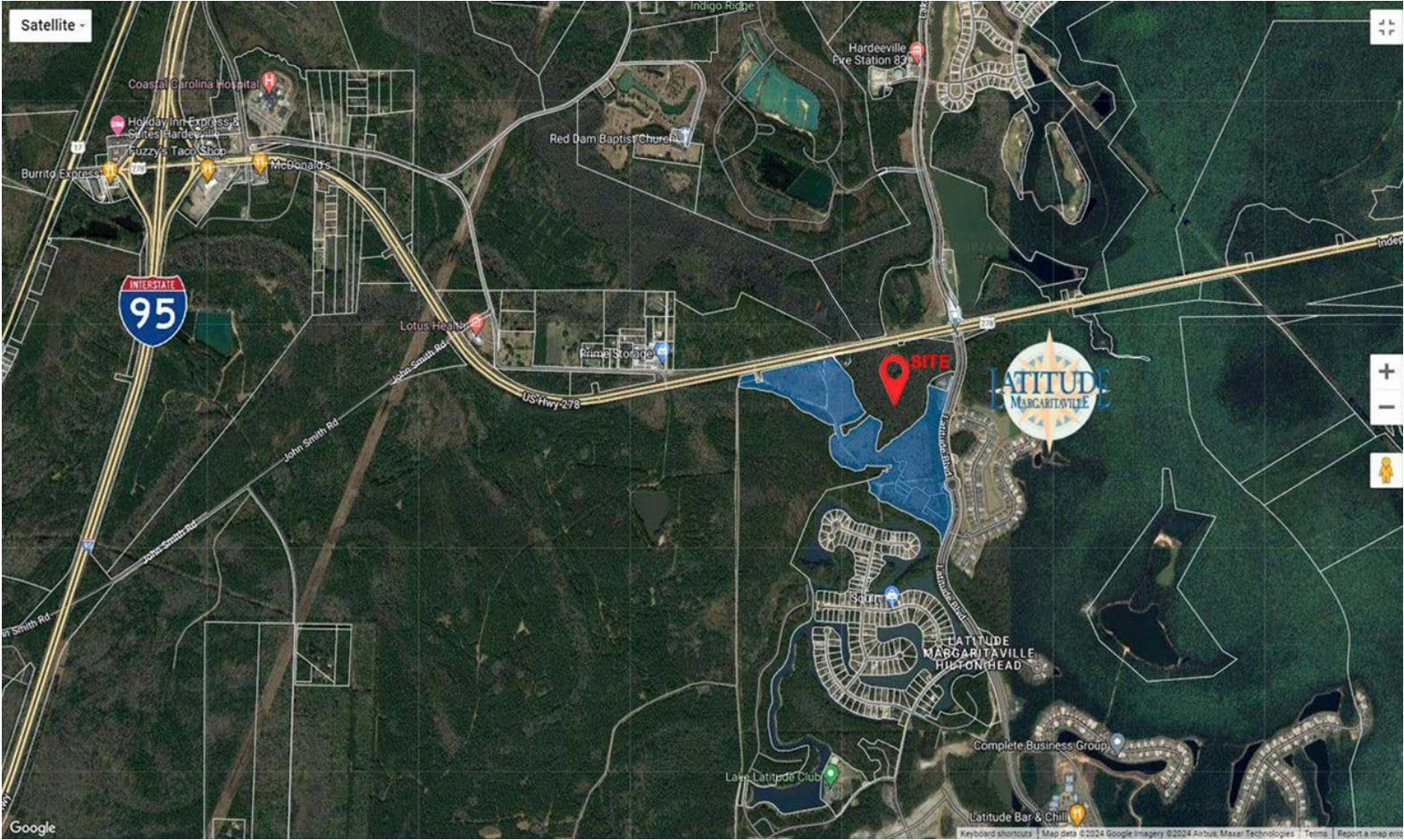
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