

halo

A New
Gathering Place
in *DTLA*

RESTAURANTS · RETAIL · WELLNESS · ART

The Place to
Meet, Eat, Drink,
Snack, Feast,
Delight, and *Just Be*

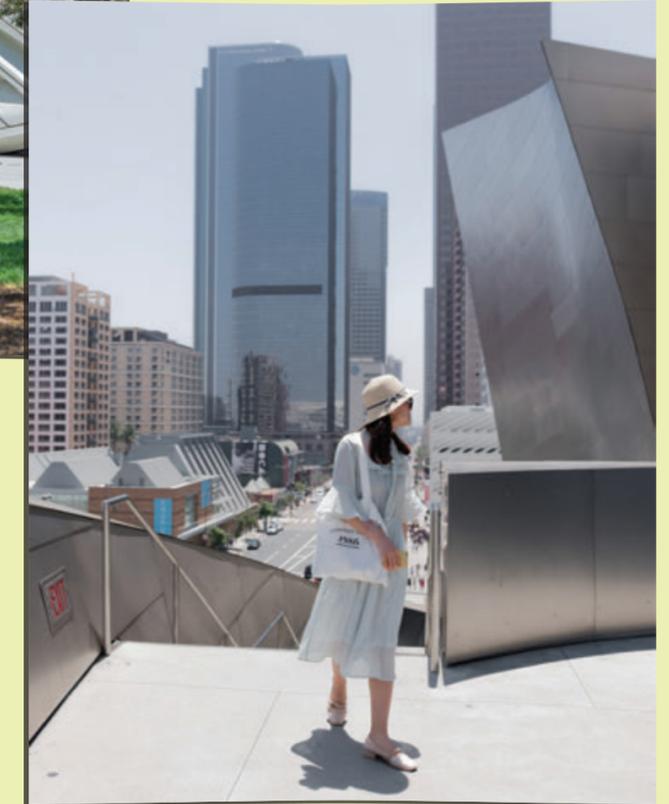
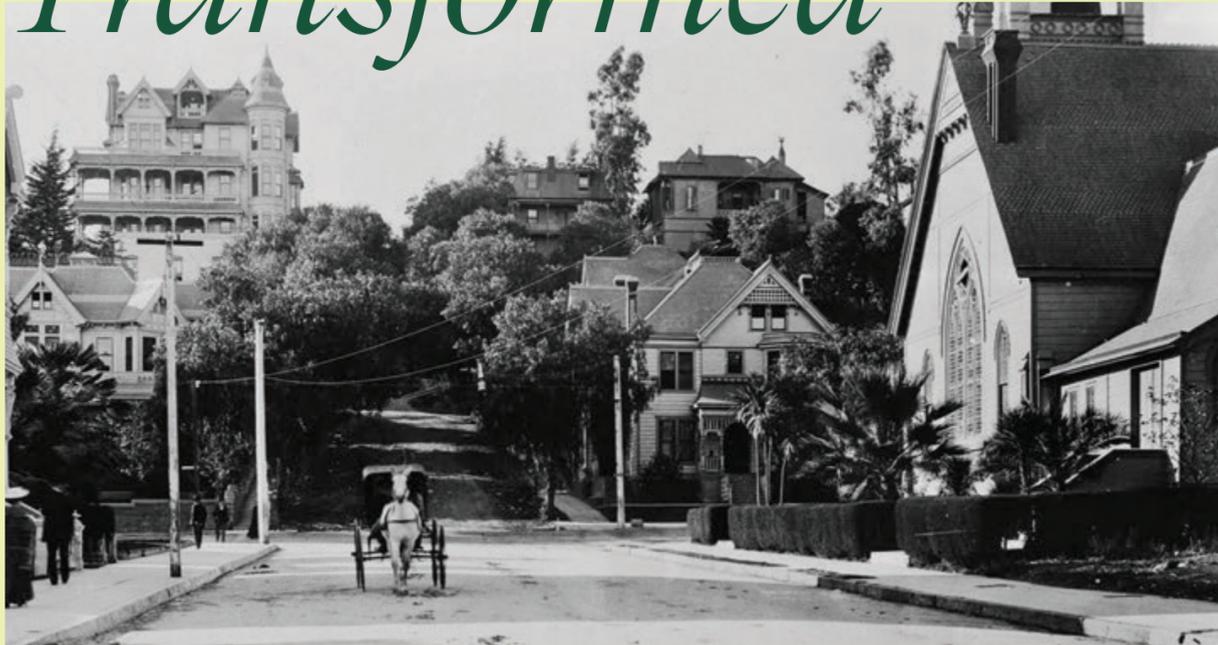




Welcome to Bunker Hill

At the apex of DTLA on Bunker Hill, Halo is more than a physical location; it is a representation of the cultural rhythm growing in the area. With a nod to The City of Angels, Halo is a place that can exist nowhere else in the country, and yet stands as a universal symbol of positivity, vibrancy, energy and light. It exudes a sense of humanity and togetherness. Its simplicity is conversational and memorable. “Meet me at Halo” will become a phrase that makes sense to everyone and anyone in DTLA and beyond.

