



THE VILLAGE *at Corte Madera*

CORTE MADERA, CA

MARKET PROFILE 2024

MAJOR RETAILERS Apple, Anthropologie, Aritzia, Banana Republic, Lucid Motors, Macy's, Nordstrom, Polestar Marin, Pottery Barn, RH Marin, TravisMathew, Vuori, Williams Sonoma

RESTAURANTS & ENTERTAINMENT Bazille by Nordstrom, Boca Pizzeria, Boudin SF, The Cheesecake Factory, Nordstrom e-bar, Peet's Coffee, RH Rooftop Restaurant

PROPERTY TYPE Open-air Specialty Center | **TOTAL SQUARE FEET** 502,000 | **BUILT / RENOVATED** 1985 / 2005 / 2020

FOR MORE INFORMATION 415-924-8588 | [Macerich.com](https://www.macerich.com)



DEMOGRAPHIC SUMMARY

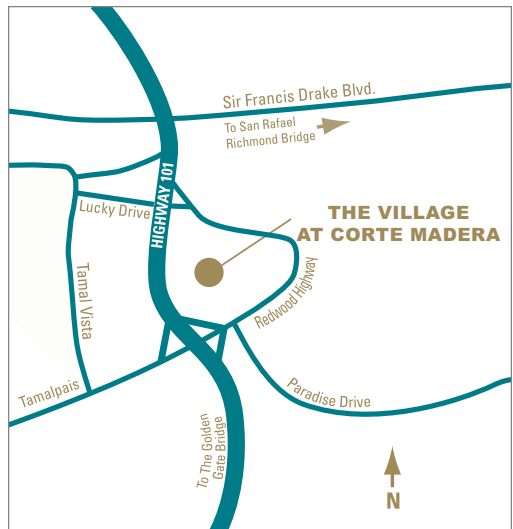
POPULATION	PRIMARY TRADE AREA		TOTAL TRADE AREA		SAN FRANCISCO-OAKLAND-BERKELEY, CA [MSA]	
2023 Total Population	176,475		627,651		4,788,510	
2028 Total Population	175,770		624,978		4,826,082	
2023-2028 Population Growth	-0.4%		-0.4%		0.8%	
HOUSEHOLDS						
2023 Total Households	71,730		244,627		1,763,975	
2028 Total Households	71,652		244,732		1,780,291	
2023-2028 Household Growth	-0.1%		0.0%		0.9%	
INCOME						
Average Household Income	\$207,425		\$159,998		\$178,574	
Median Household Income	\$139,818		\$107,980		\$122,627	
Per Capita Income	\$84,336		\$62,438		\$65,970	
HOUSEHOLD INCOME RANGES						
\$50,000 +	57,069	79.6%	188,272	77.0%	1,389,318	78.8%
\$75,000 +	51,288	71.5%	160,096	65.4%	1,208,436	68.5%
\$100,000 +	44,845	62.5%	132,226	54.1%	1,042,271	59.1%
\$150,000 +	34,223	47.7%	87,623	35.8%	747,863	42.4%
AGE						
Median Age	47.5		42.8		40.0	
EDUCATION / OCCUPATION						
Bachelor's Degree Plus	88,115	68.2%	220,051	48.7%	1,866,182	54.3%
White Collar	72,173	79.1%	218,043	67.8%	1,892,833	72.6%
RACE/ETHNICITY						
White	120,219	68.1%	387,767	61.8%	1,795,856	37.5%
Black/African American	3,167	1.8%	11,792	1.9%	338,578	7.1%
American Indian	2,797	1.6%	11,089	1.8%	49,854	1.0%
Asian	12,247	6.9%	39,157	6.2%	1,370,217	28.6%
Pacific Islander	298	0.2%	2,108	0.3%	33,538	0.7%
Other Race	37,747	21.4%	175,738	28.0%	1,200,467	25.1%
Hispanic or Latino	32,929	18.7%	171,528	27.3%	1,130,092	23.6%
Not Hispanic or Latino	143,546	81.3%	456,123	72.7%	3,658,418	76.4%
EMPLOYMENT / DAYTIME POPULATION						
	1 MILE		3 MILE		5 MILE	
Total Businesses	779		5,422		9,714	
Total Employees	8,042		47,929		75,649	
Daytime Population	12,936		88,419		150,286	

