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METROCENTER Remodel Fact Sheet

Location: West of I-17 between Peoria and Dunlap Avenues

Developer: Westcor, The Macerich Company

Size: 1.4 million square feet

Architect/Contractor: Callison Architecture, Inc., based in Seattle, Washington

Remodel Overview: The Metrocenter revitalization involves a firm commitment to restore the center as the monumental shopping destination in North central Phoenix. The remodel will create a classic and timeless appearance to the center, while also improving the amenities requested by our family oriented shopper.

Metrocenter's revitalization will unfold during several phases of construction, driven by market and retailer needs. Phase I, completed, addressed exterior improvements and Phase II is in progress restoring various interior elements. In addition to the physical changes, Westcor will be taking a strategic look at the merchandise mix.

Architectural Materials Westcor will use a variety of attractive textures to restore the Metrocenter grandeur, including colorful breezeway tiles, luminous glass, cool-toned paint and updated light fixtures for a comfortable and classic ambience at Metrocenter.

New Features:

- Completely remodeled Food Court with new terrazzo tile flooring and a wood finish ceiling
- Decorative columns with mosaic glass tile accents in Food Court
- New comfortable furniture in food court including: sectional banquettes and bar seating, new chairs and tables providing more seating
- New and expanded restrooms, two family restrooms, and a nursing room with tiled floors and mosaic tiled partitions in a blue, green and silver color palette

- Women's restrooms are expanding from five stalls to a roomy fourteen stalls and men's are increasing two stalls to seven
- New paint throughout entire mall and color-coded entrances for easier access
- Carpeted community room with brand new kitchen amenities
- Refinished railing supports with inset sconce lighting and decorative planters
- Innovative futuristic indoor Kid's Play area with a Sky Park theme
- Lounge murals and signage reflecting the history of Phoenix and Metrocenter

Updated Features:

- Lighting throughout mall filtering daylight and serving as illumination at night
- Fresh planters and greenery

New/Remodeled and Expanding stores:

- American Eagle Outfitters
- Bath and Body Works
- BBB Fashion
- Champs Sports
- d.e.m.o
- Foot Locker
- Journey's Kidz
- Just Sports
- Kid's Foot Locker
- Motherhood Maternity

Coming Soon:

- Sport Chalet

Sport Chalet, the premier sporting goods store, will be taking over 40,000 square feet on the upper level near Sears with an anticipated opening in 1st quarter of 2007

Sport Chalet, founded in 1959 by Norbert Olberz, is a leading operator of full service specialty sporting goods stores in California, Nevada and Arizona. The company offers over 40 services for the serious sports enthusiast, including backpacking, canyoneering, and kayaking instruction, custom golf fitting and repair, snowboard and ski rental and repair, SCUBA training and certification, SCUBA boat charters, team sales, racquet stringing, and bicycle tune-up and repair.

The address for Sport Chalet's website is www.sportchalet.com.

About Metrocenter:

As one of the Valley of the Sun's original regional shopping centers, Metrocenter opened in 1973 to serve the rapidly growing Phoenix metropolitan area. The first two-story, five-department

store mall, Metrocenter was the largest in the country when it opened and is credited with being a catalyst for the Northwest Valley's growth.

Founded in 1970, Phoenix-based Westcor is a wholly owned subsidiary of The Macerich Company. The largest owner-manager of commercial properties in Arizona, Westcor's portfolio currently consists of 18 million square feet of retail space at 39 shopping centers, including 11 super-regional centers, three specialty retail centers and 22 urban villages. The company has set the industry benchmark for ground-up shopping center development, such as Chandler Fashion Center, Prescott Gateway Mall and Scottsdale Fashion Square. In addition to responsible development, Westcor is dedicated to serving its communities through the company's commitment to education, supporting schools and education programs in the state of Arizona. Additional information about Westcor is available online at www.westcor.com.

For more information:

For more information about Metrocenter's remodel, please visit www.westcor.com

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