A Neighborhood *Transformed*



As part of this placemaking transformation, Brookfield Properties, along with architecture firm Skidmore, Owings & Merrill and design group AvroKO, undertook a massive overhaul of the food, beverage, personal service, and cultural offerings housed in the Wells Fargo Center retail component, Halo. This new destination includes six-to-eight high-quality quick service restaurants and a top flight sit down restaurant. The acclaimed Patina Group's Nick + Stef's Steakhouse remains as part of the new community.

The award-winning landscape architecture firm Gustafson Guthrie Nichol (GGN) re-envisioned the outdoor space at Halo intended as a green and welcoming relief from the urban expanse of DTLA.

Los Angeles

"I have always believed that every great city in history needs a vibrant center." - *Eli Broad*

HALO TO...

LOS ANGELES INTERNATIONAL AIRPORT

15 Miles

BOB HOPE BURBANK AIRPORT

15 Miles

HOLLYWOOD

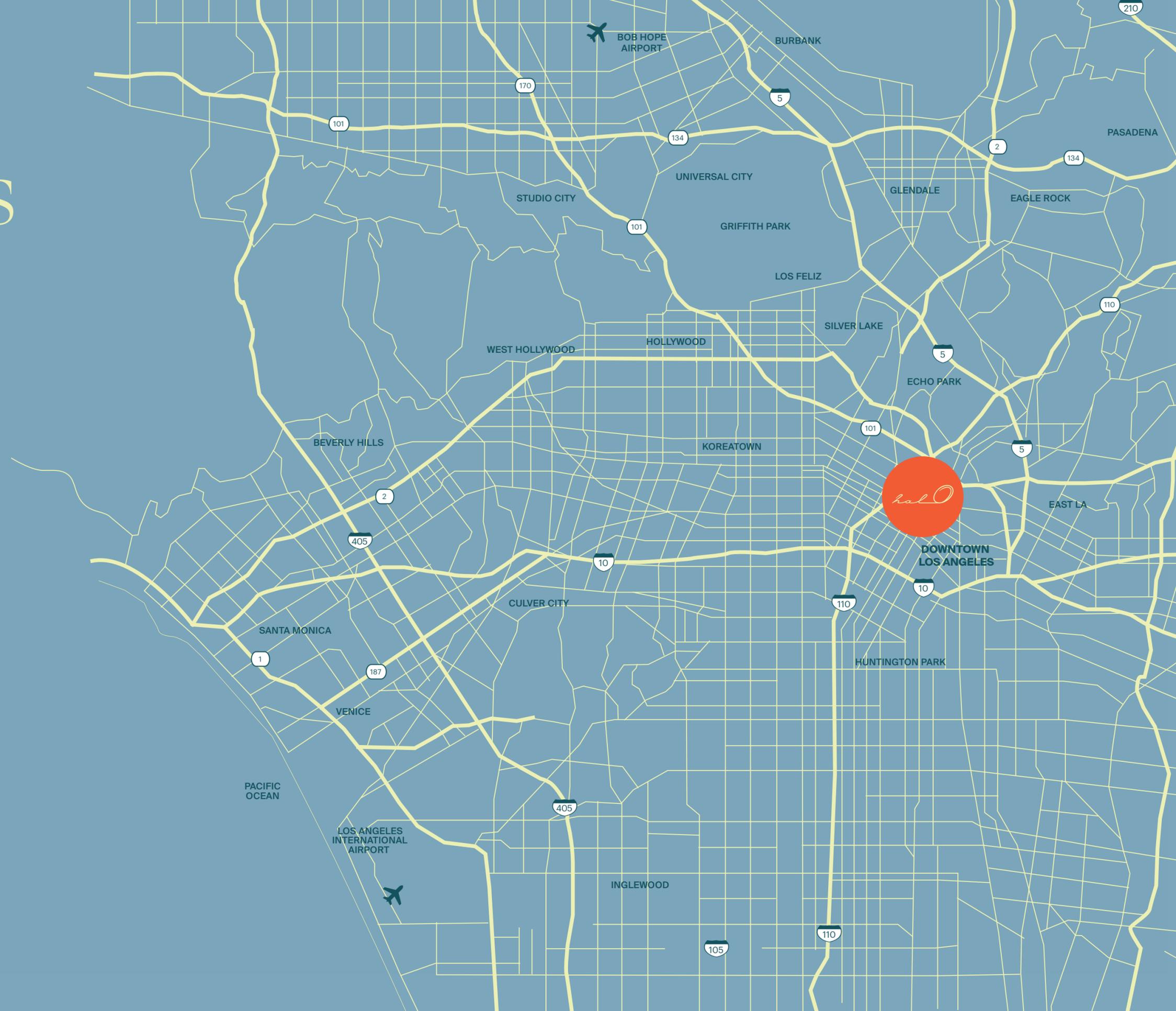
8 Miles

BEVERLY HILLS

10 Miles

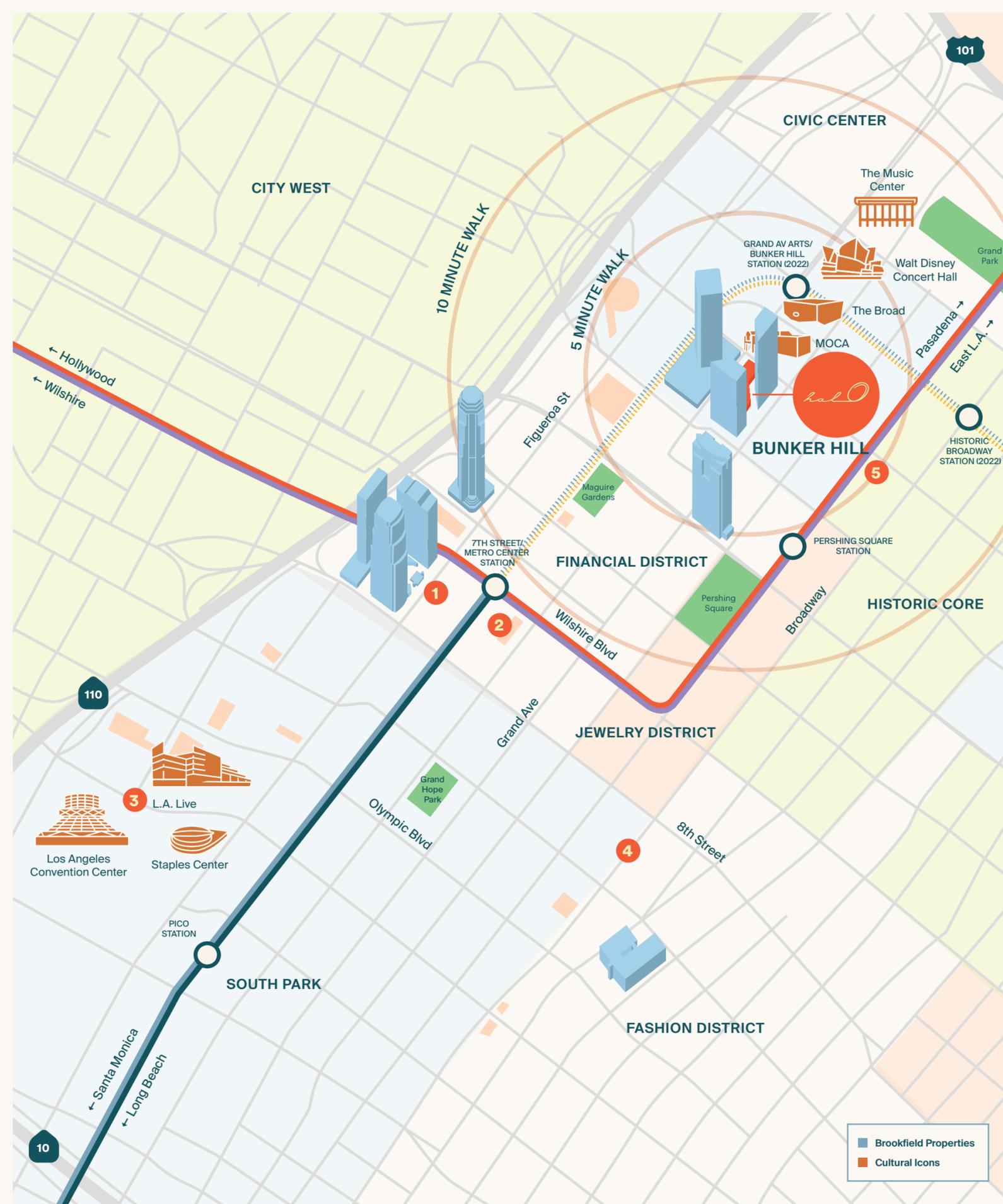
SANTA MONICA

15 Miles



DTLA Has So Much To Offer

- 1 FIGAT7TH**
 - Bath & Body Works
 - BESPOKE Cycling Studio
 - California Pizza Kitchen
 - CoCo Fresh Tea & Juice
 - DownTown Hi-Tech
 - Five Guys
 - George's Greek Grill
 - Gold's Gym
 - H&M
 - LensCrafters
 - MAC Cosmetics
 - Mendocino Farms
 - Morton's the Steakhouse
 - New Moon Café
 - Nordstrom Rack
 - Ocho Mexican Grill
 - Oleego by Parks BBQ
 - Pizza Studio
 - Salata
 - Sephora
 - Sprinkles Cupcakes
 - Sunglass Hut
 - Starbucks
 - Target
 - The Melt
 - T-Mobile
 - Twist & Grill
 - Victoria's Secret
 - Victoria's Secret Pink
 - ZARA
- 2 The Bloc**
 - Alamo Drafthouse Cinema
 - Bring Something to the Party
 - Café Balzac
 - Coffeewalk Yogurtalk
 - District Bar/Kitchen
 - DRNK Coffee + Tea
 - Drybar
 - Eli & Ella Rose
