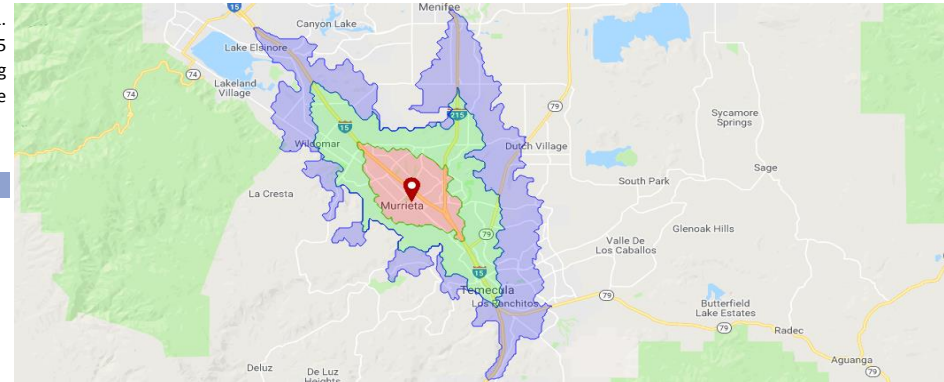


VOID ANALYSIS SUMMARY & MARKET PROFILE

City of Murrieta
I-15 & California Oaks Rd
January 2019

Market Profile

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Opportunities

	5 Min	10 Min	15 Min
Bar/Drinking Places (Alcoholic Beverages)	49,932	141,622	244,595
Department Stores	49,903	143,868	221,350
Specialty Food Stores	17,135	46,139	77,980
Shoe Stores	\$83,580	\$89,549	\$90,832
Beer/Wine/Liquor Stores	38	38	37
Electronics/Appliance	64%	64%	63%
Clothing Stores	34%	32%	33%

