

LAKE FOREST PARK TOWNE CENTRE

Lake Forest Park, WA



Property Location:

17171 Bothell Way NE
 Lake Forest Park, WA 98155
www.lakeforestparktownecentre.com

Property Information:

Property Type:	Community
GLA/SF:	249,054
Owner:	Madison Marquette
Acquisition Date:	July 2006

Leasing Contact:

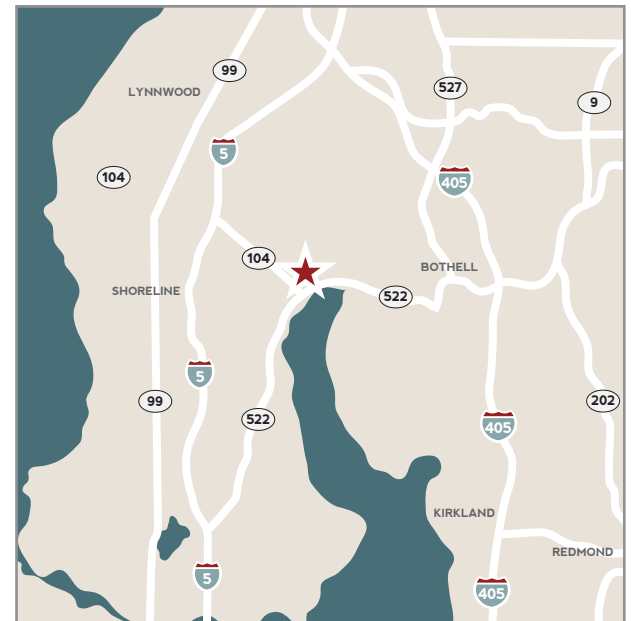
Richard Wolf
 111 S. La Brea, Suite 300
 Los Angeles, CA 90036
 323-602-5312
Richard.Wolf@MadisonMarquette.com

Lake Forest Park Towne Centre is "A Day to Day Gathering Place for Shopping, Dining, and Entertainment—The Heart of Lake Forest Park." Lake Forest Park Towne Centre is a true community center that draws a regional crowd and is home to several unique and organic local stores which collectively cater to the educated customer, thus serving as a daily destination. Friends of Third Place Commons offers over 1,200 community events throughout the calendar year at Lake Forest Park Towne Centre, attracting patrons from all over the Puget Sound region.

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Estimated Population	7,310	111,036	328,580
Estimated Households	2,807	44,105	135,089
Average HH Income	\$110,881	\$82,138	\$80,358
Median Age	44.7	39.9	39.4
Education (Some college+)	81.0%	73.7%	74.2%
Median Home Value	\$280,967	\$233,184	\$237,624
Total Businesses	293	2,643	10,336
Total Employees	2,322	22,324	105,839

Source: SitesUSA 2009 Estimates



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PROPERTY DESCRIPTION

- Exclusive niche businesses such as Avid Angler, Mud Bay, and Wild Birds Unlimited help create the ultimate neighborhood experience offering residents quality merchandise for their specialty needs.
- With Third Place Books as an anchor along with Albertsons, Gold's Gym, and Rite Aid, Lake Forest Park Towne Centre has been the site of book signings hosting extravagant authors and entertainers such as Alan Alda, Jane Fonda, Hulk Hogan, and Paul McCartney.
- Lake Forest Park Towne Centre added four new retailers in 2009—Ace Hardware, Lake Forest Bar and Grill, Thorton Creek Gifts, and Village Yarn and Tea.

LOCATION

- Located at the north end of Lake Washington in the city of Lake Forest Park, just 20 minutes northeast of downtown Seattle.
- Conveniently situated at the intersection of Bothell Way (S.R. 522) and Ballinger Way. Bothell Way is the major east-west commuter route at the north end of Lake Washington, carrying approximately 52,000 cars per day past the center.
- As the only major shopping center, Lake Forest Park Towne Centre serves as the city's "downtown" and hub. City Hall is located adjacent to the center.

SITE PLAN