 - Everytable
 - Eyes on The Bloc
 - GNC
 - Hatch Yakitori + Bar
 - Jewelry Pavilion
 - Joey Restaurants
 - LA Fitness
 - Leo's Auto Detail
 - Macy's Flagship
 - Marco Valentino
 - Marugame Udon
 - Nordstrom Local
 - Paper Source
 - Qwench Juice Bar
 - Starbucks
 - T-Mobile
 - Uniqlo
 - USPS
 - Video Vortex
- 3 L.A. Live**
 - Conga Room
 - Fleming's Prime Steakhouse
 - Glance Lobby Bar
 - Illy Espressamente
 - Los Angeles Convention Center
 - Lucky Strike Lanes
 - Microsoft Theater
 - Nest at WP24
 - New Era Store
 - Patxi's Pizza
 - Red Mango
 - Regal Cinemas L.A. LIVE
 - Rock' N Fish
 - Savoca
- 4 Broadway Retail Corridor**
 - A.P.C.
 - Acne Studios
 - Aesop
 - Apple Store (coming soon)
 - COS
 - Daniel Patrick
 - Foot Locker
 - GAP
 - Gentle Monster
 - Jordan Brand
 - Mykita
 - Paul Smith (coming soon)
 - Ross Dress for Less
 - Urban Outfitters
 - Vans
 - West Elm
- 5 Grand Central Market**
 - Ana Maria
 - Belcampo Meat Co.
 - Bento Ya Japanese Cuisine
 - Berlin Currywurst
 - Chiles Secos
 - China Café
 - Clark Street Bread
 - DTLA Cheese and Kitchen
 - Donut Man
 - Eggslut
 - Fat & Flour
 - G&B Coffee
 - Golden Road
 - Grand Central Jewelry
 - Horse Thief BBQ
 - Jose Chiquito
 - Knead & Co. Pasta
 - La Huerta
 - La Fruteria
 - La Tostaderia
 - Lucky Bird
 - McConnell's Fine Ice Creams
 - Olio GCM Wood Fired Pizzeria
 - The Oyster Gourmet
 - PBJ.LA
 - Prawn
 - Press Brothers Juicery
 - Ramen Hood
 - Roast To Go
 - Sari Sari Store
 - Sarita's Pupuseria
 - Sticky Rice
 - Tacos Tumbras a Tomas
 - Torres Produce
 - Valeria's
 - Villa Moreliana
 - Wexler's Deli
- Notable Hotels**
 - Ace Hotel
 - Courtyard by Marriott (at LA Live)
 - Hotel Figueroa
 - Hotel Indigo
 - InterContinental Hotel
 - JW Marriott
 - NoMad Hotel
 - O Hotel
 - Ritz Carlton
 - Sheraton
 - The Freehand
 - The Hoxton Hotel
 - The L.A. Grand Hotel Downtown
