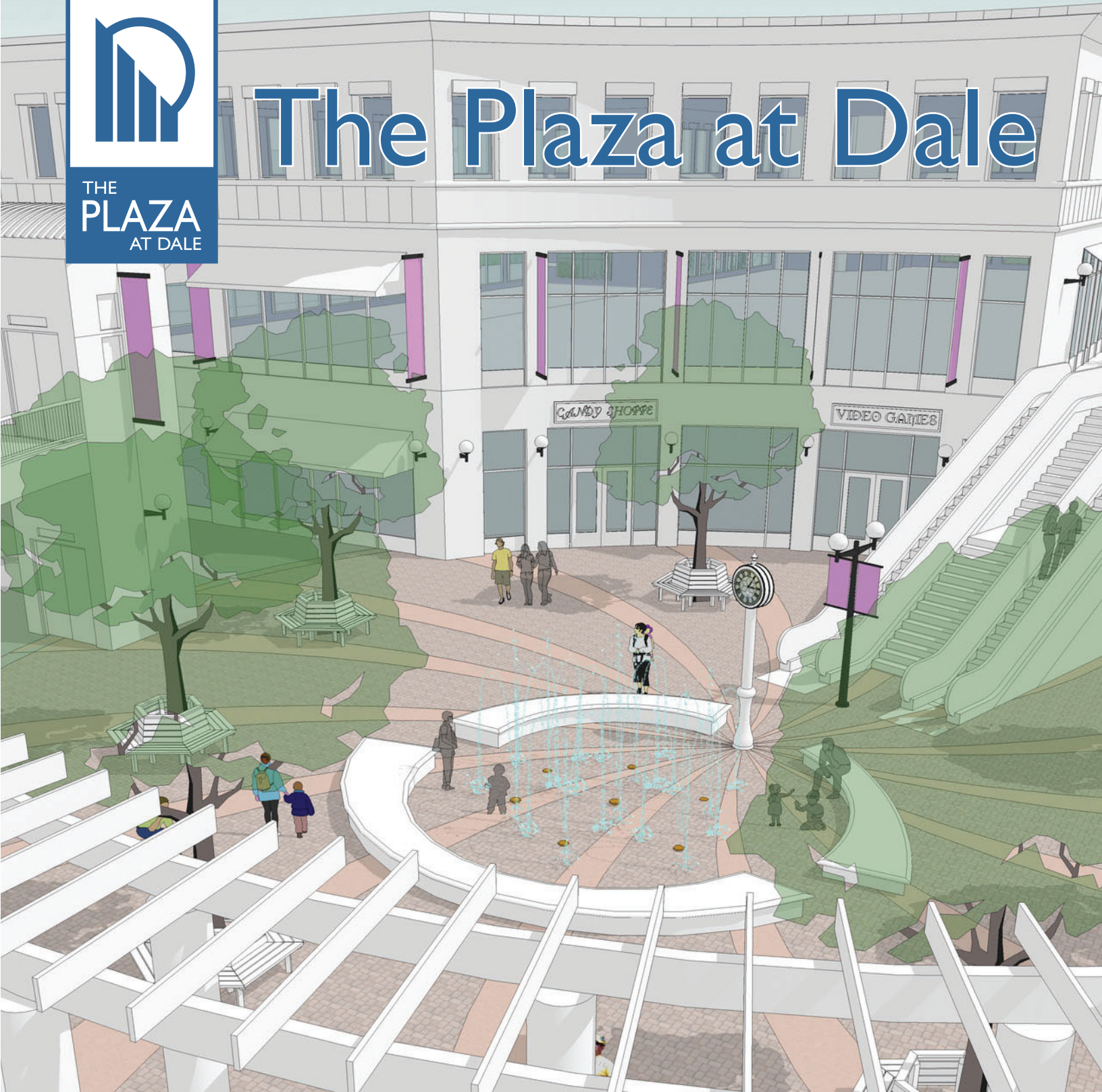




The Plaza at Dale



live, work, shop and play.

