

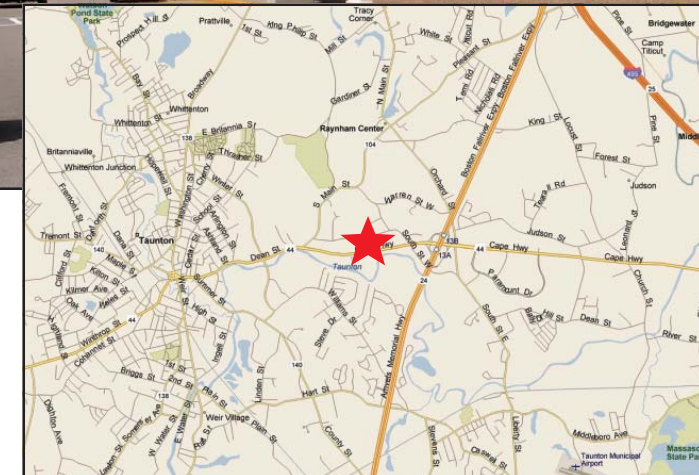
DEMOGRAPHIC PROFILE



CEDAR SHOPPING CENTERS, INC.

	Shaw's Plaza Raynham, MA	1.00 mi radius	3.00mi radius	5.00 mi radius
POPULATION	2000 Total Population	1,918	38,270	70,653
	2000 Group Quarters	63	741	964
	2006 Total Populations	2,085	40,406	74,523
	2011 Total Population	2,187	41,972	77,392
	2006 – 2011 Annual Rate	0.96%	0.76%	0.76%
HOUSEHOLDS/FAMILIES	2000 Households	684	15,182	26,984
	2000 Average Household Size	2.71	2.47	2.58
	2006 Households	749	16,056	28,477
	2006 Average Household Size	2.7	2.47	2.58
	2011 Households	791	16,744	29,677
	2011 Average Household Size	2.69	2.46	2.58
	2006-2011 Annual Rate	1.1%	0.84%	0.83%
	2000 Families	508	9,788	18,525
	2000 Average Family Size	3.14	3.08	3.13
	2006 Families	552	10,289	19,438
	2006 Average Family Size	3.14	3.08	3.13
	2011 Families	576	10,600	20,037
	2011 Average Family Size	3.14	3.08	3.13
2006 – 2011 Annual Rate	0.85%	0.6%	0.61%	
HOUSING UNITS/HOME VALUE	2000 Housing Units	694	15,880	27,925
	Owner Occupied Housing Units	82.9%	53.6%	63.6%
	Renter Occupied Housing Units	15.4%	42.2%	33.0%
	Vacant Housing Units	1.7%	4.3%	3.4%
	2006 Housing Units	762	16,850	29,547
	Owner Occupied Housing Units	84.1%	55.7%	65.3%
	Renter Occupied Housing Units	14.2%	39.6%	31.0%
	Vacant Housing Units	1.7%	4.7%	3.6%
	2011 Housing Units	806	17,599	30,847
	Owner Occupied Housing Units	83.9%	56.1%	65.6%
	Renter Occupied Housing Units	14.3%	39.1%	30.6%
	Vacant Housing Units	1.9%	4.9%	3.8%
	2000 Median Home Value	\$153,901	\$146,917	\$150,331
2006 Median Home Value	\$324,745	\$325,269	\$329,338	
2011 Median Home Value	\$391,364	\$401,104	\$409,442	
INCOME	2000 Median Household Income	\$56,541	\$42,766	\$47,239
	2006 Median Household Income	\$69,479	\$52,713	\$58,982
	2011 Median Household Income	\$82,279	\$62,423	\$70,016
	2000 Per Capita Income	\$24,447	\$20,504	\$21,234
	2006 Per Capita Income	\$30,460	\$25,702	\$26,808
	2011 Per Capita Income	\$36,712	\$31,026	\$32,554
AGE	2000 Median Age	38.2	35.8	36.0
	2006 Median Age	40.5	37.1	37.4
	2011 Median Age	42.1	38.1	38.4

SHAW'S PLAZA RAYNHAM, MASSACHUSETTS



DEMOGRAPHIC PROFILE

	1 MILE	3 MILE	5 MILE
2006 POPULATION ESTIMATE	2,085	40,406	74,523
2006 HOUSEHOLD ESTIMATE	749	16,056	28,477
2006 EST. MEDIAN HH. INCOME	\$69,479	\$52,713	\$58,982

FOR LEASING INFORMATION
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CDR
LISTED
NYSE



CEDAR SHOPPING CENTERS, INC.

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SHAW'S PLAZA

RAYNHAM, MASSACHUSETTS



TENANT SPACES		
KEY NO.	SQ. FOOT	TENANT
1	4,767	DOLLAR TREE
2	1,760	VISION WORKS
3	3,000	RADIO SHACK
4	2,400	RENESSI CLEANERS
5	2,400	AVAILABLE
6	1,600	BEST CUTS
7	4,000	AVAILABLE
8	10,000	FASHION BUG
9	9,400	I PARTY
10	3,600	BANK OF AMERICA
11	15,775	JO-ANN FABRICS
12	2,274	SOVEREIGN BANK
13	4,000	STRAWBERRIES
14	60,748	SHAW'S
15	25,752	MARSHALL'S
16	3,200	AAA
17	9,000	DRESS BARN
18	1,537	GAME STOP
19	10,125	CVS



TENANT & PARKING TOTALS			
	SQ. FOOT	GENERAL PARKING	HCP PARKING
EXISTING RETAIL	176,005	987	35



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