 - The Proper Hotel
 - The Standard
 - Wayfarer
 - Westin Bonaventure





Bustling DTLA is Growing

STRONG MARKET DEMOGRAPHICS

80K

DTLA Residents

500K

Weekday Population

\$123K

Average Household
Income of DTLA Residents

38 YRS

Median Age of Residents

\$122K

Average Household
Income of DTLA Workers

41 YRS

Median Age of Workers

BOOMING RESIDENTIAL MARKET

37K+

Units Constructed Since 1999

4.8K+

Units Under Construction

95%

Occupied in Current Stock

29K+

Units proposed



HALO

Nestled between 2.5 million square feet of office space at the iconic Wells Fargo Center, Halo offers 65,000 square feet of retail opportunities, coupled with generous indoor and outdoor seating, lively gathering spaces, and regular arts programming.

Through its alternative work spaces, improved landscaping, and better sightlines, Halo improves connectivity and communication with the surrounding Bunker Hill sub-district.

Bunker Hill

At A Glance

Residential Towers

- 1 Grand Tower - 391 units
- 2 The Emerson - 272 units
- 3 Bunker Hill Towers Apartments - 456 units
- 4 Bunker Hill Tower - 255 units
- 5 Promenade West Condos - 135 units
- 19 The Grand - 400 units

Cultural

- 6 Colburn School of Music
- 7 The Music Center
- 8 The Broad
- 9 MOCA
- 10 Cathedral of Our Lady of the Angels
- 11 Los Angeles City Hall
- 12 The Los Angeles Public Library
- 13 Walt Disney Concert Hall

Retail / Mixed Use

- 14 Wells Fargo Center / Halo
- 15 Vespaio
- 16 Otium
- 17 Patina
- 18 CAL Marketplace
- 19 The Grand
- 20 Grand Central Market

Office

- 14 Wells Fargo Center - 2.5m sf
- 21 World Trade Center
- 22 Bank of America Plaza - 1.4m sf
- 23 Cal Plaza - 2.5m sf
- 24 400 S Hope Street - 710k sf
- 25 US Bank Tower - 1.4m sf
- 26 444 S Flower - 900k sf
- 27 The Gas Company Tower - 1.3m sf
- 28 One Bunker Hill - 285k sf

