

WILTON MALL

AT SARATOGA

SARATOGA SPRINGS, NY

MARKET PROFILE 2017



PROPERTY TYPE:

Regional

TOTAL SQUARE FEET:

737,000

MAJOR RETAILERS:

BJ's Wholesale, Dick's Sporting Goods,
Healthy Living Market and Café,
HomeGoods, JCPenney, Sears,
The Bon-Ton, ULTA Beauty

RESTAURANTS & ENTERTAINMENT:

Bow Tie Cinemas, Divine Wines,
Friendly's Restaurant, Ninety Nine
Restaurant and Pub, Planet Fitness

FOOD COURT:

10 units

BUILT:

1990

FOR INFORMATION:

518-583-2138

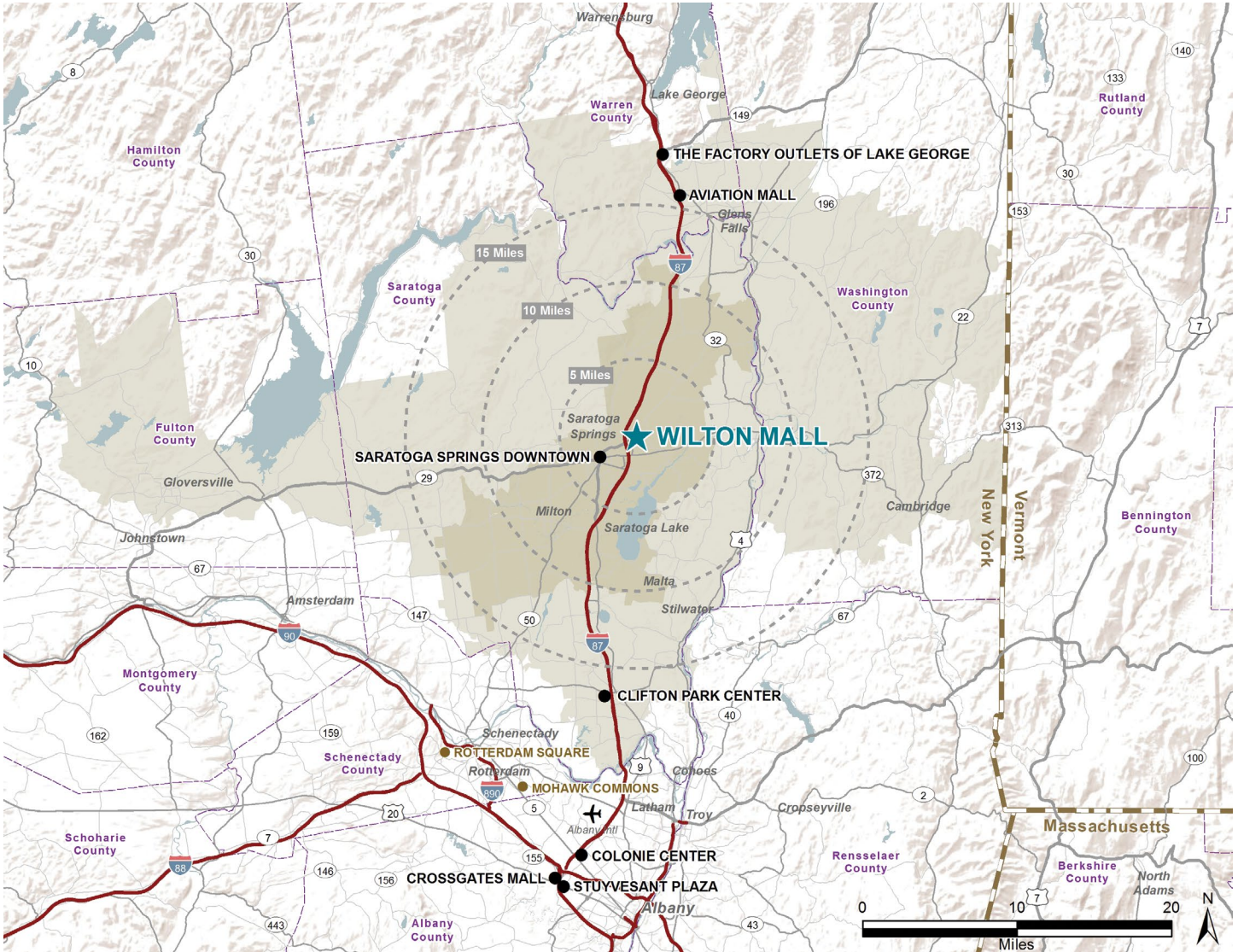
Macerich.com



DEMOGRAPHIC SUMMARY

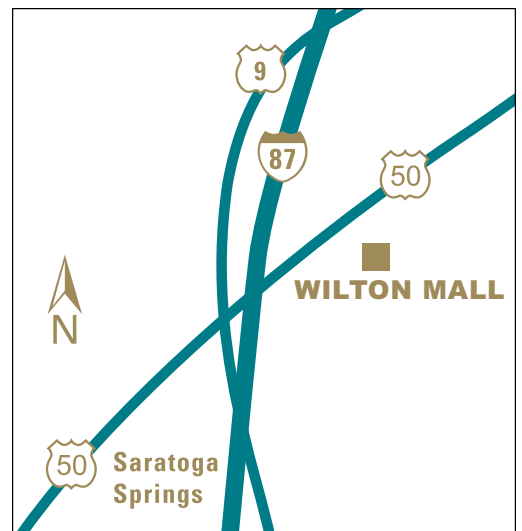
POPULATION	PRIMARY TRADE AREA		TOTAL TRADE AREA		ALBANY-SCHENECTADY-TROY, NY [MSA]	
2016 Total Population	89,315		324,438		897,950	
2021 Total Population	93,767		334,215		919,500	
2016-2021 Population Growth	5.0%		3.0%		2.4%	
HOUSEHOLDS						
2016 Total Households	36,362		131,804		366,101	
2021 Total Households	38,378		136,016		375,022	
2016-2021 Household Growth	5.5%		3.2%		2.4%	
INCOME						
Average Household Income	\$89,276		\$81,687		\$80,408	
Median Household Income	\$67,690		\$61,471		\$59,497	
Per Capita Income	\$36,694		\$33,503		\$33,524	
HOUSEHOLD INCOME RANGES						
