



NewMark Merrill

COMPANIES

When you love shopping centers it shows.

Tarzana VILLAGE

NORTHEAST CORNER OF VENTURA & BURBANK BOULEVARDS, CITY OF TARZANA, CA



RELAX THE BACK STORE

AREA RETAILERS:



Thomas Guide Map Pg. 560 • H2

Project Size 50,136 Sq.Ft. of Retail Space
Demographics



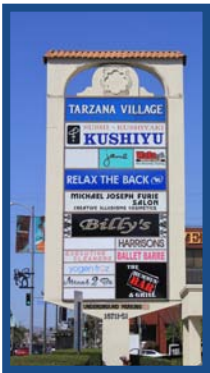
Population *
1 Mile....28,639
3 Miles....166,680



Traffic Count *
66,910 Cars Daily



Household Income *
1 Mile....80,178
3 Miles....88,213



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COMPANIES

For additional information
please contact:

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5850 Canoga Avenue
Suite 650
Woodland Hills, CA 91367
www.newmarkmerrill.com

For Lease • Prime Retail Space Available

- * Located within one of the highest pedestrian trade areas along Ventura Boulevard.
- * Demographics include high pedestrian and vehicular traffic counts with high disposable incomes.
- * Area retailers include: Whole Foods, TJ Maxx Chase, California Pizza Kitchen and much more.
- * Ample parking within two areas, one at the street level, plus one hundred spaces underground.

*Estimates are based on 2011 demographics for population and average income per household. Traffic count is based upon owner's calculations. The information herein is not guaranteed and should be independently verified.