Hotel

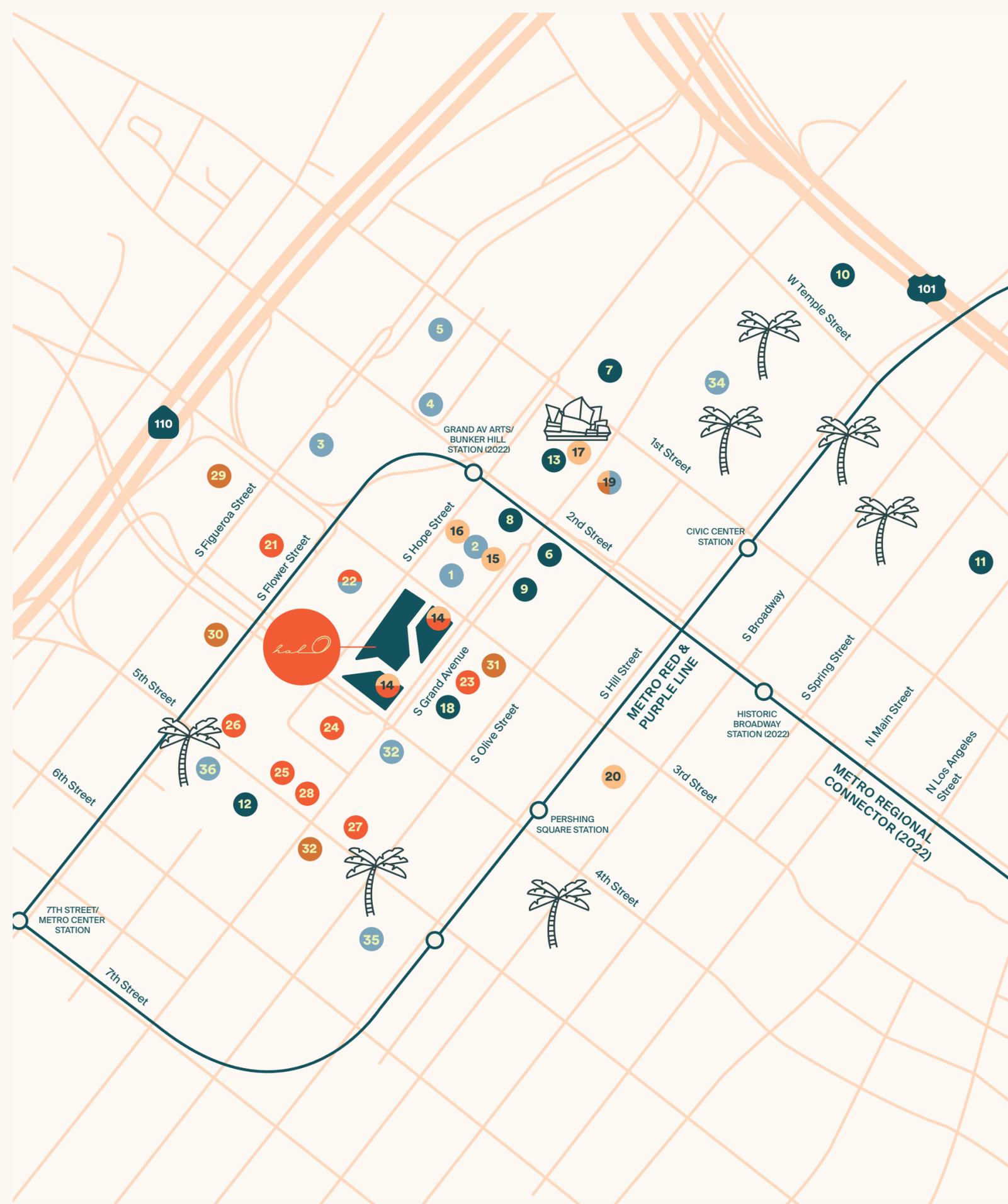
- 19 The Grand
- 29 The LA Grand Hotel Downtown
- 30 The Westin Bonaventure Hotel
- 31 Omni Hotel
- 32 Millenium Biltmore Los Angeles

Green Space

- 33 Bank of America Plaza
- 34 Grand Park LA
- 35 Pershing Square
- 36 Maguire Gardens

Metro Stations

- Grand Av Arts/Bunker Hill (2022)
- Historic Broadway (2022)
- Pershing Square
- Civic Center



HALO IS A STATE OF MIND

A Place to
Unwind, Relax,
and *Recharge*
Yourself

"Think of Halo as a next generation food hall, with a cluster of restaurants from local names and national players alike." - EATER LA





At the *Cultural* *Center* of DTLA

At Brookfield Properties, we are in the business of creating places that are experiential destinations. Halo is home to art exhibitions and live performances that bring world-class programming to locals, professionals, and visitors. We hope you'll visit us and explore the arts at Halo and Bunker Hill—you might just find yourself tempted by one of our inspired menus before you go.

Arts programming and sculptures from left to right: *Intrude*, Amanda Parer, 2016; *Fountain Figure III*, Robert Graham, 1983; *Night Sail*, Louise Nevelson, 1985; *Signs of Life*, John Van Hamersveld, 2017 and *Four Arches*, Alexander Calder, 1973.



halo

330

330

WELLS

Make Halo *Home*

Halo brings national and local names together to create a vibrant community on the Hill. This light-filled space will house quick-service eateries, full-service restaurants, market vendors, sundries, and beauty & wellness services—everything under one roof.

OPPORTUNITIES



FULL-SERVICE RESTAURANTS

1-2 full service restaurants



MARKETPLACE RESTAURANTS

6-8 quick service restaurants



MARKET VENDORS

1-2 grab and go food stations



PERSONAL SERVICES

An enhanced tenant experience with a variety of health and wellness amenities.



BEAUTY + WELLNESS

Quality, luxurious experiences designed for convenience.



SUNDRIES

All of the personal items you need (and might have forgot at home.)