\$50,000 +	23,043	63.4%	79,890	60.6%	214,411	58.6%
\$75,000 +	16,778	46.1%	54,750	41.5%	148,293	40.5%
\$100,000 +	11,779	32.4%	36,136	27.4%	98,690	27.0%
\$150,000 +	4,995	13.7%	14,495	11.0%	40,818	11.1%
AGE						
Median Age	41.5		42.5		40.8	
EDUCATION/OCCUPATION LEVELS						
Bachelor's Degree Plus	25,912	41.4%	78,264	34.0%	221,634	35.7%
White Collar	32,344	69.9%	108,842	64.1%	310,248	66.9%
RACE/ETHNICITY						
White	82,927	92.8%	303,602	93.6%	740,531	82.5%
Black	1,996	2.2%	5,706	1.8%	75,460	8.4%
American Indian	218	0.2%	751	0.2%	2,584	0.3%
Asian	1,677	1.9%	6,269	1.9%	36,726	4.1%
Pacific Islander	28	0.0%	84	0.0%	367	0.0%
Other Race	2,468	2.8%	8,026	2.5%	42,282	4.7%
Hispanic or Latino	3,211	3.6%	9,948	3.1%	47,369	5.3%
Not Hispanic or Latino	86,104	96.4%	314,489	96.9%	850,581	94.7%
DAYTIME EMPLOYMENT						
Total Businesses	4,001		13,111		35,994	
Total Employees	50,735		155,162		588,158	

TRADE AREA MAP



LEGEND

- ★ WILTON MALL
- PRIMARY TRADE AREA
- SECONDARY TRADE AREA
- COMPETITIVE CENTERS
- OTHER CENTERS



10% PCW

SITE PLAN



MARKET FACT SHEET

WILTON MALL IS
EASILY ACCESSIBLE
OFF OF INTERSTATE 87 AND
ROUTE 50 AND THE ONLY
INDOOR SHOPPING CENTER
WITHIN AN 18-MILE RADIUS

