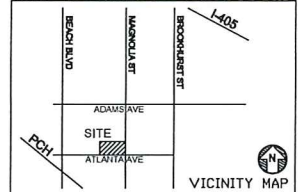


TENANT LEGEND		
SUITE	TENANT	SF
16	VONS	52,416 sf
20	EARTHWISE PET SUPPLY	2100 sf
22	HAPPINESS NAILS	1200 sf
24	SUPERCUTS	830 sf
26	CINDY'S HALLMARK	2470 sf
28	EMPIRE TOBACCO	1080 sf
30	GOLDEN SPOON YOGURT	1020 sf
32	TRENDS II	900 sf
34	LIDO CLEANERS	1200 sf
36	DR. DENNIS NODA	1200 sf
38	THAI FIX	1200 sf
40	THE UPS STORE	1200 sf
42	ROCKIN CREPES	1200 sf
44	ONE STOP BEAUTY SUPPLY	1800 sf
46	R BALDWIN DDS	1200 sf
48	WELLS FARGO	3000 sf
54	DEL TACO	1848 sf
56	WELLS FARGO ATM	
58		4115 sf



TOTAL BUILDING SF:	79,979 SF
	27,563 SF OWNED (INCL. N.A.P.)
PARKING PROVIDED:	412 STALLS
PARKING RATIO:	5.14/1000 SF (INCL. N.A.P.)
TRAFFIC COUNTS:	33,000 ADT (2006)
DEMOGRAPHICS	1 MILES    3 MILES    5 MILES
2018 EST. POP.	23,370    155,844    344,504
2023 PROJ. POP.	24,093    161,170    355,671
AVG. HH. INCOME	127,387    122,454    120,898

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**LANDMARK PLAZA**  
 8871-8865 ATLANTA AVENUE &  
 20920-20981 MAGNOLIA AVENUE HUNTINGTON BEACH, CA 92646  
**SITE LEASE PLAN**

**WATT COMPANIES**  
 2718 OCEAN PARK BOULEVARD  
 SANTA MONICA, CA 90405  
 T. 310.314.2430

SCALE: 0' 35' 70'

Mar. 10, 19

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SHEET 1 OF 1