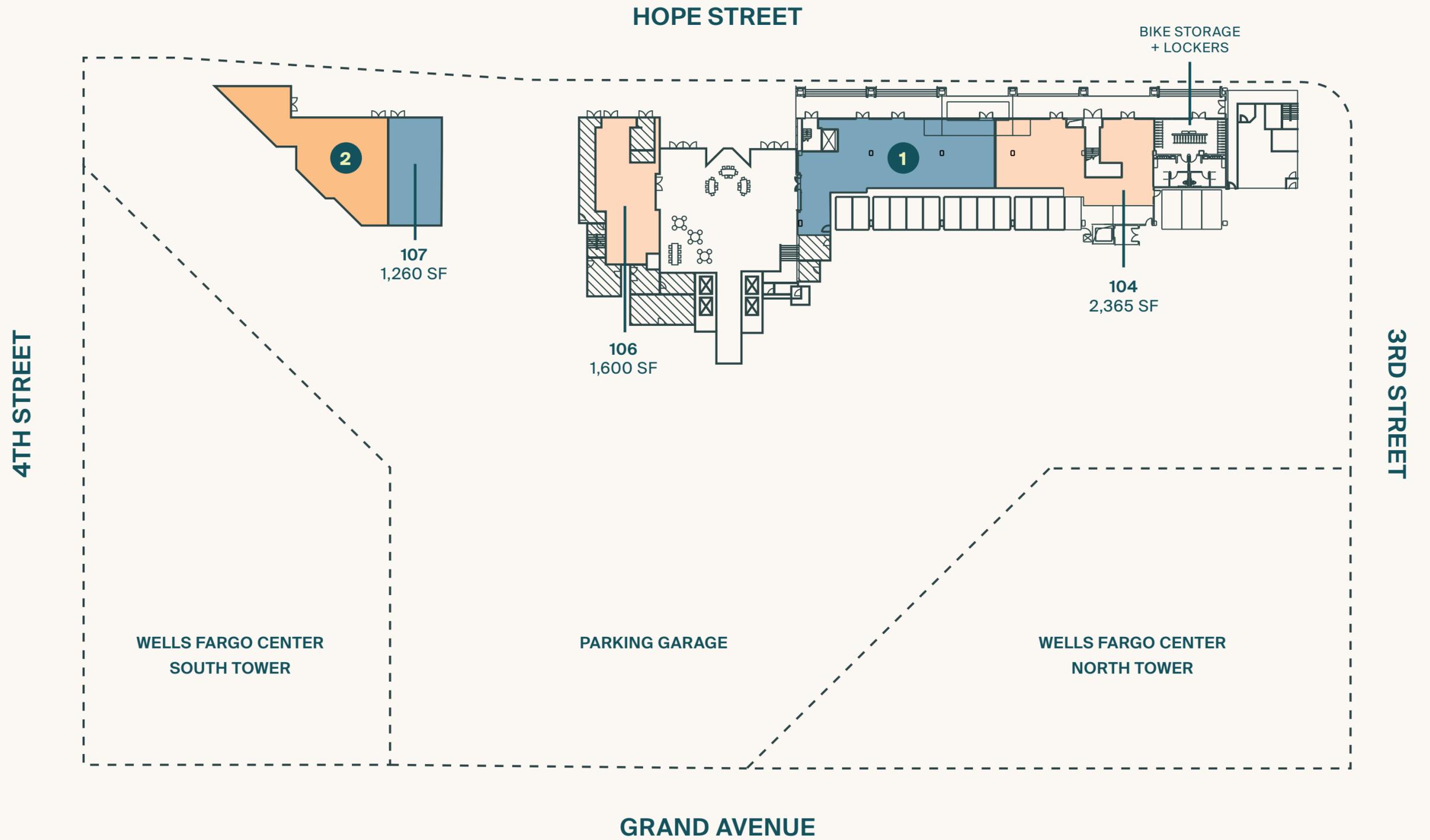


HOPE STREET LEVEL



MAP KEY

- FOOD + BEVERAGES
- RESTAURANTS
- PERSONAL SERVICES
- HEALTH + WELLNESS
- OFFICE SUPPORT SERVICES



PLAZA LEVEL

1 NICK + STEF'S STEAKHOUSE

2 TREJO'S TACOS