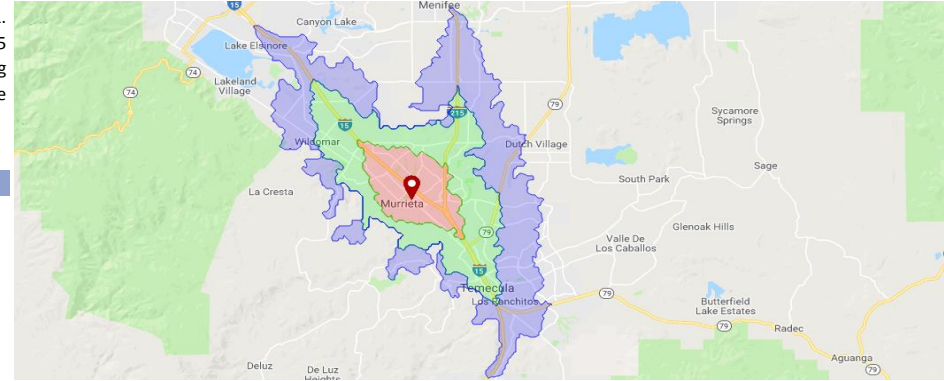
Retailer	Retail Class	Nearest Location	Est. Annual Sales Tax (\$)	Size (SF)	Contact	Email/Phone
Citibank	Banking	18.0	NA	3,000 - 4,500	Myron Sokolsky	msokolsky@naicapital.com/ (818) 742-1613
Indochino	Apparel (Men's)	63.0	NA	2,000 - 3,000	Kyle Rottenberg	krottenberg@bialow.com
Ann Taylor	Clothing And Apparel	40.0	\$17,000 - \$27,000	4,000 - 4,500	Whitney Welch	whitney_welch@anninc.com/ (212) 541-3225
Ashley Stewart	Clothing And Apparel	70.0	\$8,000 - \$14,000	4,000 - 5,000	Laura Tinetti	laura.tinetti@am.jll.com/ (415) 228-3072
dd's DISCOUNTS	Clothing And Apparel	16.0	\$69,000 - \$97,000	18,000 - 22,000	Glen Boyer	real.estate1@ros.com/ (925) 965-4676
F21 Red	Clothing And Apparel	8.0	\$31,000 - \$40,000	12,000 - 20,000	Mike Rielly	mrielly@townsenassociates.com
Kate Spade	Clothing And Apparel	31.0	\$5,000 - \$30,000	2,000 - 2,500	Nick Bruns	nbruns@openra.com/ (214) 750-0011
Papaya Clothing	Clothing And Apparel	24.0	\$10,000 - \$17,000	2,000 - 5,000	Tae Yi	(323) 724-3600
85 Degrees C Bakery Cafe	Coffee Shop	32.0	\$5,000 - \$8,000	3,000 - 4,000	Cecilia Ma	Cecilia_ma@85cbakery.com
Bad Ass Coffee	Coffee Shop	48.0	NA	750 - 2,000	Connie Alexakos	(888) 422-3277
Coffee Bean & Tea Leaf	Coffee Shop	8.0	\$600 - \$800	1,100 - 1,800	Patti Nelson	pnelson@coffeebean.com/ (310) 237-2326
It's A Grind	Coffee Shop	2.0	\$270 - \$580	1,000 - 1,500	Laina Sullivan	(949) 752-5282
Peet's Coffee & Tea	Coffee Shop	24.0	\$1,600 - \$3,000	1,600 - 2,000	Anthony Mansour	amansour@clovercompany.com/ (310) 815-8611
Fry's Electronics	Consumer Electronics	30.0	\$270,000 - \$338,000	50,000 - 180,000	Gary Graumann	(650) 766-5191
Stein Mart	Department Store	9.0	\$40,000 - \$53,000	28,000 - 35,000	Kirk Light	klight@steinmart.com
Dave & Buster's	Entertainment (Family)	28.0	\$77,000 - \$115,000	30,000 - 40,000	John Mulleady	john_mulleady@daveandbusters.com/ (214) 904-2269
Lucky Strike Lanes	Entertainment (Family)	58.0	NA	16,000 - 24,000	Scott Schuster	scott@schustergroupinc.com/ (917) 721-0221
Sky Zone	Entertainment (Family)	28.0	\$2,500 - \$8,000	15,000 - 30,000	Paizley Bishop	paizley.bishop@skyzone.com/ (310) 734-0300
