

DEL AMO FASHION CENTER

Torrance (Los Angeles), California

Del Amo Fashion Center, a two-level urban property, is the largest shopping center not only in Los Angeles County but in the western United States as well. It features nine major retailers, a 500-seat Food Court, more than 240 specialty retailers, and some of the finest restaurants in the area.

1 DEL AMO FASHION CENTER

- **Major Retailers:** Macy's (2), Macy's Home Store, JCPenney, Sears
- **GLA:** 2,269,000 Sq. Ft.

2 HOTELS

- **Torrance Doubletree:** 347 rooms, penthouse ballroom, meeting facilities
- **Torrance Marriott:** 487 rooms, presidential suite

3 RETAIL CENTERS

- **Target Center:** Target, Ralphs

4 APARTMENT COMPLEXES

- **The Chalet:** Large two-level condominium complex
- **Copa D'Oro Apartment Complex:** Two-level complex
- **The King's Court:** Two-story complex
- **Le Chateaux:** Two-level complex
- **Torrance Senior and Housing Complex:** Built in 2008, this combo condo complex features 60 units for seniors and 100 regular condos

5 MAJOR OFFICE COMPLEXES

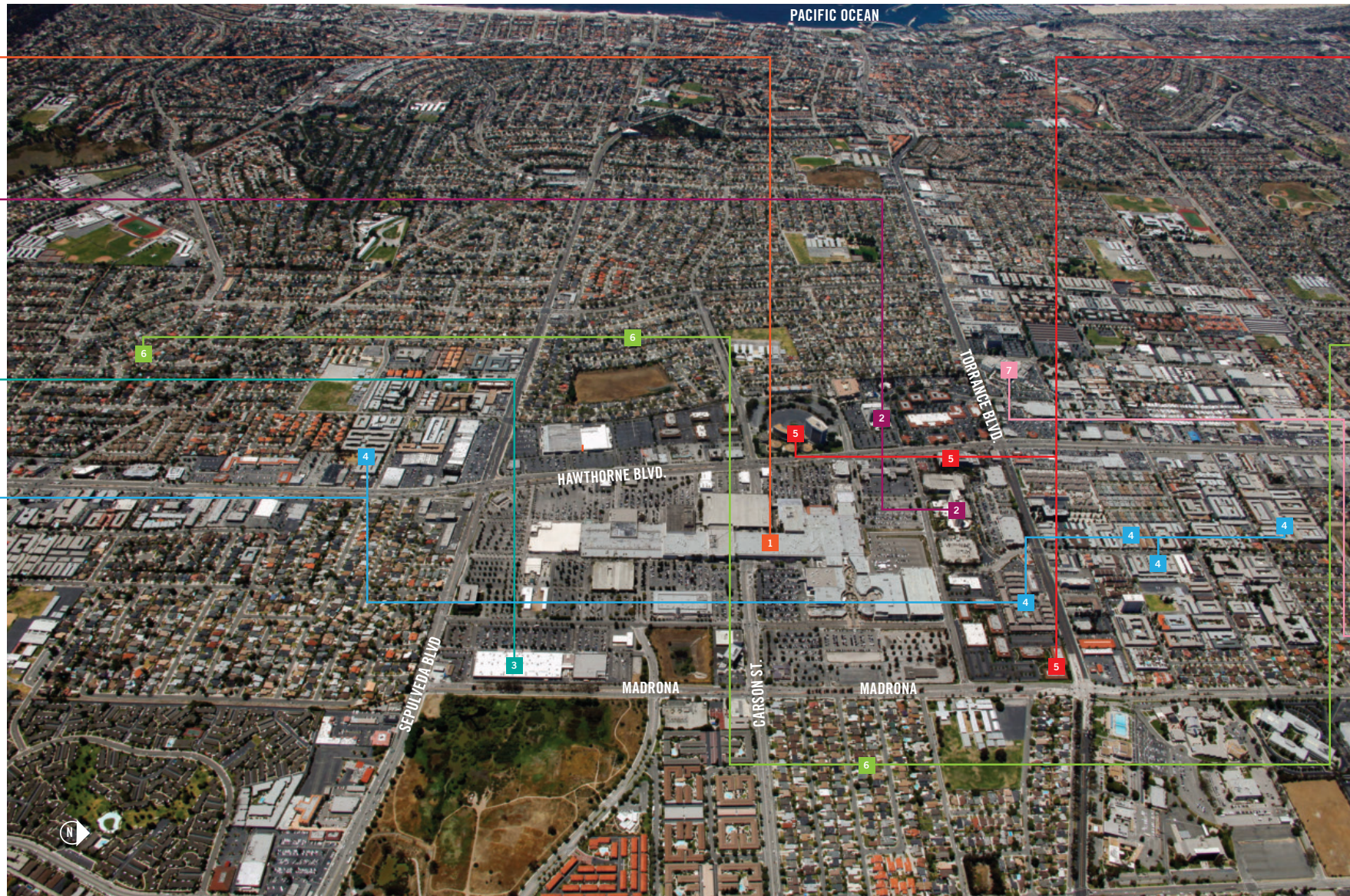
- **Chamber of Commerce Office Center:** Series of one-level suites featuring insurance agents and chiropractor offices
- **Computax Office Building:** Eight-story building featuring 290,000 square feet of space
- **Del Amo Financial Center:** Six-story building featuring 360,000 square feet of space

