MARKET PROFILE

500 Lakewood Center Lakewood, CA 90712 Phone: 562-633-0437 Fax: 562-633-1452

www.ShopLakewoodCenter.com

LAKEWOOD CENTER

Leasing:

Ray Bewley 562-634-1100 ray.bewley@macerich.com

Renay Fuller 562-634-1100 renay.fuller@macerich.com

Total Square Feet: 2,093,006

2004 Sales: \$393 per square foot

2004 Shopper Visits: 11.2 million

Major Tenants:

JCPenney, Macy's, Mervyn's, Robinsons-May, Target

Other Major Tenants:

Albertsons, Best Buy, Circuit City, Home Depot

Restaurants & Entertainment:

Over 30 restaurants and eateries, including Black Angus, California Pizza Kitchen, Chili's, Chipotle, El Torito, Elephant Bar, Mimi's Cafe, Outback Steakhouse, Red Lobster; Pacific Theatres (2) - 25 screens

Food Court: 11 units

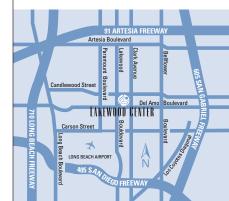
Property Type: Super Regional

Built: 1951

Renovated: expanded in 1978; renovated and expanded in 1981 and 2001









LAKEWOOD CENTER

For more than five decades, Lakewood Center has effectively served as the economic and social hub of the City of Lakewood. Nestled between several major freeways, Lakewood is located 10 miles southeast of Los Angeles, adjacent to Long Beach and minutes from Orange County. By virtue of this strategic location, the center enjoys a broad-based trade area that provides strong foot traffic and sales. The property's market includes 1.1 million residents in 335,000 households, with a median age of 32.3 years.

Lakewood Center caters to this market with an unparalleled offering of retail, restaurants and entertainment spread out over 130 acres. Including its enclosed super-regional mall and numerous outparcel buildings, the property houses five department stores, 265 specialty shops, a food court, a variety of big-box retailers, two theaters (totaling 25 screens), and over 30 restaurants and eateries. Notably, the property's high-volume 'restaurant row' is considered one of the most successful groupings of exterior restaurants at any U.S. mall. But Lakewood Center's appeal goes beyond its retail, restaurant and entertainment offerings: the mall has a long distinguished record in its community as a focal point for special events that appeal to residents of all ages.