TopGolf	Entertainment (Family)	383.0	NA	65,000 - 100,000	Luke Wilson	lwilson@theretailconnection.net/ (214) 572-8462
Ralph Lauren	Family Apparel	31.0	\$11,000 - \$103,000	15,000 - 20,000	Michael Oliverio	michael.oliverio@ralphlauren.com/ (212) 813-7951
Tommy Bahama	Family Apparel	27.0	\$17,000 - \$24,000	2,000 - 5,000	Kim Krieg	kkrieg@mkjadvisors.net/ (480) 767-1100
Urban Outfitters	Family Apparel	31.0	\$26,000 - \$44,000	10,000 - 15,000	Wade McDevitt	site_submittals@mcdevittco.com/ (215) 665-0060
Chuze Fitness	Fitness, Health, Nutrition	34.0	NA	15,000 - 20,000	Chad Iafrate	chad.iafrate@cassidytruly.com/ (760) 431-4234
Cream	Food or Beverage Specialty	40.0	\$54 - \$200	1,000 - 1,500	Jimmy Shamieh	jimmy@creamnation.com/ (650) 754-6640
The Brass Tap	Food or Beverage Specialty	429.0	NA	2,500 - 3,500	John Gordon	john@irishcb.com/ (323) 620-7463
Off Broadway Shoe Warehouse	Footwear/Shoes	29.0	\$17,000 - \$48,000	15,000 - 18,000	Vic Montalbo	vmontalbo@epsteen.com/ (310) 451-8171
Rack Room Shoes	Footwear/Shoes	71.0	\$12,000 - \$19,000	5,000 - 7,000	Rick Brown	rbrown@rackroom.com/ (704) 547-9200
WSS	Footwear/Shoes	24.0	\$28,000 - \$42,000	10,000 - 14,000	William Argueta	wargueta@shopwss.com/ (310) 808-2430
Grocery Outlet	Grocery Store	12.0	\$11,000 - \$25,000	17,000 - 20,000	Bill Coyle	bcoyle@cfgo.com/ (916) 316-5305
Whole Foods Market	Grocery Store	29.0	\$70,000 - \$134,000	30,000 - 45,000	Patrick Gilhooly	pgilhooly@clovercompany.com
Drybar	Hair, Skin And Nails	30.0	NA	1,100 - 1,600	Steven Greenberg	sgreenberg@thegreenberggroup.com/ (516) 295-0406
Planet Beauty	Hair, Skin And Nails	23.0	NA	1,500 - 2,500	Annika Colombi	annika.colombi@cbre.com/ (949) 725-8539
Bob's Discount Furniture	Home Specialty	35.0	NA	25,000 - 30,000	Jeff McElhinny	jmcelhinny@atlanticrotail.com
CORT	Home Specialty	28.0	\$3,000 - \$12,000	1,800 - 12,000	Michael Connors	(703) 968-8500
West Elm	Home Specialty	26.0	\$17,000 - \$25,000	10,000 - 20,000	Mary Shoemaker	(708) 488-1060
Casual Male XL	Men's Apparel	12.0	\$6,000 - \$13,000	3,500 - 4,000	Cynthia Duarte	cduarte@dxl.com/ (781) 828-9300