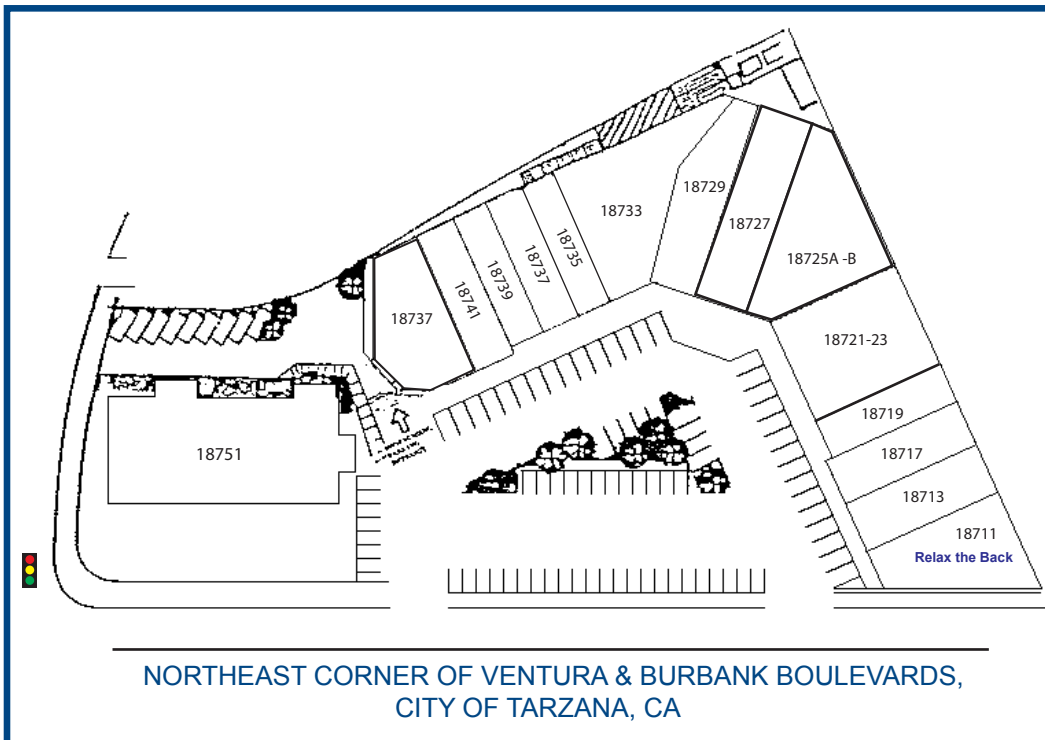
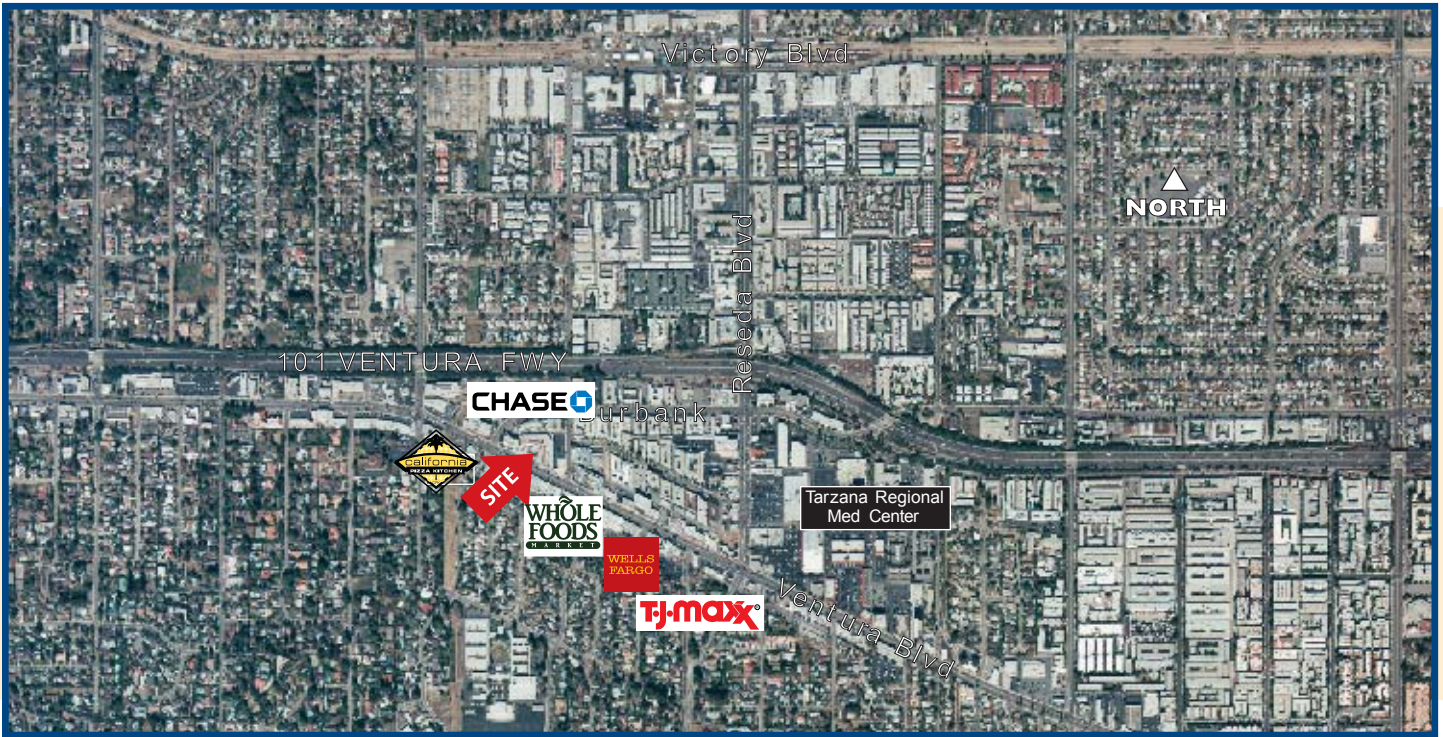
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CITY OF TARZANA, CA



