

Retail Update

Bastrop, TX

Date: 02/07/2025

- **Burleson Crossing**

- We have received confirmation that a children's education and daycare academy will be opening a location in Burleson Crossing
- We have received confirmation that two casual sit-down restaurants, one big box grocer, and one big box retailer will be locating to the Burleson Crossing Development
- A QSR concept has confirmed they will be opening a location in Bastrop. Though not confirmed exactly where, it is most likely going to be located in Burleson Crossing

- **Sendero (Pearl River) Development**

- We confirmed that three sit-down restaurants and one QSR concept will lead the way for the Sendero Development, with on-going conversation about a big box retailer locating too
- Furthermore, another fast casual restaurant has an LOI submitted for a location in the Sendero Development

- **The Grove Development**

- A total of four additional hotels have been confirmed for The Grove Development
- Additional parcels in the development have been sold; we will receive more word on who will be locating to those parcels as 2025 progresses

- **General Interests**

- Additionally, an eater-tainment concept, a fast-casual concept, a BBQ restaurant, and a junior box retailer are in the early stages of interest in Bastrop
- The Retail Coach is currently in conversations with a large entertainment user regarding a possible location in Bastrop
- Sprouts has made a public announcement that they will be locating in Bastrop
- An international hotel brand is currently working on a deal in Bastrop on Jasper St.

Conference Updates

- **ICSC Red River**

- On January 30th-31st, we attended ICSC Red River in Dallas, TX where we were able to have good conversations and meetings regarding Bastrop
- The aforementioned hotel user had a meeting with us in Dallas where they confirmed their stake in the market. Additionally, we had a meeting with a well-known big box user who indicated that Bastrop is a potential target, but they need to spend time completing their in-house due diligence

Next Round Of Recruitment

- **New Targets**

- We are continuing outreach to all current developments along with targeting a list of breakfast concepts to locate around the hospitals. We have a new round of recruitment scheduled this month.