

THE FLORIDA MALL®

Orlando, Florida

The Florida Mall® serves as Central Florida's premier destination for fine fashion and unlimited shopping. With 250 specialty stores, it's a shopping experience unparalleled in Central Florida. Phase I of a new lifestyle component featuring H&M, XXI Forever, and Zara was completed in November 2009. Phase II will include additional shops and restaurants.

1 THE FLORIDA MALL

- **Major Retailers:** Dillard's, The Florida Hotel & Conference Center, JCPenney, Macy's, Nordstrom, Saks Fifth Avenue, Sears
- **GLA:** 1,777,000 Sq. Ft.
- **The Terrace at The Florida Mall**
 - **Major Retailers:** Target, American Signature Furniture, Marshalls, Bed Bath & Beyond, World of Decor
 - **GLA:** 347,000 Sq. Ft.
- **The Florida Hotel & Conference Center:** Connected to The Florida Mall; 511 rooms, 5 suites, meeting and conference space for 1,200 people

2 HOTELS

- **Hampton Inn Florida Mall:** 128 rooms for both business and leisure travelers
- **Quality Inn and Suites:** 180 rooms and suites

3 RETAIL CENTERS

- Avenue
- Barnes & Noble
- Best Buy
- hhgregg
- Ikea
- **Mall at Millenia:** Bloomingdale's, Neiman Marcus; 1.2 million square feet (5 miles northwest of the mall)*
- **Orlando Square:** Michaels, Ross Dress for Less, T.J. Maxx, ULTA Beauty
- **Sand Lakes Plaza:** Sports Authority
- **Skyview Plaza:** Kmart, Office Depot, Publix Super Markets, Walgreens



4 APARTMENT COMPLEXES

- Average rent \$900 per month

5 CORPORATE HEADQUARTERS

- **CVS/pharmacy Warehouse:** Warehouse and distribution center
- **Pepsi Bottling Group:** Private company, over 250 employees
- **Publix Super Markets Distribution Center:** Grocery retailer, over 100 employees
- **SDE Logistics Corporation:** Cargo services with over 263 companies

6 MAJOR OFFICE COMPLEXES

- **Cypress Park:** Features A&M Supply Corporation, American Tire Distributors, Constar, Consolidated Delivery Logistics, Good Year Wholesale/Tire Center, Office Depot, Villa Originals
- **Station Wholesale:** Wholesale apparel screen printing

7 SINGLE-FAMILY RESIDENTIAL

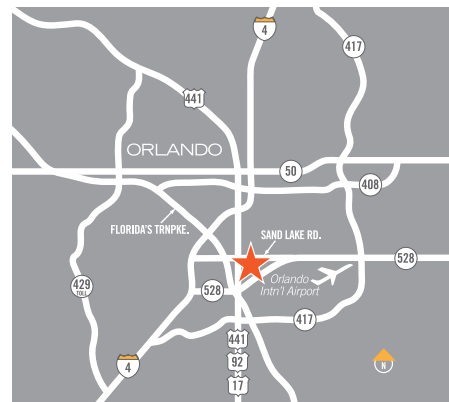
- Single-family residential homes from \$175K-\$300K

8 OTHER

- **Convention Center:** 3 miles*
- **Orlando International Airport:** 3 miles*
- **SeaWorld Orlando:** 5 miles*
- **Universal Studios Florida®:** 6 miles*
- **Walt Disney World Resort:** 18 miles*

TRADE AREA DEMOGRAPHICS

- Trade area population: 1,144,190
- Total daytime population: 628,984
- Trade area households: 433,512
- Average annual HH income: \$66,334
- 50.6% of population are married



The Florida Mall is located at the intersection of Sand Lake Road and Orange Blossom Trail.

SPECIALTY RETAILERS, RESTAURANTS, AND ENTERTAINMENT

Abercrombie & Fitch, adidas Originals, American Eagle Outfitters, Apple, AIX Armani Exchange, Banana Republic, Brighton Collectibles, Bath & Body Works, bebe, Buckle, Caché, Chico's, Coach, Fossil, Francesca's Collections, GUESS, H&M, Hollister Co., LOFT, Lucky Brand, M*A*C Cosmetics, Mayors, M&M's WORLD, Oakley "O" Store, Old Navy, Pink, Pottery Barn, P.S. from Aeropostale, Puma, Sephora, Swatch, Victoria's Secret, XXI Forever, Zara

*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).

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