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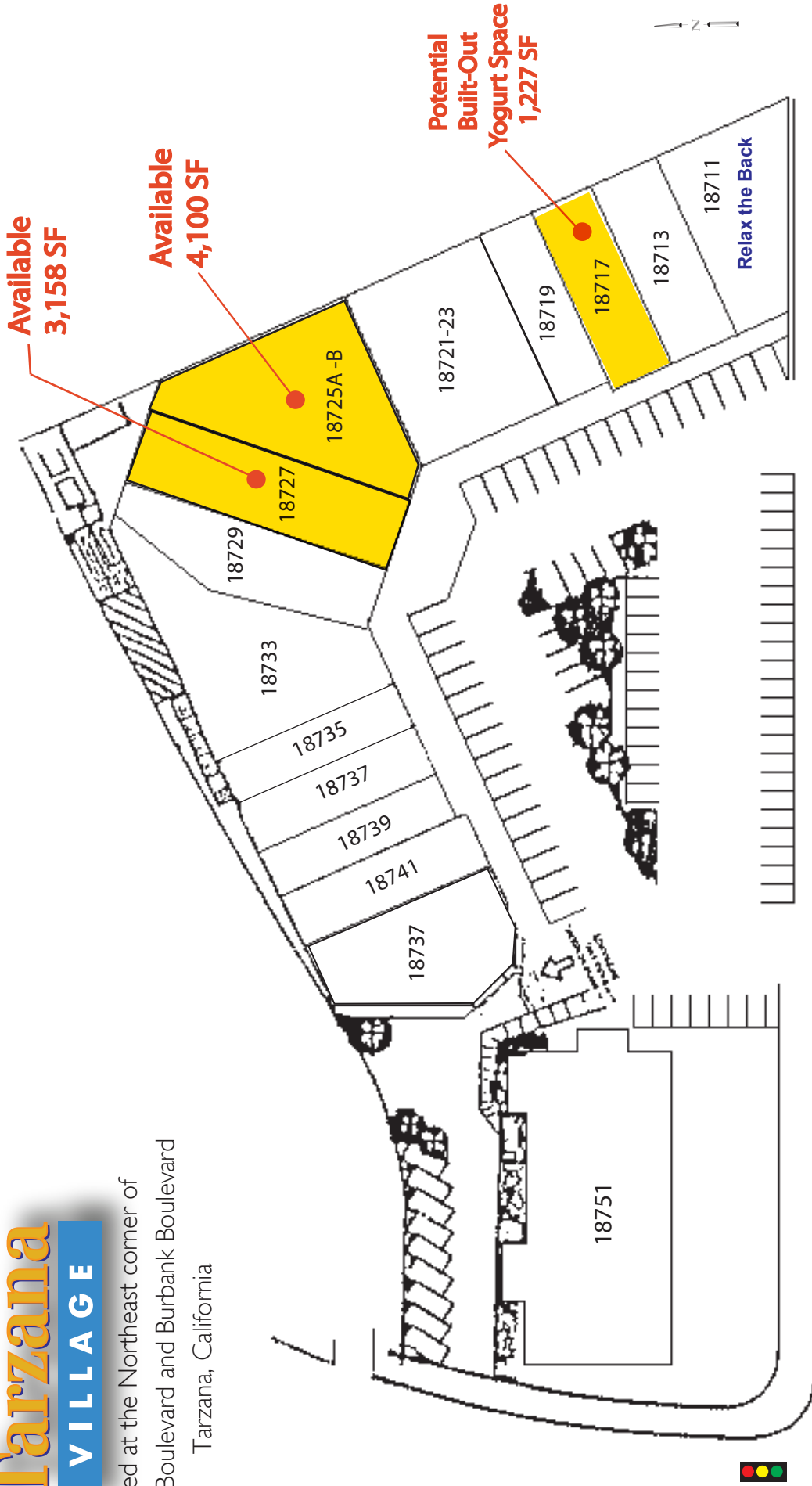
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Tarzana VILLAGE

Located at the Northeast corner of
Ventura Boulevard and Burbank Boulevard
Tarzana, California



**NewMark Merrill
COMPANIES**

For Information, Please Contact
Darren Boward (DRE#01362187)
NewMark Merrill Companies
Tel: 818.710.6100 Fax: 818.710.6116

Unit Number	Tenant	SF
18711	Relax the Back	2,411
18713	Kushiyu	1,458
18713	Kushiyu	1,423
18717	Potential	1,227
18719	Meant 2 Be	1,227
18721-23	Billy's Fashion	2,454
18725A-B	Available	4,100

Unit Number	Tenant	SF
18727	Available	3,158
18729	Ballet Barre	2,738
18733	Joseph Furie Salon	4,000
18735	Jane of Tarzana	1,336
18737	Harrison's	1,336
18739	Waba Grill	1,336
18741	Executive Cleaners	1,670
18743	Hummus Bar	3,128
18751	Office Building	6,983

Landlord makes no representation that any of the above tenants or building configurations will exist now or in the future. Tenants depicted may be proposed and may not actually occupy the proposed buildings. The dimensions and square footages shown are estimates only and not guaranteed.



