

Plaza: The Shoppes at Uptown

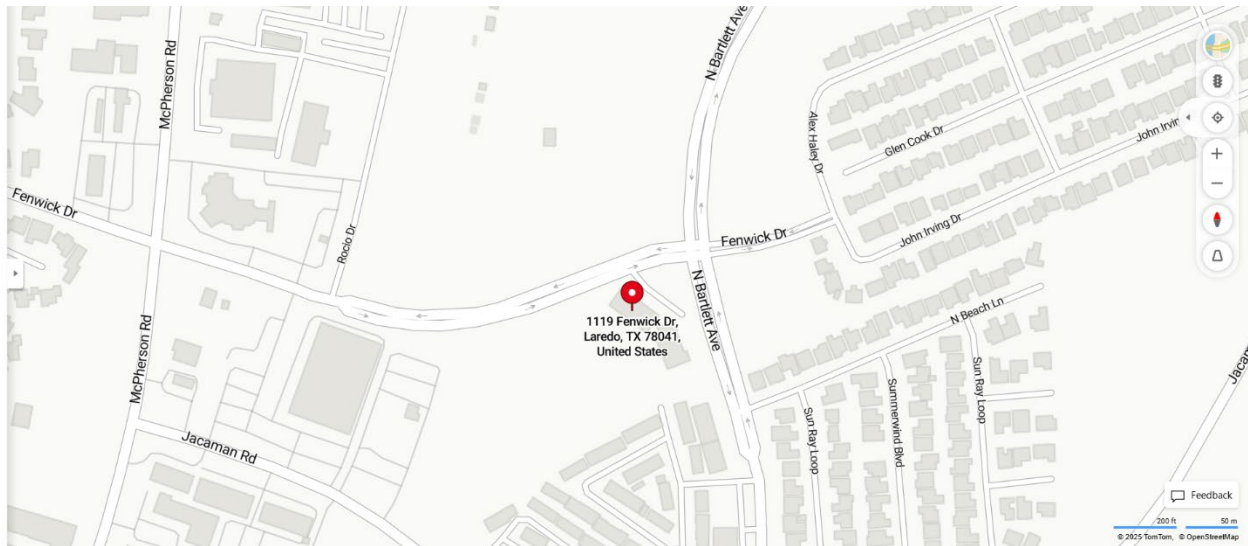
Identify dimensions and square footage of the existing building: Pending by Quantum

All units square footage: Pending by Quantum

Number of parking spots and parking dimensions: 82 Parking spaces, Total of 37,312 SQFT

Identify all existing and future landscaping, if any / Landscaping all around plaza with plenty of security lighting.

Identify Fenwick Drive and Bartlett Avenue



Articles of Incorporation identifying Laura Mendiola is authorized to sign on behalf of Sosahar Enterprises, LLC: Please See attached Document Labeled-Articles _ Company Agreement SoSahar Enterprises, LLC

Business Name: Valbri Foods DBA Toastique

Location: 1119 Fenwick Dr. Suite 201

Hours of Operation:

Monday: 7 am -5 pm

Tuesday: 7 am -5 pm

Wednesday: 7 am -5 pm

Thursday: 7 am -5 pm

Friday: 7 am -7 pm

Saturday: 7 am -7 pm

Sunday: 7 am -5 pm

Space: 1,552 Square Feet

Employees: Approximately 10 Employees

Parking Space Needed:

Please state how long the restaurant has been in operation: Not open for Operation yet. Estimated to be open by early April 2025.

Please be descriptive with the service and type of restaurant Toastique is:

Toastique's mission is to make healthy eating accessible, exciting, simple, and easy to enjoy. A unique breakfast menu consisting of gourmet toast, cold-pressed juice, smoothies, smoothie bowls, hot drip, and nitro cold brew coffee, and espresso — all made using only fresh, seasonal, and responsibly sourced products. Further Information Attached to email.

Estimated Gross Sales \$ 712,148

Estimated Net \$ 625,828

Alcohol sales \$ 20.860 3.3% of net sales

Eye Care of Laredo

Location: 1119 Fenwick Dr. Suite 101

Hours of Operation:

Monday: 8 am -5 pm

Tuesday: 8 am -5 pm

Wednesday: 8 am -5 pm

Thursday: 8 am -5 pm

Friday: 8:30 am -1 pm

Saturday: Closed

Sunday: Close

Reyes Family Dental

Location: 1119 Fenwick Dr. Suite 102

Hours of Operation:

Monday: 9 am -6 pm

Tuesday: 8 am -6 pm

Wednesday: 12 pm -7 pm

Thursday: 8 am -6 pm

Friday: Closed

Saturday: Closed

Sunday: Close

Location: 1119 Fenwick Dr. Suite 103: Vacant

Mulas Restaurant

Location: 1119 Fenwick Dr. Suite 104

Hours of Operation:

Monday: 11 am -10:30 pm

Tuesday: 11 am -10:30 pm

Wednesday: 11 am -10:30 pm

Thursday: 11 am -10:30 pm

Friday: 11 am -10:30 pm

Saturday: 11 am -10:30 pm

Sunday: 11 am - 9 pm

De la Fuente Insurance

Location: 1119 Fenwick Dr. Suite 202

Hours of Operation:

Monday: 9 am -6 pm

Tuesday: 9 am -6 pm

Wednesday: 9 am -6 pm

Thursday: 9 am -6 pm

Friday: 9 am -6 pm

Saturday: 9 am -1 pm

Sunday: Closed

Honey by Nurse Jet

Location: 1119 Fenwick Dr. Suite 203

Hours of Operation:

Monday: 10 am -6 pm

Tuesday: 10 am -6 pm

Wednesday: 10 am -6 pm

Thursday: 10 am -6 pm

Friday: 10 am -6 pm

Saturday: 9 am -2 pm

Sunday: Closed

Primary Care Association of Laredo

Location: 1119 Fenwick Dr. Suite 204

Hours of Operation:

Monday: 9 am - 5 pm

Tuesday: 9 am - 5 pm

Wednesday: 9 am - 5 pm

Thursday: 9 am - 5 pm

Friday: 9 am - 5 pm

Saturday: Closed

Sunday: Closed

Location: 1119 Fenwick Dr. Suite 205 - Vacant