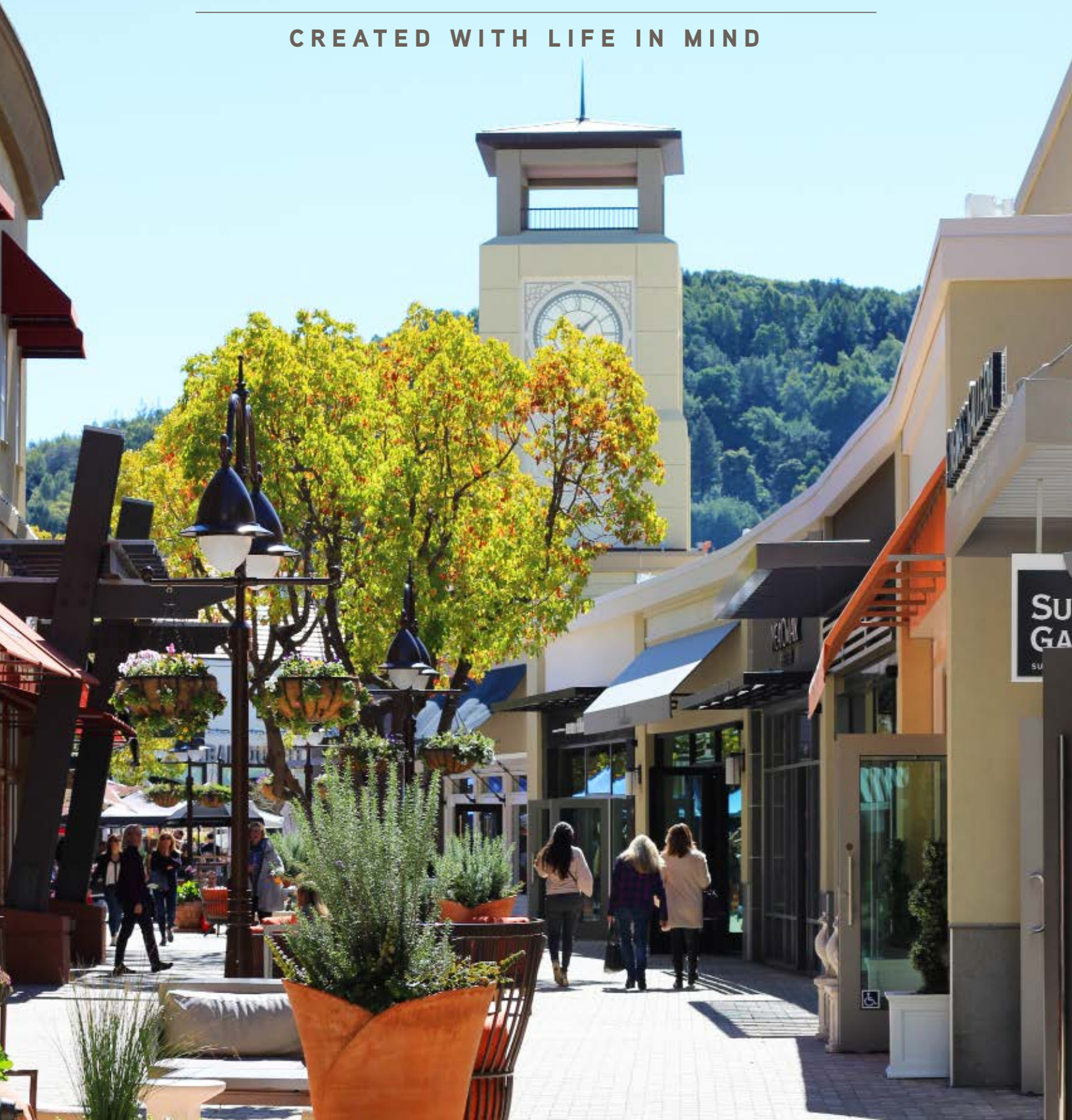


# town center

C O R T E M A D E R A

CREATED WITH LIFE IN MIND





# Town Center

C O R T E   M A D E R A

Just across the Golden Gate Bridge and nestled in the lush green hills of Marin County California, Town Center Corte Madera reflects the natural beauty, affluence and lifestyle that the area is known for.

Whether shopping the select range of brands and boutiques, dining al fresco, tele-commuting over a cup of joe, or simply strolling the European style walkways to enjoy the sun, Town Center has something for everyone.

Town Center has over 20% of its households within Tapestry's wealthiest segmentation "Top Tier," in the United States .







Unique



C O R T E M A D E R A







Lively





Memorable



- 370,151 +/- square feet of retail space
- Centrally located in affluent South Marin
- Excellent visibility from Highway 101
- Easy highway access
- Exceptional retailers and restaurants such as:
  - > Crate & Barrel
  - > Container Store
  - > Urban Outfitters
  - > IL Fornaio
  - > Blue Barn
  - > REI
  - > Flores
  - > Philz Coffee
  - > Sephora
  - > Athleta








# town center

C O R T E M A D E R A

## Area Demographics

	1 MILE	3 MILE	5 MILES
<b>Population</b>			
2020	9,343	80,689	135,939
<b>Daytime Population</b>			
2020	11,745	82,259	140,580
<b>2020 Income</b>			
HH Average Net Worth	\$2.2M	\$2.1M	\$2.1M
Household Income: Median	\$152,815	\$135,255	\$131,815
Household Income: Average	\$199,063	\$191,579	\$188,038
% Income \$200K+	39%	34%	33%
Average household size	2.42	2.47	2.36
<b>2020 Population By Education</b>			
Associate Degree	6%	5%	5%
Bachelor's Degree & Above	36%	33%	35%
Master's Degree & Above	35%	28%	29%

### 1 Mile Tapestry Segmentation

 <b>2A</b> Urban Chic 1,635 households	42.5% of Households	▼
 <b>8A</b> City Lights 963 households	25.0% of Households	▼
 <b>2B</b> Pleasantville 817 households	21.2% of Households	▼

### 3 Mile Tapestry Segmentation

 <b>2A</b> Urban Chic 13,536 households	44.2% of Households	▼
 <b>1A</b> Top Tier 6,399 households	20.9% of Households	▼
 <b>9B</b> Golden Years 2,514 households	8.2% of Households	▼

### 5 Mile Tapestry Segmentation

 <b>2A</b> Urban Chic 22,441 households	40.8% of Households	▼
 <b>1A</b> Top Tier 9,908 households	18.0% of Households	▼
 <b>9B</b> Golden Years 5,771 households	10.5% of Households	▼

"Top Tier" is Tapestry's wealthiest consumers who earn more than three times the average US Household Income. They are consumers who collect fine art and purchase luxury items.







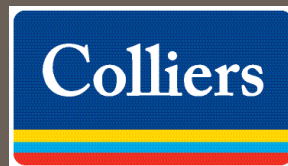


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For more information on  
Town Center Corte Madera  
visit: [www.shoptowncenter.com](http://www.shoptowncenter.com)



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