★ HECHO EN LOS ANGELES ★

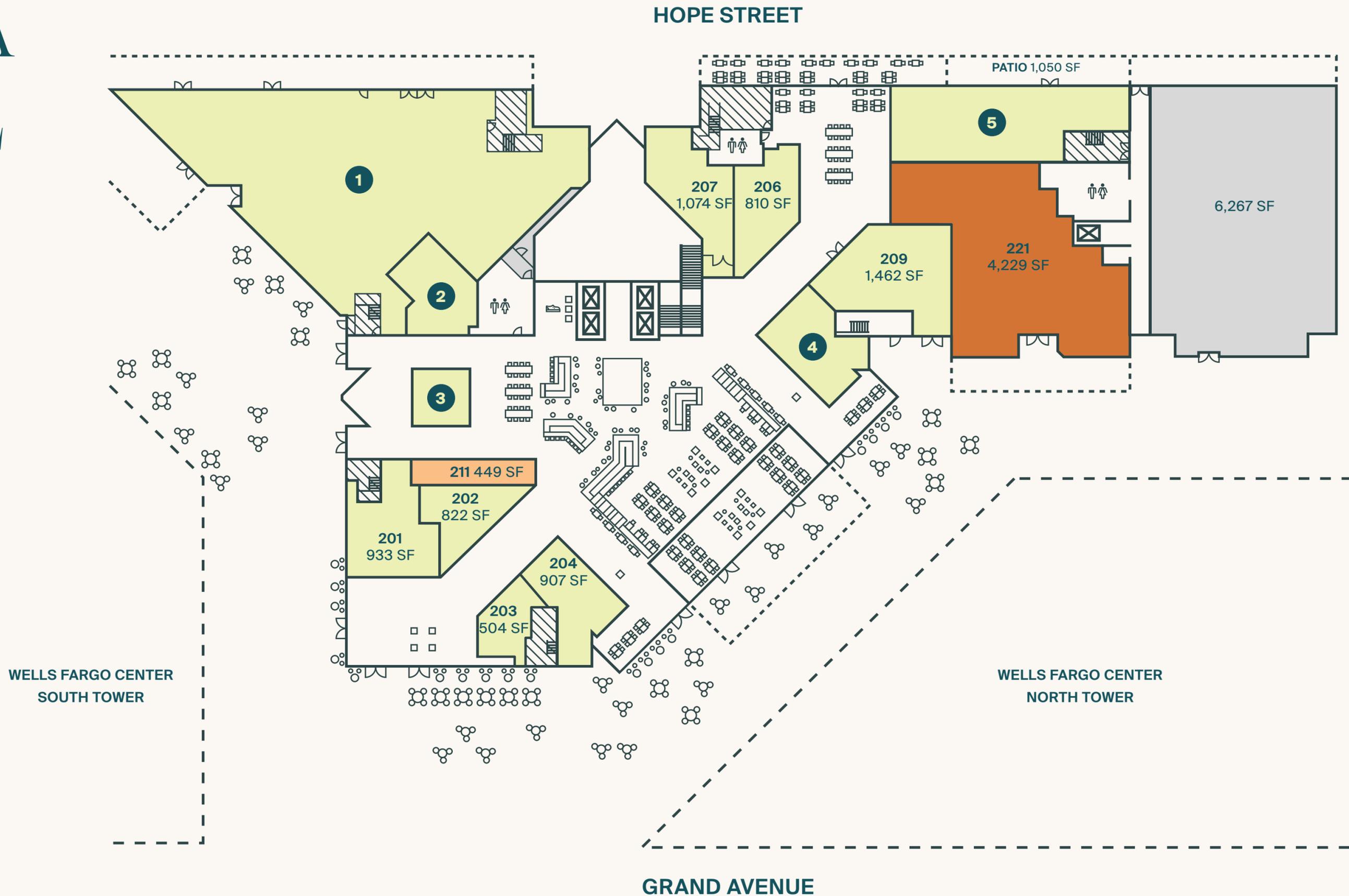
3 TREJO'S COFFEE & DONUTS

4 *Danny Boy's* PIZZA
FAMOUS · ORIGINAL

5 SHAKE SHACK®

MAP KEY

- FOOD + BEVERAGES
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UPPER LEVEL

