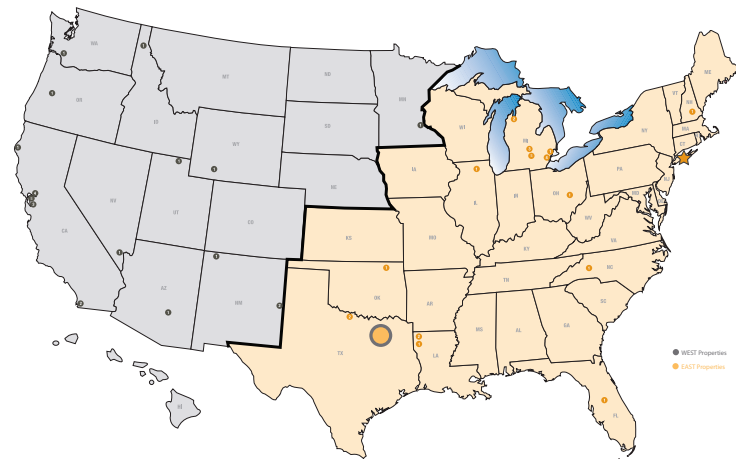


COLLIN CREEK MALL
811 N CENTRAL EXPRESSWAY
PLANO, TX 75075

COLLIN CREEK MALL is a two level, enclosed, regional mall featuring American Eagle Outfitters, Brookstone, Bath & Body Works, Christopher & Banks, PacSun, Forever 21, Vans, Zumiez and Victoria's Secret. The center enjoys a prime location 20 miles north of downtown Dallas in affluent, high-growth Collin County—one of the fastest growing counties in the Dallas-Fort Worth MSA. East/west access to the center has been significantly enhanced with the completion of President George Bush Turnpike linking Collin Creek Mall with the North Dallas Tollway and I-35.



