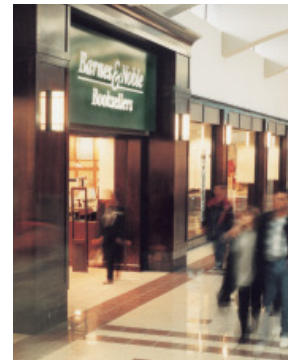


WEBERSTOWN MALL
Stockton, California
www.weberstownmall.com

Weberstown Mall





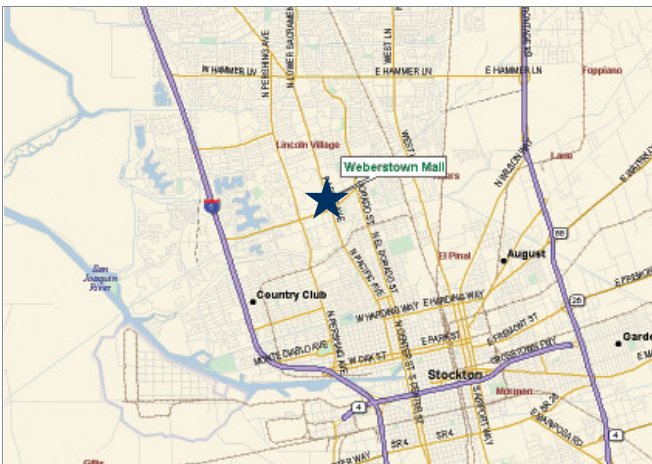
PROPERTY DESCRIPTION

Weberstown Mall is the premier shopping center in the San Joaquin Valley. It features four anchors including the state's first Dillard's store. Weberstown Mall recently welcomed Forever 21 as an addition to its lineup of popular specialty retailers including Aéropostale, American Eagle Outfitters, Finish Line, Gap/GapKids, Hollister, Journeys, Justice, Barnes & Noble, and Victoria's Secret. Weberstown Mall is located at Stockton's busiest intersection. It is approximately one mile east of I-5, three miles west of State Route 99, and less than one mile from the University of the Pacific and Delta College.

KEY RETAIL

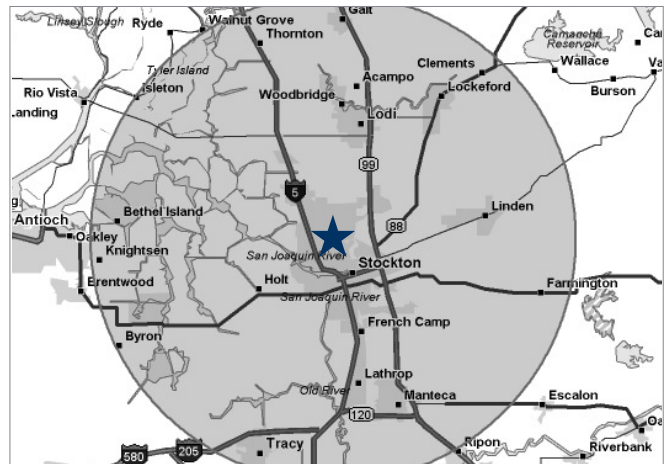
- | | |
|----------------|--------------------------|
| ANCHORS | PERIPHERAL RETAIL |
| Barnes & Noble | Bank of the West |
| Dillard's | Brannon Tire |
| JCPenney | Chipotle |
| Sears | Club Fit |
| | Grand Buffet |

CITY VIEW MAP



★ Weberstown Mall

TRADE MAP



★ Weberstown Mall Trade Area Radius: 20 Miles

TRADE AREA DEMOGRAPHICS

RADIUS	10 MILES	20 MILES	30 MILES
POPULATION	417,895	672,787	1,341,121
HOUSEHOLDS	135,462	216,743	435,645
AVG. HOUSEHOLD INCOME	\$72,645	\$77,551	\$85,687

2015 Projection | Source: SitesUSA



AERIAL PHOTOGRAPH

Surrounded by Pacific Avenue (nearly 33,000 vehicles per day), March Lane (34,500 vehicles per day) and Yokuts Avenue (8,600 vehicles per day), Weberstown Mall is located at one of Stockton’s busiest intersections.

STATISTICS

- MAJOR STORES
Aéropostale, American Eagle Outfitters, Barnes & Noble, Gap, Hollister, Hot Topic, Lids, Justice, Victoria’s Secret , Forever 21 and Tilly’s
- GROSS LEASABLE AREA
857,605 square feet
- NUMBER OF STORES
80
- PARKING
4,144 spaces

TRADE/MARKET AREA

Stockton is located in San Joaquin County in the heart of California’s Central Valley. It is just 60 miles from the San Francisco Bay Area and 45 miles from Sacramento, the state capital. It is the government seat for the county and home to the Port of Stockton, a deepwater channel port and an international import/export hub for distribution, manufacturing and transport facilities. Major employers include San Joaquin County, Stockton Unified School District, St. Joseph’s Regional Health System, Lodi Unified School District, Diamond Walnut, Kaiser Permanente and Pacific Gas & Electric.

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