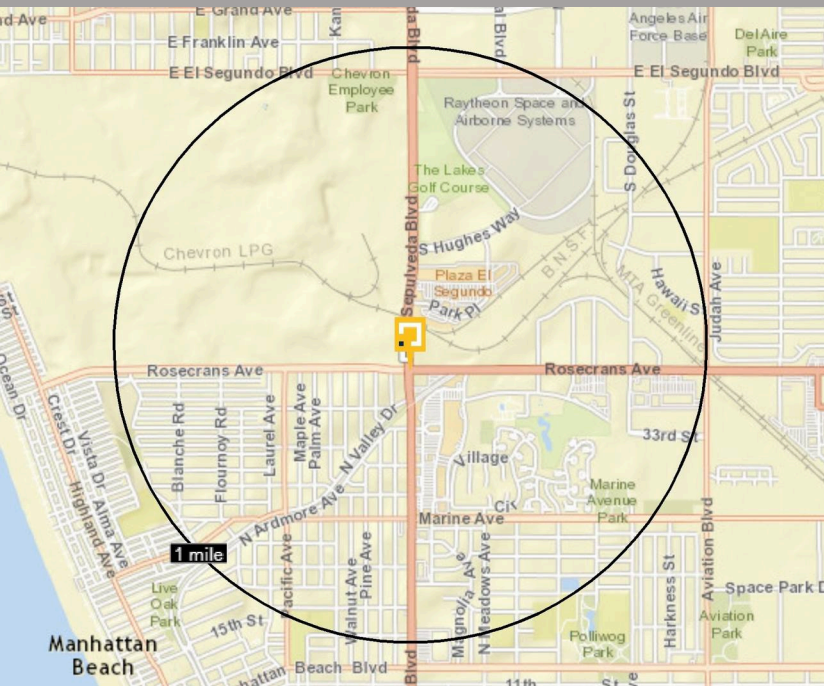


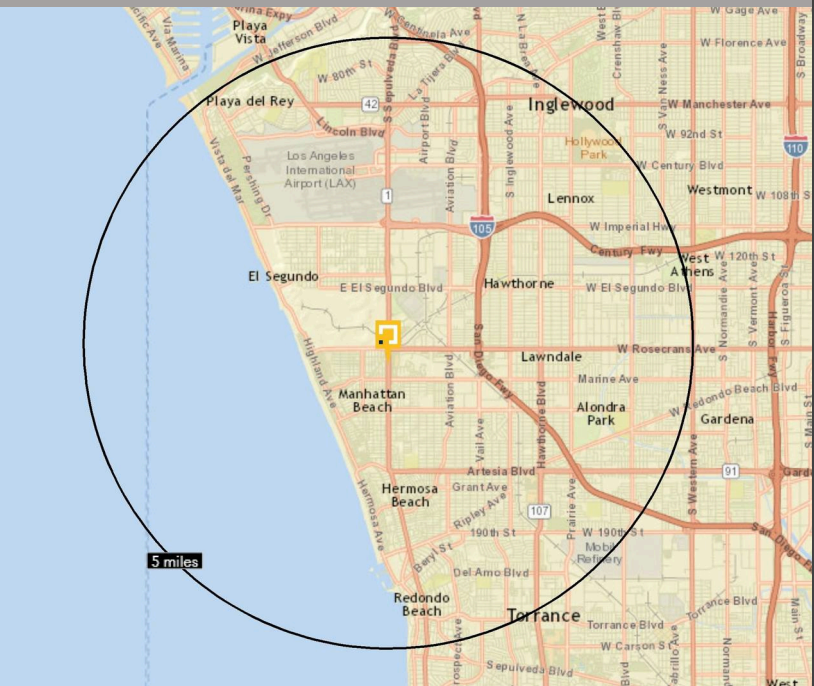
THE POINT

El Segundo, CA

1 MILE RADIUS



5 MILE RADIUS



The Point, a 115,000 SF shopping, dining and entertainment destination residents of the South Bay have been waiting for. The Point sits at the crossroads of Rosecrans Avenue and Sepulveda Boulevard, two easily accessible routes in the South Bay. The Point houses a unique blend of in-demand retailers, popular eateries, an exclusive fitness studio and an expansive outdoor plaza. Restaurants offer al fresco café dining overlooking The Point Plaza, a comfortable and intimate gathering place for the community.