AVERAGE DAILY TRAFFIC AT
INTERSTATE 87 AND ROUTE 50 IS
27,000 VEHICLES

1,446 HOTEL ROOMS
IN 12 HOTELS WITHIN A
6-MILE RADIUS OF THE CENTER

CAPITAL REGION IS HOME TO
21 COLLEGES & UNIVERSITIES
WITH A TOTAL ENROLLMENT
OF ALMOST 105,000 STUDENTS
& 750 DEGREE OPTIONS

GLOBALFOUNDRIES
IS THE 2ND LARGEST
SEMICONDUCTOR FOUNDRY IN
THE WORLD, REPORTING REVENUE
AT APPROXIMATELY \$5 BILLION

NEARBY U.S. NAVAL BASE'S
**ANNUAL ECONOMIC
IMPACT IS \$597 MILLION**

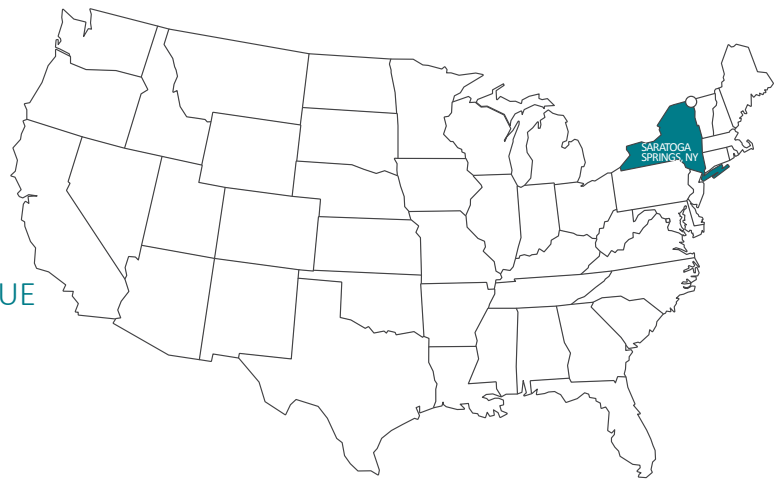
LOWEST
PER-CAPITA COUNTY TAXES
IN NEW YORK STATE

2015 ECONOMIC IMPACT OF
CONVENTIONS/EVENTS IN
SARATOGA ESTIMATED AT NEARLY
\$30 MILLION

5 MILES AWAY FROM
WILTON MALL, SARATOGA
CASINO AND HOTEL HAS
2.5 MILLION VISITORS
EACH YEAR

BEST CITIES IN NEW YORK FOR
YOUNG FAMILIES
(2015 NERD WALLET)

SARATOGA
PERFORMING
ARTS CENTER
VOTED
**USA TODAY'S
BEST
OUTDOOR
MUSIC VENUE**
(2015)



ANNUAL ATTENDANCE IS OVER **1 MILLION** PEOPLE DURING
THE 40 DAYS OF SUMMER MEET AT SARATOGA RACE COURSE

SARATOGA RACE COURSE

- GENERATES \$237 MILLION IN ECONOMIC ACTIVITY (60% FROM TOURISTS)
- 2,600 JOBS
- OLDEST CONTINUALLY OPERATING SPORTING VENUE IN THE U.S. (1863)
- ONE OF *SPORTS ILLUSTRATED* TOP 10 SPORTING VENUES OF THE 20TH CENTURY

YEARLY SALES

JAN	6.2%	MAY	7.2%	SEP	9.0%
FEB	7.1%	JUN	8.8%	OCT	7.3%
MAR	8.3%	JUL	7.3%	NOV	9.0%
APR	7.4%	AUG	8.3%	DEC	14.1%

ROUTE 87



YMCA

WALMART

SUBWAY

LOWE'S

APPLEBEE'S

BARNES & NOBLE

NY STATE ROUTE 50

PRICE CHOPPER

HOME DEPOT

TARGET

PETSMART

STAPLES

A.C. MOORE

5 GUYS

TGI FRIDAY'S

BEST BUY

PIER 1

PANERA BREAD

99 RESTAURANT

FRIENDLY'S

SEARS

HOMEGOODS

HEALTHY LIVING MARKET

ULTA

JCPENNEY

DICK'S SPORTING GOODS

BOW TIE CINEMAS

THE BON-TON

BJ'S WHOLESALE CLUB

LOUDEN ROAD