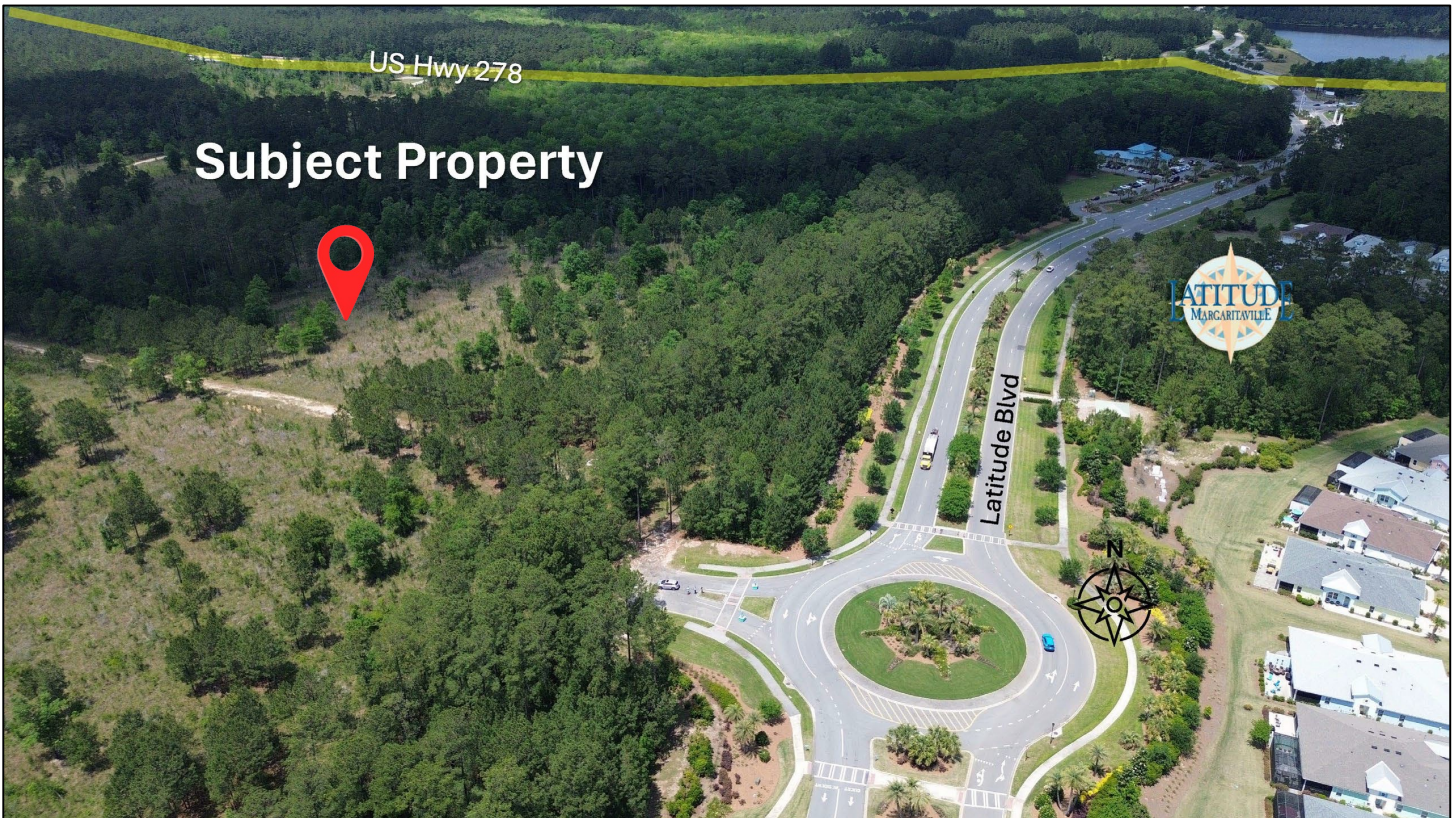
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