THE POINT

850 South Sepulveda Boulevard
El Segundo, CA 90245



GLA
115,000 SF

ACREAGE
8

COUNTY
Los Angeles

TYPE
Regional

PARKING SPACES
700

DEMOGRAPHICS

	POPULATION	DAYTIME POPULATION	HOUSEHOLDS	MEDIAN HHI	AVERAGE HHI	MEDIAN AGE	COLLEGE EDUCATED
1 MILE	10,697	28,011	3,808	\$187,296	\$251,517	44	76%
3 MILE	176,535	272,297	65,029	\$96,996	\$141,712	38	49%
5 MILE	488,239	548,378	173,521	\$78,606	\$116,061	37	40%

LEASING CONTACT:

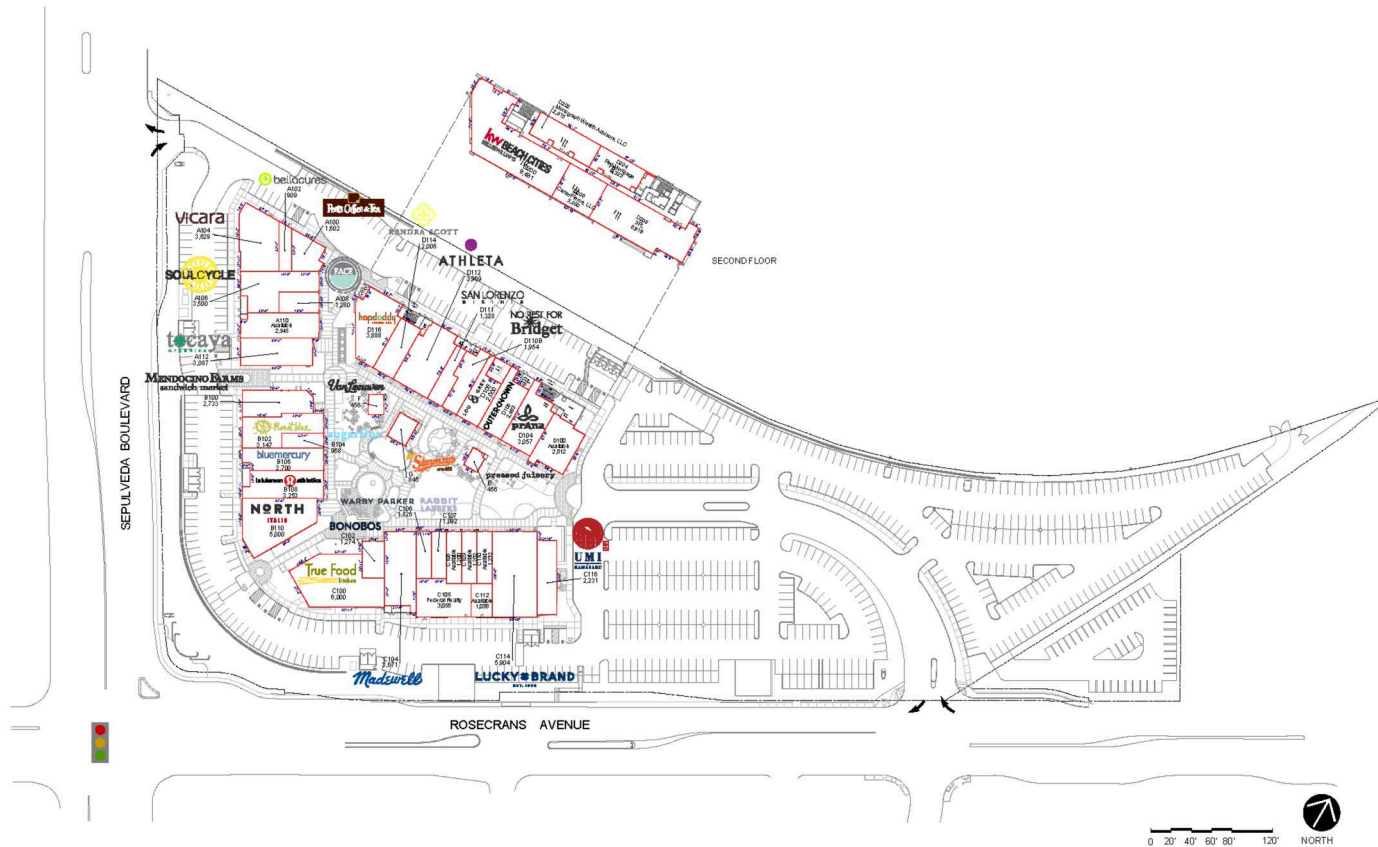
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THE POINT

El Segundo, CA

Federal Realty
INVESTMENT TRUST



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The parties acknowledge that this Plan is for identification purposes only and does not constitute any covenant, representations, or warranty by Landlord that any existing or future conditions shown exists, or that, if they do exist, will continue to exist through out all or any part of the lease term, except to the extent such covenant, representation or warranty is expressly set forth in the Lease.