

LONG BEACH
TOWNE CENTER

7575 CARSON BOULEVARD, LONG BEACH, CA 90808

EDWARDS 86 CINEMAS

NEWMARK

RETAIL SPACE
AVAILABLE FOR LEASE



ATM Machine



Fountain



Kids Play Area



Outdoor Fireplace



Restrooms



Security Office



Stage



Video Wall



SHOP. DINE. PLAY.

Long Beach Towne Center delivers the ultimate shopping experience. Immerse your shopping senses in a unique blend of specialty retailers and restaurants.



39
STORES



12
RESTAURANTS

LONG BEACH
TOWNE CENTER





FEATURED OPPORTUNITIES

- Existing restaurants and food spaces available

HIGHLIGHTS

- Conversion of existing food court to entertainment concept
- 1,000,000 SF power center
- Anchor Tenants include Dave & Buster's, Edward's Theatre, Sam's Club, WalMart, and Lowes Home Improvement
- Immediate access to and from the San Gabriel (605) Freeway
- Project offers outstanding demographics with over 208,000 residents within a three (3) mile radius, having an average house hold income in excess of \$140K



A MALL THAT HAS IT ALL



TENANTS

ENTERTAINMENT

Dave & Buster's
Regal Edwards & IMAX

HEALTH & BEAUTY

America's Best Contacts & Eyeglasses
Dental Office of Long Beach
European Wax Center
Long Beach Kids' Dentistry and Orthodontics
Massage Envy
NuVision Optometry
Phenix Salon Suites
Sally Beauty
Sunny Salon
The Good Feet Store
ULTA Beauty

SERVICES

Surf N' Shine Express Car Wash
Valvoline Instant Oil Change

HOME IMPROVEMENT

IKEA Planning Studio
Lowe's

HOME FURNISHINGS

Ashley Furniture Home Store
Bob's Discount Furniture
Ortho Mattress

SHOPPING

Bath & Body Works
Barnes & Noble
Carter's Babies & Kids / OshKosh B'gosh
Creations Boutique
David's Bridal
DXL Mens Apparel
Halloween City
Michaels Arts & Crafts
Old Navy
Party City
PetSmart
Ross Dress for Less
Sam's Club
Sprint
Tilly's
Total Wine & More

