

BUSINESS PROFILE

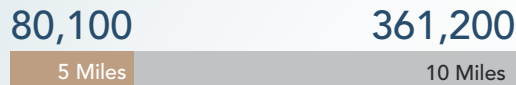
MOORPARK, CA USA



FAST GROWING



Population



Population Radius

No.1 Fastest Growing City in Ventura County for Past 30 Years

YOUNG



Median Age
36 Years

EDUCATED



College Graduates
42%

WEALTHY



52% earn \$100,000 or more

HOMEOWNERS



Homeowners: 76%
Households: 11,415
Avg Household Size: 3.22
Median Household Income: \$104,839

SAFE

No.1 Safest City in Ventura County

No.3 Safest City in California

SAFE



BUSINESS FRIENDLY

No. 1 Least Expensive City to Do Business in Ventura County

Top 5 Least Expensive Cities to Do Business in California

Top 50 Best Cities for Jobs in California



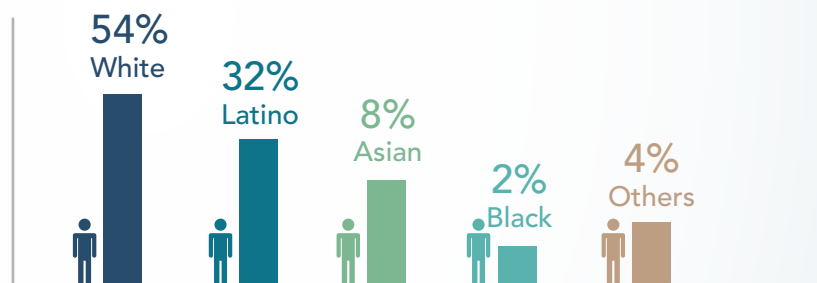
LIVABLE

Top 30 Best Places to Raise a Family in California

Top 100 Best Small Cities to Live in America



DIVERSE



DEVELOPMENT READY

- One-Stop Shop Permitting Process
 - Virtual Counter Building and Planning Services
- 2,169 Single- and Multi-Family Residential Units Planned or Under Construction

MARKET DEMAND FOR:

- 349,000 square feet of retail and restaurant building space
- 343,000 square feet of industrial development

STRATEGICALLY LOCATED

Centrally located between Los Angeles and Santa Barbara Counties



ACCESSIBLE



5, 23, 101, 118, 210 and 405 Freeways



Rail Service with Metrolink and Amtrak



Ports of Los Angeles, Long Beach and Hueneme



Los Angeles, Long Beach, Burbank, Ontario, Orange County, Santa Barbara and Van Nuys Airports

Sources: Keyser Marston Associates, Kosmont Companies, Safewise.com, U.S. Census, and WalletHub.com