Modesto, California

The Plaza at Dale...

...is a pedestrian friendly center, with broad walkways, outdoor seating/dining, and immediately adjacent parking. Lush landscaping and colorful planters further enhance the relaxed family atmosphere for people to **live, work, shop and play.**



- Retail
- Office
- Theater
- Food
- Grocery
- Parking
- MDHR
- Hotel



Kaiser Facility 2009

The Plaza at Dale is located directly across from the largest Kaiser Permanente facility in California.

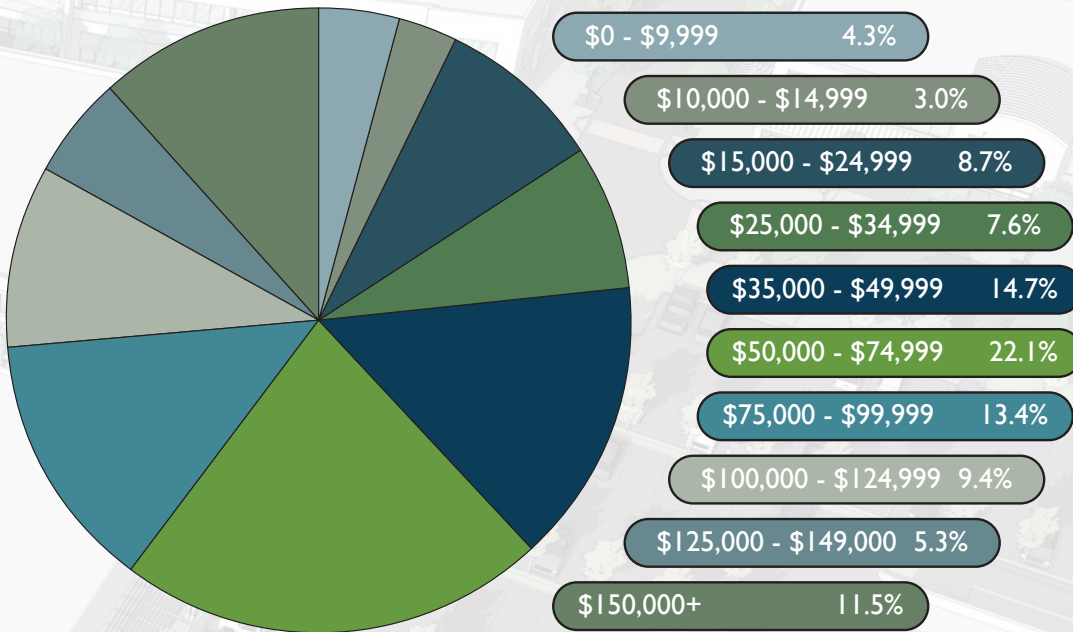
- Kaiser is projected to eventually employ over 7,000 people in Modesto
- Located at the only two signalized intersection entrances into the Kaiser hospital complex.



Demographics

Current Local Population	210,585
Current County Population	525,903
Average Household Size	2.9
Median Age	33.1 years
Owner-Occupied Homes	42,812 (59.8% of total)
Total Occupied Housing Units	71,521
Per Capita Income	\$29,011
Median Household Income	\$60,797
Average Household Income	\$83,341

Household income



Commute Patterns

Historic and Projected Growth Patterns



Commute Time	# of Workers	Distribution of Workers		
		Modesto	California	U.S.
<15 minutes	30,232	36.0%	25.3%	28.8%
15 to 29 minutes	30,984	36.9%	35.2%	36.1%
30 to 44 minutes	10,298	12.3%	10.4%	7.6%
45 to 59 minutes	3,459	4.1%	8.3%	7.6%
60 + minutes	8,932	10.7	10.4	8.1
Estimated Average Travel Time to Work		26.8 Minutes	30.0 Minutes	27.8 Minutes



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