Verizon Wireless
Walmart

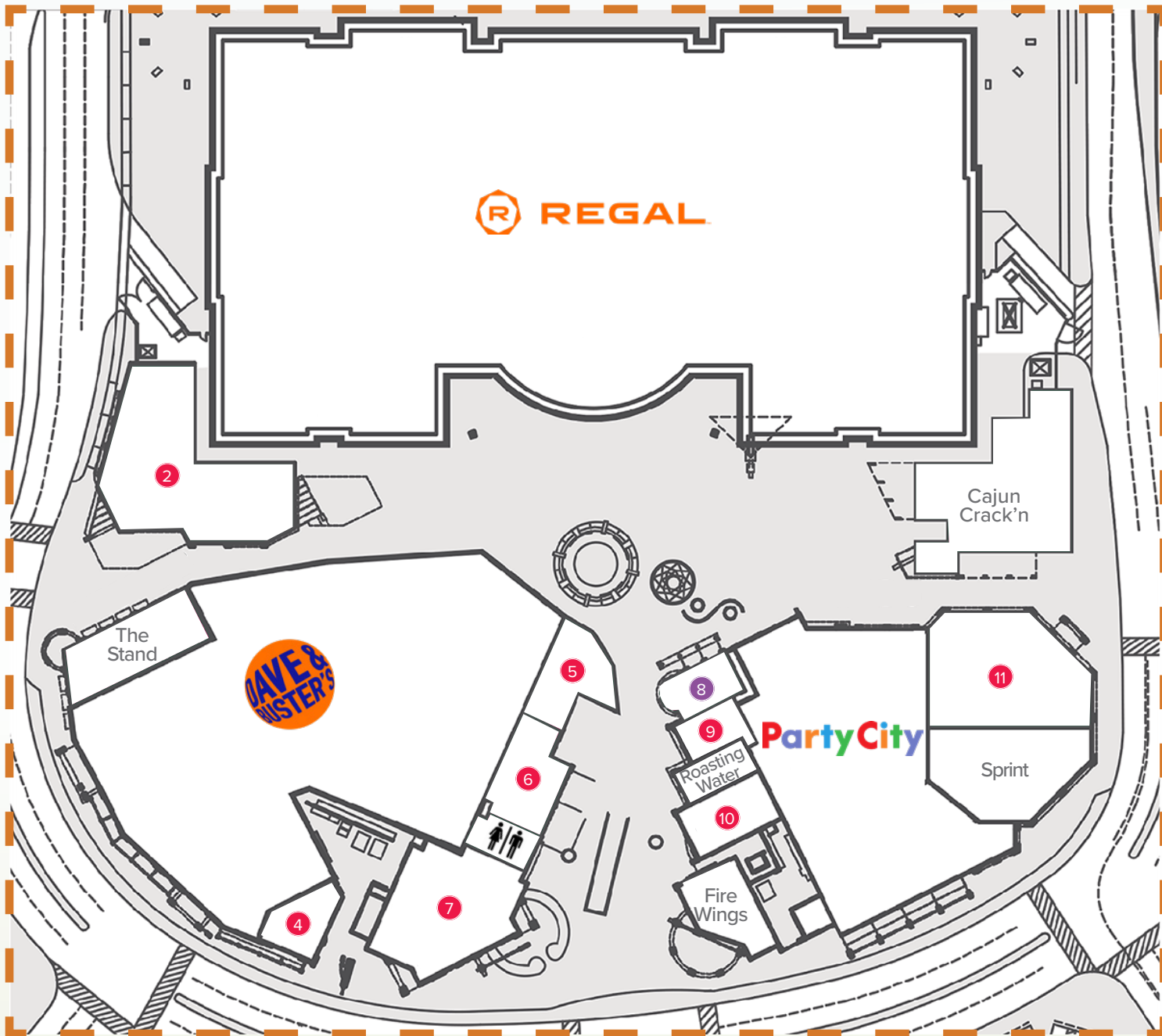
FOOD/DRINK

Cajun Crack'n
Carl's Jr.
Chick-fil-A
Dave & Buster's
Del Taco
Fire Wings
In-N-Out Burger
Jersey Mike's
Lucille's Smokehouse BBQ
Original Roadhouse Grill
Roasting Water
TGI Fridays

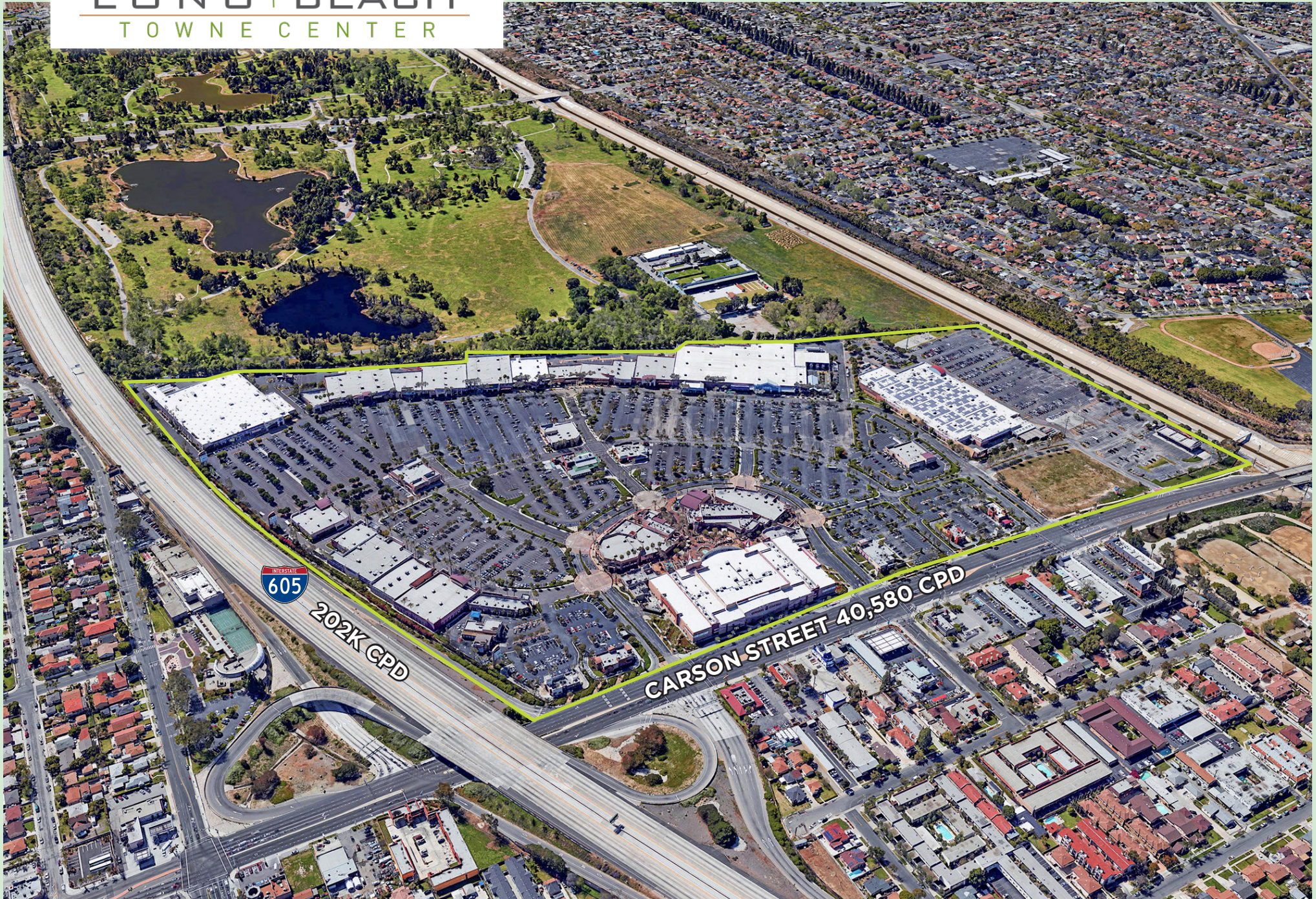
AVAILABILITY

2.	7,833 SF	11.	6,000 SF
4.	1,587 SF	12.	15,000 SF IN LEASES
5.	1,525 SF	13.	3,158 SF
6.	2,331 SF	14.	8,000 SF IN LEASES
7.	5,300 SF		
8.	1,000 SF IN LEASES		
9.	1,000 SF		
10.	1,808 SF		

CLOSE UP OF PLAZA AREA



LONG BEACH
TOWNE CENTER



2022 Demographics

POPULATION

1 mile	26,313
3 miles	208,770
5 miles	562,512

DAYTIME POPULATION

1 mile	23,688
3 miles	189,272
5 miles	546,795

AVERAGE HOUSEHOLD INCOME

1 mile	\$110,354
3 miles	\$140,785
5 miles	\$127,470

Traffic Counts

605 Freeway	202,000 CPD
Carson Street	40,580 CPD



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