TRADE AREA MAP



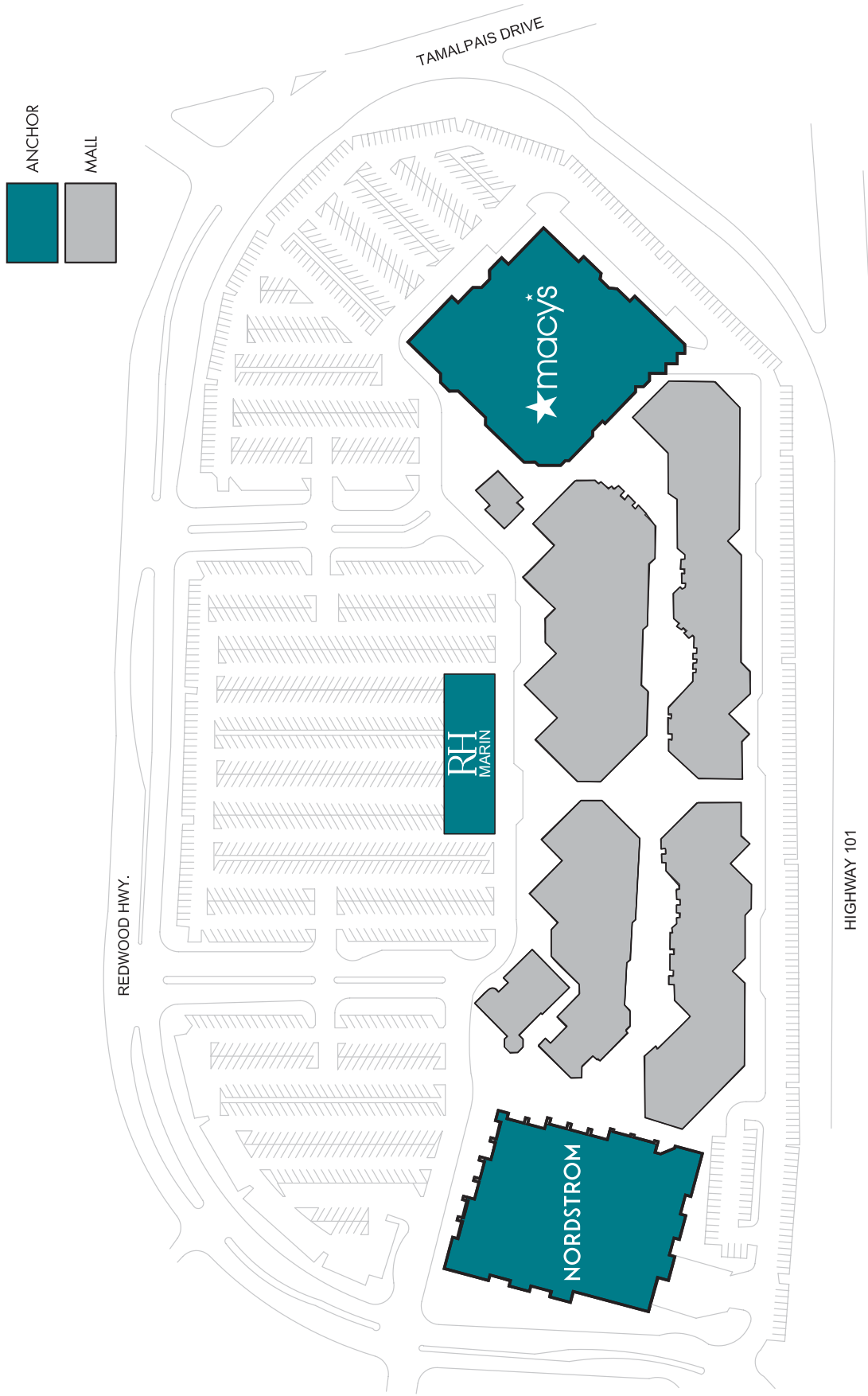
LEGEND

- ★ THE VILLAGE AT CORTE MADERA
- PRIMARY TRADE AREA
- SECONDARY TRADE AREA
- COMPETITIVE CENTERS
- OTHER CENTERS



10% PCW

SITE PLAN



MARKET FACT SHEET

MARIN COUNTY'S MEDIAN HOUSEHOLD INCOME REMAINS THE HIGHEST IN CALIFORNIA BY OVER \$38K AT APPROXIMATELY \$142K PER PERSON

SAN FRANCISCO INTERNATIONAL AIRPORT IS JUST 45 MINUTES AWAY, SERVING NEARLY

50 MILLION ANNUAL PASSENGERS

NEARBY OAKLAND IS THE BAY AREA'S 2ND LARGEST AIRPORT, WITH MORE THAN

12 MILLION ANNUAL PASSENGERS

DIRECTLY OFF HIGHWAY 101 WHICH IS TRAVELED BY AN AVERAGE **250,000 VEHICLES PER DAY**

MARIN COUNTY NAMED AMONG THE **BEST COUNTIES TO LIVE IN** – THE ONLY CALIFORNIA COUNTY NAMED IN THE TOP 10
(NICHE, 2022)

MARIN IS HOME TO 3 OF THE MOST VISITED NATIONAL PARKS: MUIR WOODS NATIONAL MONUMENT, GOLDEN GATE RECREATION AREA AND POINT REYES NATIONAL SEASHORE

MEDIAN HOUSING PRICE IS OVER **\$1.65 MILLION** AMONG THE HIGHEST IN CALIFORNIA

LESS THAN 15 MINUTES FROM **GOLDEN GATE BRIDGE**

CITED AS THE HEALTHIEST COUNTY IN CALIFORNIA
(ROBERT WOOD JOHNSON FOUNDATION, 2022)



VISITORS GENERATED OVER **\$620 MILLION FOR MARIN COUNTY**