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Clothing Stores	34%	32%	33%

Retailer	Retail Class	Nearest Location	Est. Annual Sales Tax (\$)	Size (SF)	Contact	Email/Phone
Kriser's Natural Pet	Pet Supplies/Services	29.0	NA	2,200 - 2,500	Ken Grouf	ken.grouf@krisers.com/ (310) 598-2858
Bar Louie	Restaurant - Casual	37.0	NA	4,500 - 6,000	Robert Levyssohn	rlevyssohn@lbro.net
California Fish Grill	Restaurant - Casual	29.0	\$14,000 - \$27,000	2,800 - 3,000	Dani Mayer	mayerdani3@gmail.com/ (714) 381-9548
Corky's Kitchen & Bakery	Restaurant - Casual	16.0	\$27,000 - \$33,000	5,000 - 6,000	Brandon Beauchemin	Brandon.Beauchemin@cbre.com
Cracker Barrel	Restaurant - Casual	63.0	NA	11,000 - 12,000	Tom Breen	tbreen@epsteen.com
Eureka!	Restaurant - Casual	34.0	\$22,000 - \$38,000	3,500 - 4,500	Justin Nedelman	justin@eurekarestaurantgroup.com
GEN Korean BBQ House	Restaurant - Casual	34.0	\$33,000 - \$62,000	5,000 - 6,000	Kyle Hopkins	Kyle.hopkins@cushwake.com
Stacked	Restaurant - Casual	62.0	\$32,000 - \$43,000	4,500 - 7,000	Jeremiah Hennessy	(714) 317-7337
The Counter	Restaurant - Casual	32.0	\$17,000 - \$25,000	2,700 - 3,200	Craig Albert	craig@thecounterburger.com/ (310) 559-3355
Z Pizza Tap Room	Restaurant (Family)	42.0	NA	1,100 - 1,500	Chris Bright	franchise@zpizza.com/ (949) 200-7902
Atlantic Grill	Restaurant (w/ Liquor)	2800.0	NA	5,000 - 6,000	Evan Crandall	ecrandall@brgquestinc.com/ (212) 529-0900
Mendocino Farms	Restaurant - Casual	30.0	\$29,000 - \$43,000	2,500 - 3,500	Reid Tussing	reid@mendocinofarms.com/ (310) 849-7330
Panini Café/Panini Kabob Grill	Restaurant - Casual	45.0	NA	4,000 - 5,000	Massy Farzine	massy@esdicorp.com/ (949) 252-5330
Septembers Taproom & Eatry	Restaurant - Casual	57.0	NA	4,500 - 5,000	Brandon Beauchemin	Brandon.Beauchemin@cbre.com
Stonefire Grill	Restaurant - Casual	49.0	\$54,000 - \$87,000	4,500 - 6,000	Irwin Hayman	ihyman@neicapital.com
Ono Hawaiian BBQ	Restaurant - Fast Casual	8.0	\$9,000 - \$14,000	1,800 - 2,500	Drew Greenspan	drew.greenspan@cbre.com/ (650) 494-5140
MOD Pizza	Restaurant - Fast Casual	28.0	\$6,000 - \$12,000	2,600 - 3,000	Natasha Fischer	(888) 770-6637
Slapfish	Restaurant - Fast Casual	45.0	\$7,000 - \$13,000	3,000 - 3,500	Mark Chase	mark@restaurantrealestateadvisors.com/ (310) 383-6558
Blaze Pizza	Restaurant - Fast Casual	11.0	\$10,000 - \$16,000	2,500 - 3,000	Robert Kluger	robert.kluger@blazepizza.com/ (626) 584-5880
Baker's Drive-Thru	Restaurant - Quick Service	23.0	\$14,000 - \$20,000	1,200 - 2,500	Joe Amlani	(909) 884-5233
Capriotti's Sandwich Shop	Restaurant - Quick Service	56.0	\$1,000 - \$5,000	1,800 - 2,000	Dennis Watts	dennis.watts@capriottis.com/ (702) 203-8504
Fatburger	Restaurant - Quick Service	24.0	\$6,000 - \$11,000	1,000 - 25,000	Warren Christiansen	warren@fatburger.com/ (208) 720-8272
Freddy's Frozen Custard & Steakhburgers	Restaurant - Quick Service	30.0	\$10,000 - \$23,000	2,600 - 3,500	Bo Fairbank	bof@freddysusa.com/ (316) 719-7848
L&L Hawaiian Barbecue	Restaurant - Quick Service	25.0	\$6,000 - \$9,000	1,000 - 1,800	Josie Akana	josie@llhawaii.com/ (808) 951-9888
Lee's Sandwiches	Restaurant - Quick Service	50.0	\$1,000 - \$4,000	1,000 - 2,000	Sontri Vo	sontri.vo@gmail.com/ (714) 722-8339
Original Tommy's Hamburgers	Restaurant - Quick Service	25.0	NA	2,400 - 2,500	Brent Maire	corporate@originaltommys.com/ (626) 357-9201
Raising Cane's	Restaurant - Quick Service	9.0	\$50,000 - \$95,000	3,000 - 3,700	Robert Montgomery	(972) 769-3348
Smashburger	Restaurant - Quick Service	25.0	\$2,000 - \$11,000	1,800 - 2,200	Jessica Johnson	jjohnson@smashburger.com/(303) 633-1500
Teriyaki Madness	Restaurant - Quick Service	86.0	\$4,000 - \$10,000	1,400 - 2,400	Hank Janik	hank@teriyakimadness.com/ (214) 799-4339
Polished Perfect	Salon, Spa	53.0	NA	2,000 - 3,000	Annika Colombi	annika.colombi@cbre.com/ (949) 725-8539
Naturalizer	Shoe Stores	13.0	\$9,000 - \$11,000	1,200 - 2,500	David Angard	dangard@famousfootwear.com/ (303) 221-4132
Hibbett Sports	Sporting Goods/Bike Stores	16.0	NA	5,000 - 6,000	Leigh Zajackowski	leigh.zajackowski@hibbett.com/ (205) 942-4292
Athleta	Women's Apparel	52.0	\$18,000 - \$40,000	2,000 - 5,000	Drew Greenspan	drew.greenspan@cbre.com/ (650) 494-5140

**NA means there is not enough open locations in CA to be non-confidential