Tarzana Village
18711 Ventura Blvd, Tarzana, CA 91356-3302
Ring: 1, 2, 3 Miles

Latitude: 34.171532
Longitude: -118.541733

Table with 4 columns: Metric, 1 mile radius, 2 miles radius, 3 miles radius. Rows include Population, Households, Families, Housing Units, Median Household Income, Median Home Value, Per Capita Income, and Median Age.


Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by total population. Detail may not sum to totals due to rounding.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.



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	1 mile radius	2 miles radius	3 miles radius
2000 Households by Income			
 Household Income Base	11,323	31,714	58,000
< \$15,000	15.1%	13.8%	13.3%
\$15,000 - \$24,999	14.1%	12.2%	11.4%
\$25,000 - \$34,999	13.1%	11.5%	11.6%
\$35,000 - \$49,999	15.0%	15.2%	15.0%
\$50,000 - \$74,999	17.0%	18.4%	18.7%
\$75,000 - \$99,999	9.8%	10.2%	10.8%
\$100,000 - \$149,999	9.2%	9.9%	10.0%
\$150,000 - \$199,999	2.6%	3.5%	3.7%
\$200,000+	4.0%	5.4%	5.6%
Average Household Income	\$63,268	\$71,645	\$73,366
2010 Households by Income			
Household Income Base	11,771	32,810	60,770
< \$15,000	9.8%	9.2%	8.8%
\$15,000 - \$24,999	9.8%	8.4%	8.0%
\$25,000 - \$34,999	9.9%	8.8%	9.0%
\$35,000 - \$49,999	15.2%	14.0%	13.6%
\$50,000 - \$74,999	19.9%	20.8%	20.9%
\$75,000 - \$99,999	13.6%	14.3%	14.6%
\$100,000 - \$149,999	11.1%	12.0%	12.3%
\$150,000 - \$199,999	5.0%	5.2%	5.2%
\$200,000+	5.7%	7.3%	7.6%
Average Household Income	\$80,178	\$87,064	\$88,213
2015 Households by Income			
Household Income Base	11,922	33,164	61,638
< \$15,000	7.3%	6.8%	6.5%
\$15,000 - \$24,999	7.4%	6.3%	6.0%
\$25,000 - \$34,999	7.1%	6.3%	6.5%
\$35,000 - \$49,999	11.7%	10.6%	10.3%
\$50,000 - \$74,999	22.6%	23.1%	23.0%
\$75,000 - \$99,999	14.0%	14.2%	14.5%
\$100,000 - \$149,999	15.5%	16.0%	16.1%
\$150,000 - \$199,999	7.2%	7.4%	7.1%
\$200,000+	7.3%	9.3%	9.9%
Average Household Income	\$94,338	\$101,993	\$103,101
2000 Owner Occupied HUs by Value			
Total	4,950	17,047	32,863
<\$50,000	0.6%	1.0%	1.0%
\$50,000 - 99,999	11.4%	6.7%	5.1%
\$100,000 - 149,999	16.1%	14.1%	14.5%
\$150,000 - 199,999	14.8%	21.5%	26.5%
\$200,000 - \$299,999	24.7%	23.5%	21.2%
\$300,000 - 499,999	16.0%	13.3%	12.5%
\$500,000 - 999,999	14.5%	17.0%	16.2%
\$1,000,000+	1.8%	2.9%	3.1%
Average Home Value	\$302,295	\$325,766	\$321,391
2000 Specified Renter Occupied HUs by Contract Rent			
Total	6,374	14,685	25,042
With Cash Rent	97.9%	97.4%	97.4%
No Cash Rent	2.1%	2.6%	2.6%
Median Rent	\$714	\$735	\$715
Average Rent	\$779	\$787	\$774


Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest, dividends, net rents, pensions, SSI and welfare payments, child support and alimony. Specified Renter Occupied Housing Units exclude houses on 10+ acres. Average Rent excludes units paying no cash rent.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.