3.7% UNEMPLOYMENT RATE IN MARIN COUNTY VS. STATE AVERAGE OF 5.1%

6 SCHOOLS HAVE THE CALIFORNIA GOLD RIBBON DESIGNATION

24% OF THE SCHOOLS

IN MARIN COUNTY ARE PRIVATE SCHOOLS WITH AVERAGE TUITION OF \$26K FOR ELEMENTARY SCHOOLS AND \$30K FOR HIGH SCHOOL

HIGHLY EDUCATED: 68% OF THE PRIMARY TRADE AREA HAS A BACHELOR'S DEGREE OR HIGHER

THE VILLAGE at Corte Madera

MAJOR RETAILERS INCLUDE:

- | | | | | |
|-----------|----------------|-----------------|------------------------|-----------------|
| NORDSTROM | POLESTAR MARIN | ARITZIA | LUCID MOTORS | VERIZON |
| MACY'S | RH MARIN | AVOCADO | POTTERY BARN | VUORI |
| APPLE | ANTHROPOLOGIE | BANANA REPUBLIC | THE CHEESECAKE FACTORY | WARBY PARKER |
| LULULEMON | ARC'TERYX | JOHNNY WAS | TRAVISMATHEW | WILLIAMS SONOMA |



COURTYARD BY MARRIOTT

MARIN COUNTRY MART

MARIN SUITES HOTEL

BEST WESTERN INN

BAY CLUB MARIN

CONTAINER STORE

REI ATHLETA

EDDIE BAUER

URBAN OUTFITTERS

SEPHORA

CRATE & BARREL

ARHUAS

FLORES

IL FORNAIO

SAFeway

BLUE BARN

PENDELTON

RITE AID

ETHAN ALLEN

TOWN CENTER CORTE MADERA

NORDSTROM

Apple

Target

Polstar

RH

macy's

MARIN LUXURY CARS

TESLA

HIGHWAY 101

REDWOOD HIGHWAY