



TINTON FALLS, NEW JERSEY



MICHAEL KORS  
theory



Calvin Klein

BURBERRY

TOMMY HILFIGER

adidas

NO  
PARKING  
FIRE LANE

## PROPERTY OVERVIEW

### JERSEY SHORE PREMIUM OUTLETS®

TINTON FALLS, NJ

#### MAJOR METROPOLITAN AREAS

New York, NY: 60 miles north  
Philadelphia, PA: 75 miles southwest

#### RETAIL

GLA (sq. ft.) 434,000; 120 stores

#### OPENING DATES

Opened 2008

#### RADIUS POPULATION

15 miles: 836,843  
30 miles: 3,668,824  
45 miles: 14,419,037

#### AVERAGE HH INCOME

30 miles: \$95,599

#### SELECT TENANTS

Ann Taylor Factory Store, Banana Republic Factory Store, Bath & Body Works, Brooks Brothers Factory Store, Burberry, Calvin Klein Company Store, Coach, Cole Haan Outlet, DKNY, Elie Tahari Outlet, Express, Gap Outlet, J.Crew Factory, kate spade new york, LACOSTE Outlet, Michael Kors Outlet, Nike Factory Store, Polo Ralph Lauren, Puma, Talbots, Theory, Tommy Hilfiger Company Store, UGG®, Under Armour, Vera Bradley

#### TOURISM / TRAFFIC

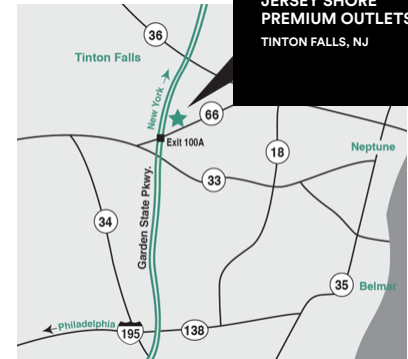
The New Jersey Shore region (Monmouth and Ocean Counties) is part of the country's largest metropolitan market, less than an hour from New York City and about 1 1/2 hours from Philadelphia. Over 20 million people live within 60 miles of the site. Monmouth County was recently named as one of *Money Magazine's* "Best Places to Live in America."

The New Jersey Shore offers more than 65 miles of sparkling ocean beaches plus an abundance of bay, river, and lake beaches. The area hosts Gateway National Park, Jenkinson's Boardwalk, Monmouth Park Racetrack, the PNC Bank Arts Center, the historic Tuckerton Seaport, the Lakewood Blue Claws baseball team, Six Flags Great Adventure and Wild Safari, and much more. The center is located just 2.5 miles from Asbury Park, the birthplace of New Jersey rock and roll, including the Stone Pony and Paramount Theatre.

#### LOCATION / DIRECTIONS

Off the Garden State Parkway at Rte. 66 (Exit 100 B), Tinton Falls, New Jersey.

Garden State Parkway, Exit 100 B to Rte. 66E. Follow signs to Premium Outlets Blvd.



MASTER PLAN





AERIAL OVERVIEW



GARDEN STATE PKWY.

SR 66

HOVCHILD BLVD.

PREMIUM OUTLET BLVD.

ESSEX RD.