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	1 mile radius	2 miles radius	3 miles radius
2000 Population by Age			
 Total	26,915	80,757	154,714
Age 0 - 4	5.8%	6.1%	6.5%
Age 5 - 9	5.9%	6.4%	6.8%
Age 10 - 14	5.6%	5.8%	6.2%
Age 15 - 19	5.4%	5.5%	5.8%
Age 20 - 24	5.8%	5.5%	5.8%
Age 25 - 34	16.6%	15.6%	15.7%
Age 35 - 44	16.8%	16.7%	16.9%
Age 45 - 54	14.0%	13.9%	13.7%
Age 55 - 64	9.0%	9.1%	8.8%
Age 65 - 74	7.1%	7.4%	6.9%
Age 75 - 84	5.3%	5.5%	5.0%
Age 85+	2.7%	2.4%	1.9%
Age 18+	79.3%	78.2%	76.8%
2010 Population by Age			
Total	28,638	85,705	166,682
Age 0 - 4	5.7%	6.1%	6.5%
Age 5 - 9	5.3%	5.9%	6.3%
Age 10 - 14	5.2%	5.8%	6.2%
Age 15 - 19	5.5%	6.0%	6.4%
Age 20 - 24	6.9%	6.0%	6.2%
Age 25 - 34	14.0%	12.7%	13.1%
Age 35 - 44	14.5%	14.6%	14.7%
Age 45 - 54	15.1%	15.4%	15.3%
Age 55 - 64	12.1%	12.0%	11.4%
Age 65 - 74	6.9%	7.1%	6.5%
Age 75 - 84	5.3%	5.3%	4.7%
Age 85+	3.4%	3.2%	2.6%
Age 18+	80.4%	78.5%	77.0%
2015 Population by Age			
Total	29,190	87,231	170,212
Age 0 - 4	5.6%	6.0%	6.4%
Age 5 - 9	5.4%	5.9%	6.4%
Age 10 - 14	5.1%	5.7%	6.1%
Age 15 - 19	4.9%	5.4%	5.8%
Age 20 - 24	6.5%	6.1%	6.5%
Age 25 - 34	16.0%	13.7%	14.0%
Age 35 - 44	12.4%	12.6%	12.8%
Age 45 - 54	14.3%	14.7%	14.5%
Age 55 - 64	12.6%	12.7%	12.3%
Age 65 - 74	8.5%	8.7%	8.0%
Age 75 - 84	5.2%	5.2%	4.6%
Age 85+	3.5%	3.3%	2.7%
Age 18+	80.9%	79.1%	77.6%
2000 Population by Sex			
Males	47.7%	48.1%	48.8%
Females	52.3%	51.9%	51.2%
2010 Population by Sex			
Males	48.0%	48.1%	48.9%
Females	52.0%	51.9%	51.1%
2015 Population by Sex			
Males	48.2%	48.2%	48.9%
Females	51.8%	51.8%	51.1%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.



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Table with 4 columns: Category, 1 mile radius, 2 miles radius, 3 miles radius. Rows include 2000, 2010, and 2015 Population by Race/Ethnicity, and 2000 Population 3+ by School Enrollment and 2010 Population 25+ by Educational Attainment.




Data Note: Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.