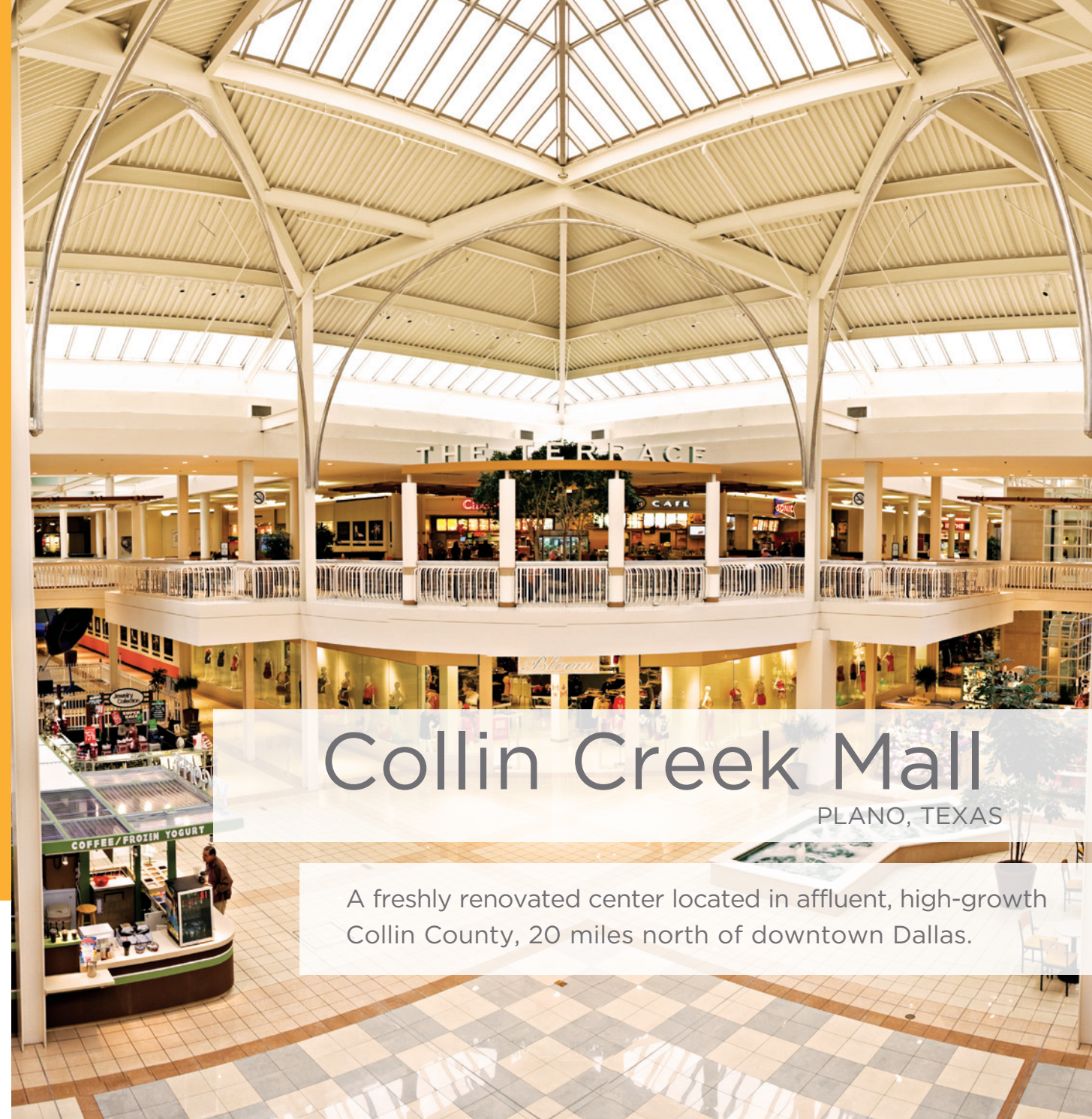
info@rouseproperties.com

(212) 608-5108

ROUSE
PROPERTIES

1114 AVENUE OF THE AMERICAS
NEW YORK, NY 10036-7703

ROUSEPROPERTIES.COM | NYSE : RSE



Collin Creek Mall

PLANO, TEXAS

A freshly renovated center located in affluent, high-growth Collin County, 20 miles north of downtown Dallas.

ROUSEPROPERTIES

COLLIN CREEK MALL

AFFLUENT COMMUNITY | RAPID GROWTH | CONVENIENT ACCESS

CENTERED IN AN AFFLUENT, HIGH-GROWTH COMMUNITY, ENHANCED ACCESS AND RECENT RENOVATIONS.

5 COMPELLING REASONS TO LOCATE HERE

Strong Anchors

- Each of Collin Creek Mall's four department stores has experienced solid sales throughout the last decade, a reflection of the market's dynamic growth.
- Amazing Jake's provides a 98,000 square foot entertainment draw.

Fresh Appeal

- Collin Creek Mall completed an interior renovation in 2008 that introduced a fresh color palette for the interior and pedestrian entrances, new ceramic flooring, upgraded lighting, renewed seating areas, restrooms and more.

Growing Market

- The mall is located in affluent, high-growth Collin County, the second fastest growing county in the Dallas-Fort Worth MSA with a projected annual growth rate of 26.6% between 2010 and 2015.
- The trade area includes the cities of Plano, McKinney, Allen and parts of Garland, Richardson and Dallas.

Appealing Demographics

- Trade area residents are affluent with an average household income approaching \$100,000. They are also younger than the U.S. average and have a larger than average household size.

Large Daytime Population

- The mall's proximity to 92,722 daytime workers within 3 miles adds to the center's daytime shopper base.

TRADE AREA PROFILE



2010 Population 935,722
2015 Projected 1,065,373



2010 Households 337,581
2015 Projected 383,465



2010 Average HHI \$98,119
2015 Projected \$104,643



2010 Median Age 34.9

MALL INFORMATION

Market Dallas

Description Collin Creek Mall is a two-level, enclosed center with a super-regional draw

Anchors Dillard's, jcpenny, Macy's, Sears, Amazing Jake's

Total Retail Square Footage 1,118,000

Parking Spaces 6,200

Opened 1981

Expanded 1992

Renovated 2008

5-MILE RADIUS

2010 Population 282,908
2015 Projected 313,182

2010 Households 108,362
2015 Projected 121,048

2010 Median Age 37.2

2010 Average HHI \$93,768
2015 Projected \$97,730

Daytime Employment

3-mile Radius 92,722
5-mile Radius 186,374

Source: Claritas, Inc.

At the Crossroads of N Central Expressway & President George Bush Turnpike

AERIAL VIEW



COLLIN CREEK MALL