6 SINGLE-FAMILY RESIDENTIAL

- **Madrona Homeowners Association:** Located east of the center with homes from \$400K-\$750K
- **Seaside Homeowners Association:** Located southeast of the center, one of the most sought-after residential areas with homes from \$700K
- **Southwood Homeowners Association:** Located west of the center, single-family homes from \$450K-\$535K

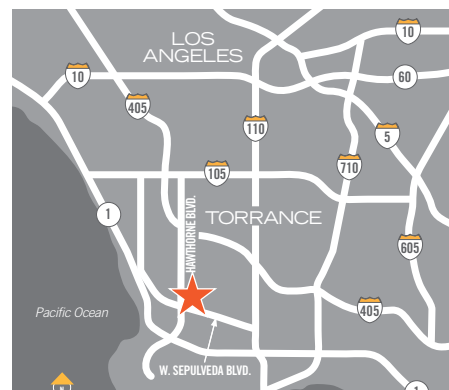
7 OTHER

- **Providence Little Company of Mary:** Privately owned Providence Group hospital with 317 beds
- **Torrance Memorial Medical Center Hospital:** Locally governed, 401-bed, nonprofit center located 2 miles south of the center on Lomita Boulevard between Hawthorne and Crenshaw Boulevards*
- **Numerous beach communities located only a short distance from the center, including:***
 - Manhattan Beach
 - Hermoso
 - Redondo
 - Torrance
 - Palos Verdes Peninsula



TRADE AREA DEMOGRAPHICS

- **Trade area population:** 975,086
- **Total daytime population:** 358,615
- **Trade area households:** 342,451
- **Average annual HH income:** \$88,477
- **48.3%** of population are married



Del Amo Fashion Center is located in the heart of the Los Angeles South Bay Area, just minutes from I-405, I-110, and I-105.

SPECIALTY RETAILERS, RESTAURANTS, AND ENTERTAINMENT

AMC Del Amo 18, American Eagle Outfitters, Anthropologie, Barnes & Noble, BJ's Restaurant & Brewhouse, Buffalo Wild Wings Grill & Bar, Coach, Crate & Barrel, The Disney Store, Free People, GapBody, GUESS, H&M, Hollister Co., LA Fitness, Lazy Dog Cafe, Levi's, Love Culture, Lucille's Smokehouse BBQ, Lucky Brand, Lucky Strike Lanes, M•A•C Cosmetics, Old Navy, Origins, P.F. Chang's China Bistro, RA Sushi, Urban Outfitters

*Not shown on map

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Information accurate as of 5/2/11. Sources: SPG Research; trade area demographic information per Pitney Bowes MapInfo (2010).