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2010 Population 15+ by Marital Status			
 Total	24,004	70,465	134,879
Never Married	34.7%	32.6%	33.0%
Married	45.8%	49.5%	50.8%
Widowed	6.4%	6.5%	5.9%
Divorced	13.0%	11.3%	10.3%
2000 Population 16+ by Employment Status			
 Total	22,079	64,958	122,314
In Labor Force	62.7%	61.9%	62.9%
Civilian Employed	58.9%	58.4%	58.8%
Civilian Unemployed	3.7%	3.4%	4.0%
In Armed Forces	0.1%	0.0%	0.0%
Not in Labor Force	37.3%	38.1%	37.1%
2010 Civilian Population 16+ in Labor Force			
Civilian Employed	87.9%	88.3%	87.3%
Civilian Unemployed	12.1%	11.7%	12.7%
2015 Civilian Population 16+ in Labor Force			
Civilian Employed	89.9%	90.2%	89.4%
Civilian Unemployed	10.1%	9.8%	10.6%
2000 Females 16+ by Employment Status and Age of Children			
Total	11,765	34,267	63,780
Own Children < 6 Only	7.8%	6.9%	7.2%
Employed/in Armed Forces	4.2%	3.6%	3.8%
Unemployed	0.3%	0.2%	0.2%
Not in Labor Force	3.3%	3.1%	3.1%
Own Children < 6 and 6-17 Only	5.0%	5.5%	6.2%
Employed/in Armed Forces	2.3%	2.4%	2.9%
Unemployed	0.1%	0.2%	0.2%
Not in Labor Force	2.5%	2.9%	3.1%
Own Children 6-17 Only	14.0%	14.7%	15.6%
Employed/in Armed Forces	9.3%	9.1%	9.6%
Unemployed	0.4%	0.5%	0.7%
Not in Labor Force	4.3%	5.2%	5.3%
No Own Children < 18	73.2%	72.8%	71.0%
Employed/in Armed Forces	36.2%	35.6%	34.8%
Unemployed	2.1%	2.1%	2.4%
Not in Labor Force	34.9%	35.1%	33.8%
2010 Employed Population 16+ by Industry			
 Total	12,759	36,861	71,129
Agriculture/Mining	0.0%	0.1%	0.1%
Construction	4.2%	4.4%	4.8%
Manufacturing	5.3%	6.1%	7.0%
Wholesale Trade	3.9%	3.9%	3.6%
Retail Trade	13.2%	12.2%	11.9%
Transportation/Utilities	2.7%	2.8%	2.9%
Information	5.1%	5.2%	5.0%
Finance/Insurance/Real Estate	11.5%	11.0%	10.6%
Services	53.0%	52.8%	52.7%
Public Administration	1.1%	1.4%	1.5%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.



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2010 Employed Population 16+ by Occupation			
Total	12,761	36,859	71,129
White Collar	75.6%	74.0%	71.9%
Management/Business/Financial	16.2%	17.5%	17.0%
Professional	28.4%	27.2%	26.3%
Sales	16.9%	15.7%	14.4%
Administrative Support	14.1%	13.7%	14.3%
Services	15.1%	14.7%	15.0%
Blue Collar	9.4%	11.3%	13.1%
Farming/Forestry/Fishing	0.0%	0.0%	0.0%
Construction/Extraction	2.8%	3.2%	3.7%
Installation/Maintenance/Repair	2.0%	2.2%	2.6%
Production	2.1%	2.9%	3.6%
Transportation/Material Moving	2.4%	2.9%	3.1%
2000 Workers 16+ by Means of Transportation to Work			
 Total	12,751	37,138	70,372
Drove Alone - Car, Truck, or Van	77.8%	77.6%	76.4%
Carpooled - Car, Truck, or Van	9.8%	10.5%	12.2%
Public Transportation	5.1%	4.0%	4.0%
Walked	1.6%	1.4%	1.3%
Other Means	0.8%	1.2%	1.2%
Worked at Home	4.9%	5.3%	5.0%
2000 Workers 16+ by Travel Time to Work			
Total	12,752	37,139	70,373
Did Not Work at Home	95.1%	94.7%	95.0%
Less than 5 minutes	1.3%	1.4%	1.2%
5 to 9 minutes	5.2%	5.7%	5.8%
10 to 19 minutes	25.3%	25.9%	26.6%
20 to 24 minutes	14.3%	13.0%	12.5%
25 to 34 minutes	18.9%	18.7%	18.6%
35 to 44 minutes	8.0%	7.6%	7.3%
45 to 59 minutes	11.4%	11.3%	11.1%
60 to 89 minutes	8.0%	8.2%	8.9%
90 or more minutes	2.6%	2.8%	3.0%
Worked at Home	4.9%	5.3%	5.0%
Average Travel Time to Work (in min)	30.0	30.1	30.3
2000 Households by Vehicles Available			
Total	11,329	31,735	57,922
None	9.3%	8.7%	8.2%
1	44.3%	39.0%	36.8%
2	36.1%	39.3%	39.5%
3	8.2%	9.7%	11.3%
4	1.5%	2.5%	3.1%
5+	0.6%	0.9%	1.2%
Average Number of Vehicles Available	1.5	1.6	1.7

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.



