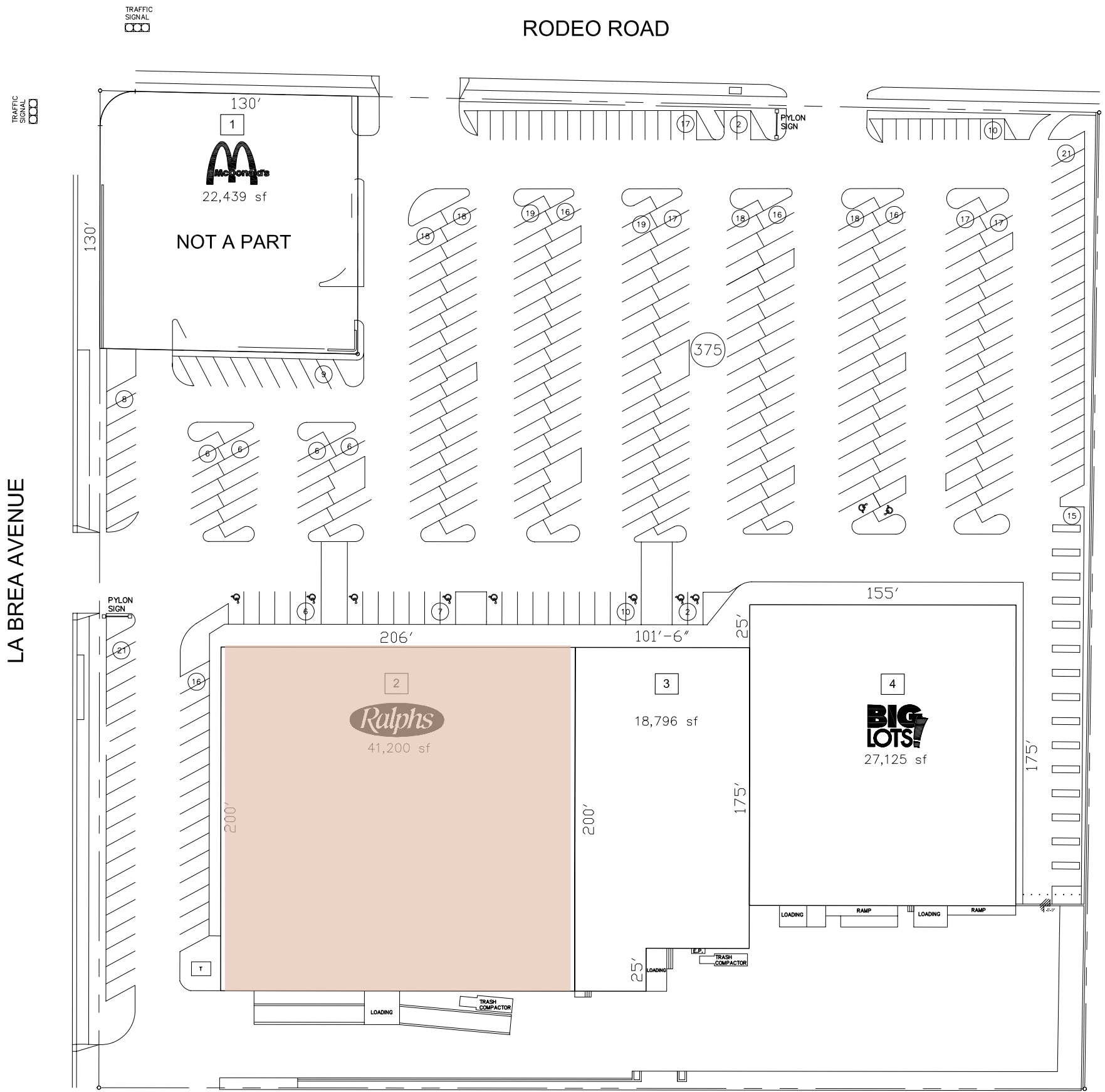
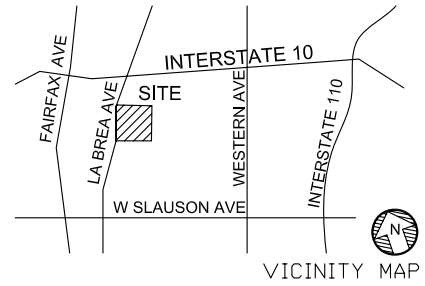
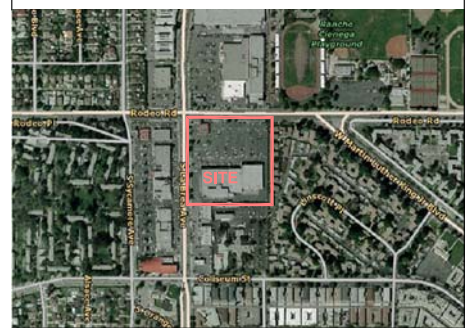


LA BREA AVENUE



TENANT LEGEND

SUITE	TENANT	SF
1	MCDONALD'S	22,439 sf
2	RALPHS	41,200 sf
3	TREASURE HUNT	18,796 sf
4	BIG LOTS	27,125 sf



TOTAL BUILDING SF:	87,121 SF
PARKING PROVIDED:	375 STALLS
PARKING RATIO:	4.3/1000 SF
TRAFFIC COUNTS:	89,292 ADT (2006)

DEMOGRAPHICS	1 MILES	3 MILES	5 MILES
2007 EST. POP.	44,231	342,939	1,132,910
2012 PROJ. POP.	46,106	359,874	1,189,014
AVG. HH. INCOME	45,897	60,151	61,138

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BALDWIN HILLS SHOPPING CENTER

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SITE LEASE PLAN

2716 OCEAN PARK BOULEVARD
SANTA MONICA, CA 90405
T. 310.314.2430

SCALE: 0' 35' 70'

Apr. 27, 09

SHEET 1 OF 1