

SUNRISE MALL

6041 Sunrise Blvd, Citrus Heights, CA 95610

PROPERTY

HIGHLIGHTS

| Demographics | 1 mile | 3 miles | 5 miles |
|------------------|----------|-----------|-----------|
| Population | 22,658 | 139,899 | 328,423 |
| Avg. HH Income | \$94,176 | \$120,420 | \$120,452 |
| Total Households | 9,395 | 55,934 | 129,461 |

- Located in the heart of California's state capitol region
- Sunrise Mall benefits greatly from a densely populated trade area
- Sunrise Mall serves as the anchor of the 10-block, 2.9 million square foot Sunrise Marketplace retail district
- Situated in northern California's Central Valley and Sierra Nevada regions, the Mall anchors a retail corridor strategically located in the heart of one of the fastest growing regions in the United States

NOTES

ANCHORS

- GLA: 1,113,142 SF
- Availabilities: Anchor, Inline, Outparcel
- Traffic Count: 43,983 VPD Sunrise Blvd.

- Macy's & JC Penney



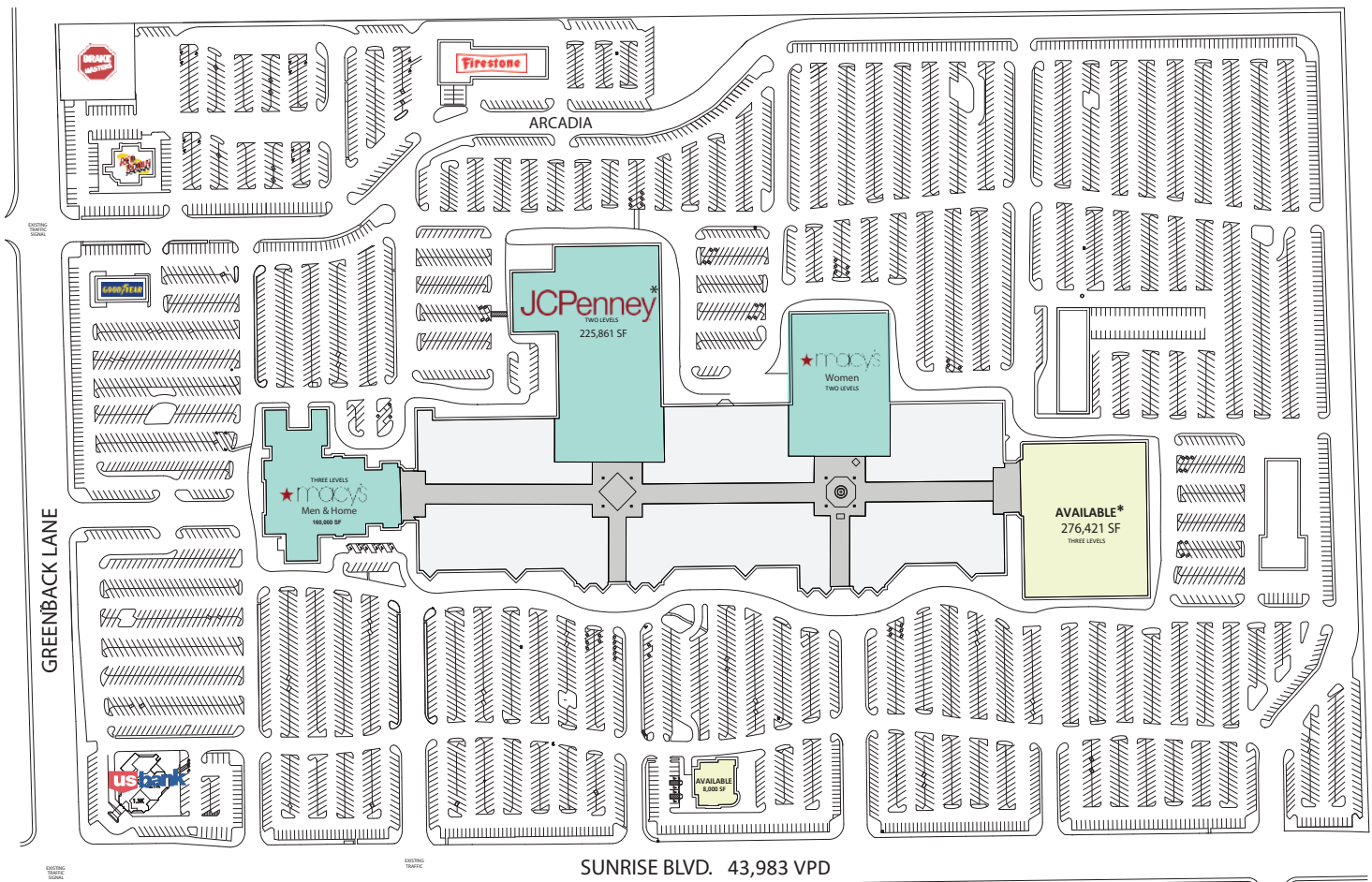
MASON
ASSET MANAGEMENT

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SITE PLAN



*NOT OWNED



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RETAILER MAP



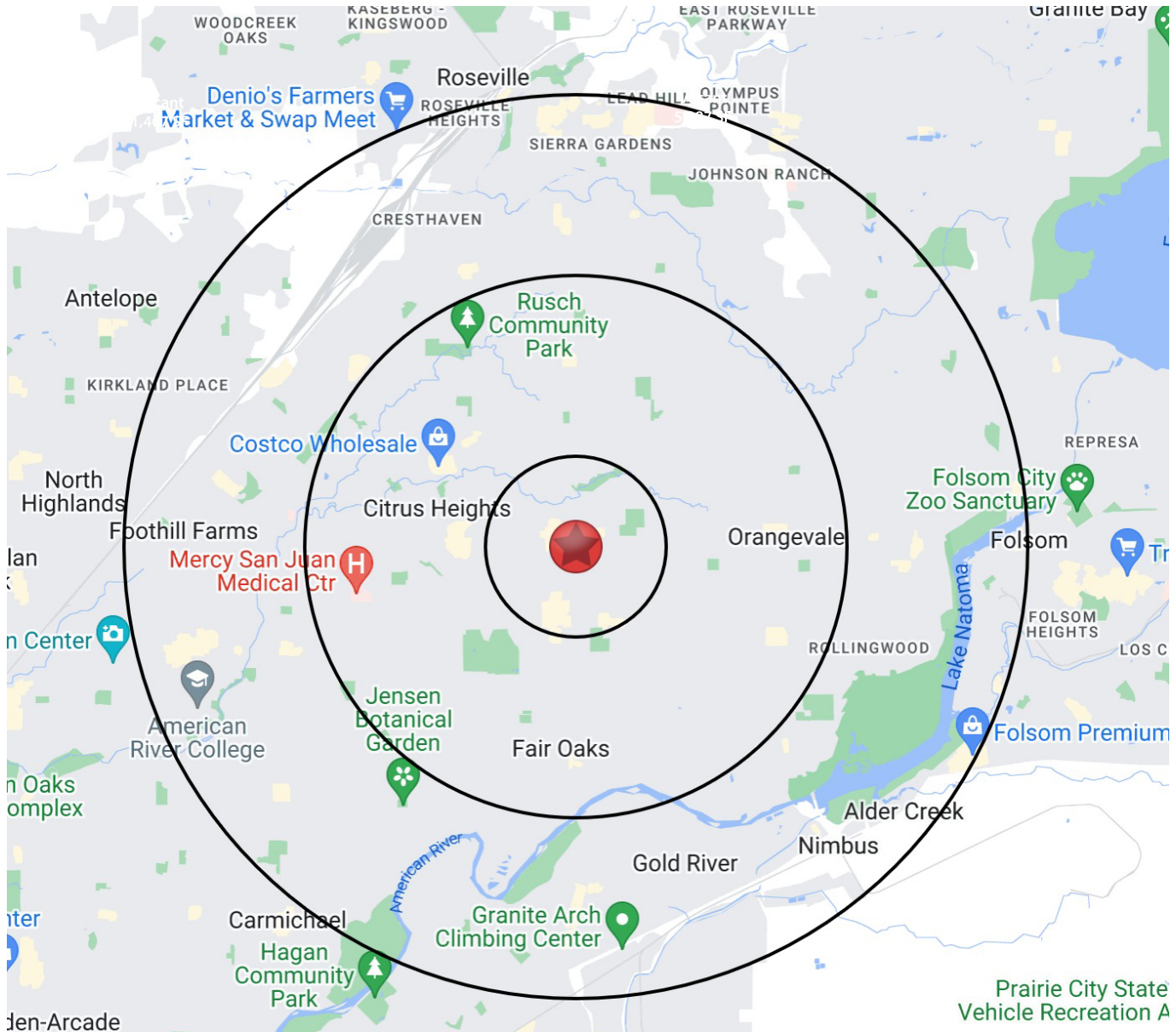
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RADIUS MAP



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