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Table with 4 columns: Category, 1 mile radius, 2 miles radius, 3 miles radius. Rows include 2000 Households by Type, 2000 Households by Size, 2000 Households by Year Householder Moved In, 2000 Housing Units by Units in Structure, and 2000 Housing Units by Year Structure Built.


Source: U.S. Bureau of the Census, 2000 Census of Population and Housing.



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Top 3 Tapestry Segments			
1.	Old and Newcomers	Urban Chic	International Marketpl
2.	Trendsetters	Retirement Communities	Urban Chic
3.	International Marketpl	Trendsetters	Urban Villages

 **2010 Consumer Spending** shows the amount spent on a variety of goods and services by households that reside in the market area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue.

Apparel & Services: Total \$	\$23,488,539	\$70,323,363	\$132,782,042
Average Spent	\$1,995.12	\$2,143.29	\$2,184.99
Spending Potential Index	83	90	91
Computers & Accessories: Total \$	\$3,127,622	\$9,323,798	\$17,594,670
Average Spent	\$265.66	\$284.17	\$289.53
Spending Potential Index	121	129	132
Education: Total \$	\$16,641,604	\$50,152,872	\$94,016,623
Average Spent	\$1,413.54	\$1,528.54	\$1,547.09
Spending Potential Index	116	125	127
Entertainment/Recreation: Total \$	\$44,144,099	\$133,955,245	\$251,212,609
Average Spent	\$3,749.60	\$4,082.63	\$4,133.83
Spending Potential Index	116	127	128
Food at Home: Total \$	\$60,934,767	\$181,740,690	\$342,037,983
Average Spent	\$5,175.81	\$5,539.02	\$5,628.40
Spending Potential Index	116	124	126
Food Away from Home: Total \$	\$43,929,323	\$130,993,888	\$246,379,083
Average Spent	\$3,731.36	\$3,992.38	\$4,054.29
Spending Potential Index	116	124	126
Health Care: Total \$	\$46,974,178	\$141,923,244	\$260,064,393
Average Spent	\$3,989.99	\$4,325.48	\$4,279.49
Spending Potential Index	107	116	115
HH Furnishings & Equipment: Total \$	\$24,735,963	\$75,530,546	\$142,082,893
Average Spent	\$2,101.08	\$2,301.99	\$2,338.04
Spending Potential Index	102	112	114
Investments: Total \$	\$25,300,421	\$80,084,940	\$149,617,401
Average Spent	\$2,149.02	\$2,440.80	\$2,462.03
Spending Potential Index	124	140	142
Retail Goods: Total \$	\$314,425,091	\$951,175,211	\$1,783,923,360
Average Spent	\$26,707.30	\$28,989.52	\$29,355.33
Spending Potential Index	107	117	118
Shelter: Total \$	\$232,258,615	\$705,218,851	\$1,333,473,082
Average Spent	\$19,728.07	\$21,493.37	\$21,942.95
Spending Potential Index	125	136	139
TV/Video/Audio: Total \$	\$16,482,032	\$48,955,407	\$91,554,601
Average Spent	\$1,399.99	\$1,492.04	\$1,506.58
Spending Potential Index	113	120	121
Travel: Total \$	\$27,349,957	\$84,625,200	\$159,275,643
Average Spent	\$2,323.11	\$2,579.17	\$2,620.96
Spending Potential Index	123	136	138
Vehicle Maintenance & Repairs: Total \$	\$12,682,141	\$38,159,721	\$71,476,501
Average Spent	\$1,077.22	\$1,163.02	\$1,176.18
Spending Potential Index	114	123	125

Data Note: The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2005 and 2006 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.