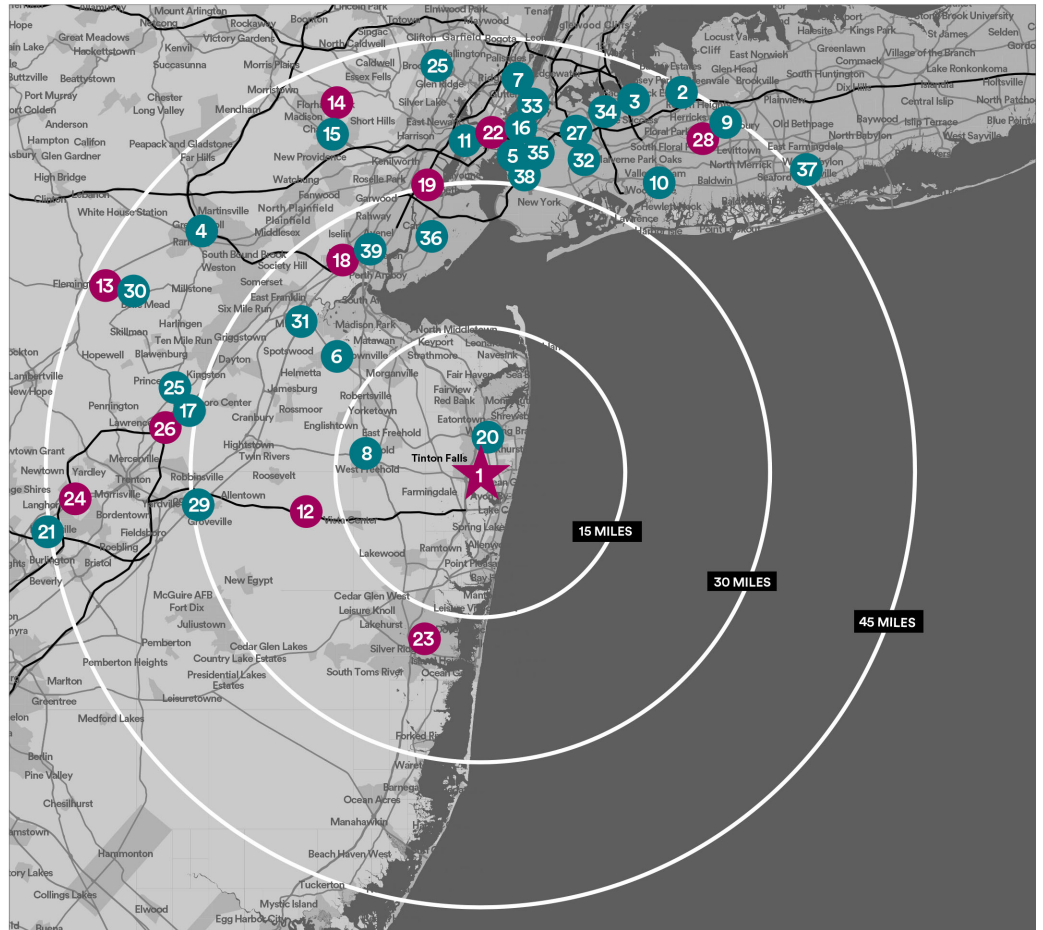
NORTH



## SURROUNDING AREA CENTERS

- ★ Simon Centers
- Competition

1. Jersey Shore Premium Outlets
2. Americana Manhasset
3. The Bay Terrace
4. Bridgewater Commons
5. Brookfield Place
6. Brunswick Square
7. City Place at the Promenade
8. Freehold Raceway Mall
9. The Gallery at Westbury Plaza
10. Green Acres Mall
11. Hudson Mall
12. Jackson Premium Outlets
13. Liberty Village Outlet Marketplace
14. Livingston Mall
15. The Mall At Short Hills
16. Manhattan Mall
17. Market Fair Mall
18. Menlo Park Mall
19. The Mills at Jersey Gardens
20. Monmouth Mall
21. Neshaminy Mall
22. Newport Centre
23. Ocean County Mall
24. Oxford Valley Mall
25. Palmer Square Princeton
26. Quaker Bridge Mall
27. Queens Center
28. Roosevelt Field
29. Shoppes at Hamilton
30. The Shoppes at Flemington
31. The Shoppes of North Brunswick
32. The Shops at Atlas Park
33. Shops at Columbus Circle
34. The Shops at Skyview Center
35. South Street Seaport
36. Staten Island Mall
37. Westfield Sunrise
38. Westfield World Trade Center
39. Woodbridge Center



## OTHER RETAIL

SHOPPING CENTERS	GROSS LEASABLE AREA	ANCHORS	DISTANCE / DRIVE-TIME
<b>Monmouth Mall</b> Eatontown, NJ	1,500,000 sf	Boscov's, JCPenney, Macy's	7 miles / 12 minutes
<b>The Grove at Shrewsbury</b> Shrewsbury, NJ	150,000 sf	Banana Republic, Athleta, Gap, Talbots	9 miles / 17 minutes
<b>Freehold Raceway Mall</b> Freehold, NJ	1,600,000 sf	JCPenney, Lord & Taylor, Macy's, Nordstrom, Sears	12 miles / 25 minutes
<b>Shoppes at Old Bridge</b> Old Bridge, NJ	106,000 sf	Banana Republic, LOFT	22 miles / 24 minutes
<b>Ocean County Mall</b> Toms River, NJ	899,000 sf	Macy's, Boscov's, JCPenney	23 miles / 30 minutes
<b>Menlo Park Mall</b> Edison, NJ	1,334,000 sf	Nordstrom, Macy's	31 miles / 40 minutes
<b>Woodbridge Center</b> Woodbridge, NJ	1,500,000 sf	Boscov's, Dick's Sporting Goods, JCPenney, Lord & Taylor, Macy's, Sears	32 miles / 40 minutes
OUTLET SHOPPING	GROSS LEASABLE AREA	ANCHORS	DISTANCE / DRIVE-TIME
<b>Jackson Premium Outlets</b> Jackson, NJ	286,000 sf		23 miles / 24 minutes
<b>The Mills at Jersey Gardens</b> Elizabeth, NJ	1,302,000 sf	Neiman Marcus Last Call, Saks Fifth Avenue OFF 5TH	40 miles / 45 minutes
<b>Liberty Village Outlet Marketplace</b> Flemington, NJ	159,000 sf		60 miles / 1 hour
<b>The Outlets at Bergen Town Center</b> Paramus, NJ	1,007,000 sf	Marshalls, Nordstrom Rack, Saks Fifth Avenue OFF 5TH	61 miles / 1 hour, 6 minutes



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Simon is a global leader in retail real estate ownership, management and development and an S&P 100 company (Simon Property Group, NYSE:SPG).