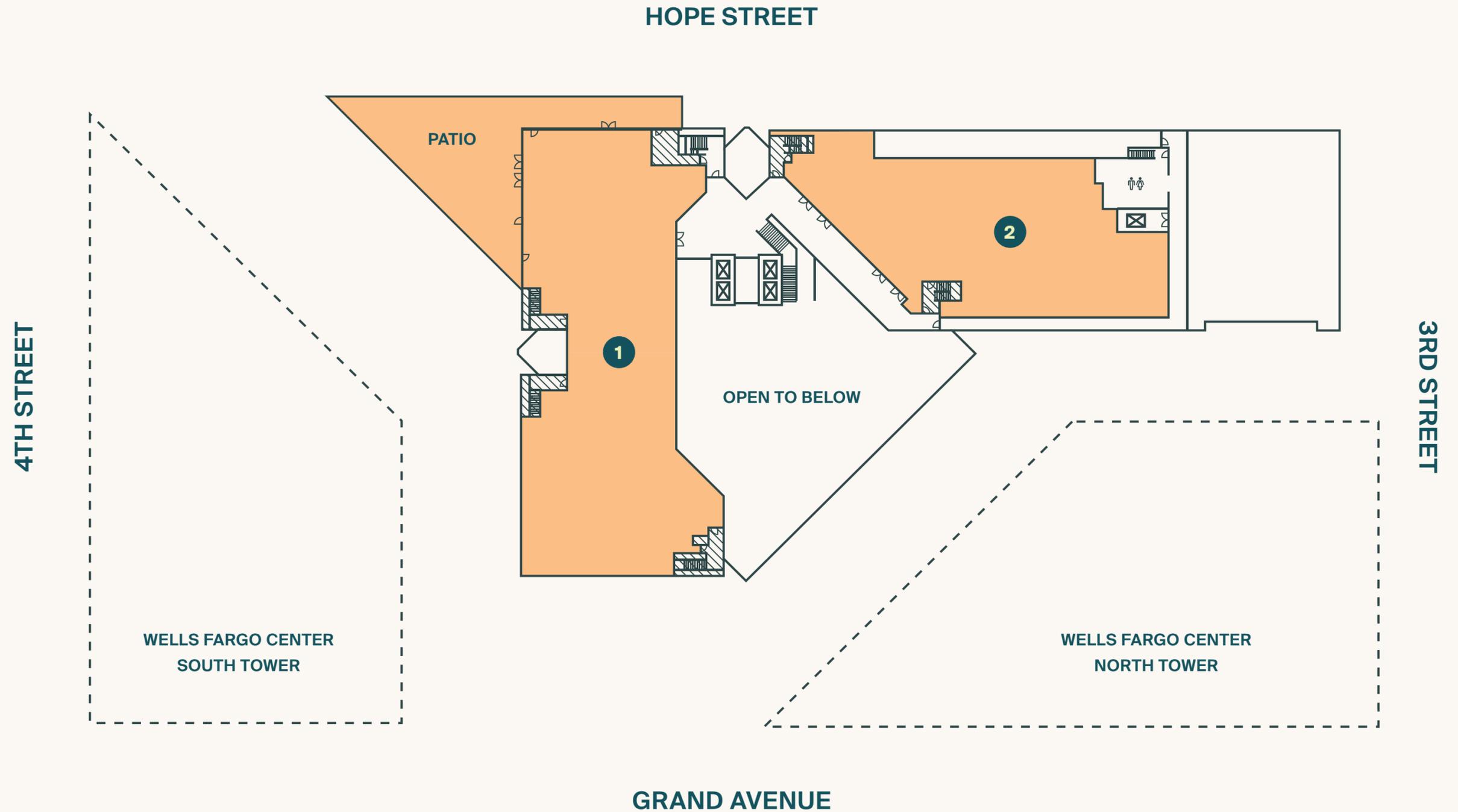
1 THE PEAK *at halo*

2 HOPE STREET FRIENDS

KinderCare LEARNING CENTERS

MAP KEY

- FOOD + BEVERAGES
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WELLS FARGO CENTER

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halO

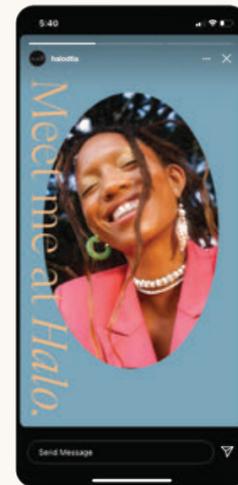
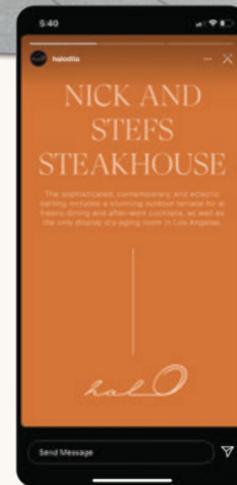
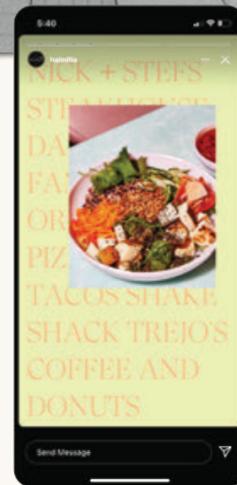
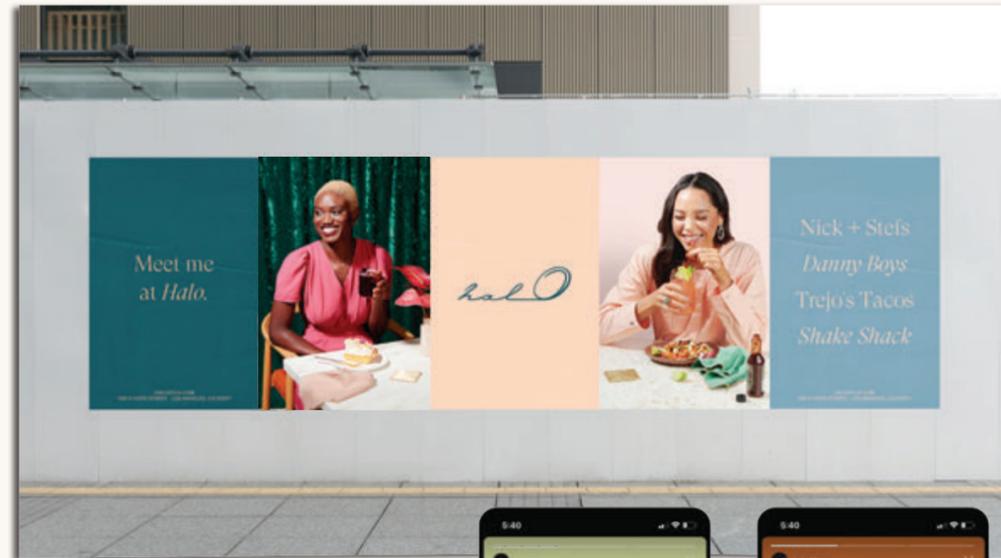
WELLS FARGO CENTER

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Reimagining the Hill, *Together*

Halo is a destination and a distinct brand. We collaborate with our food, beverage, and retail tenants to bring our larger story to life. With a creative, integrated marketing program, Halo is creating a place with iconic potential in the Greater Los Angeles region.

- Halo Brand Visual Identity
- Halo Brand Ad Campaigns & Targeted Advertising
- Seasonal Arts & Events
- Halo Social Media Content Creation
- Halo Influencers & Partnerships
- Halo Public Relations Pitches
- Halo Community & Concierge Outreach
- Halo Website & Tenant Brand Pages
- Email Marketing
- Onsite Digital & Printed Signage
- Brookfield Properties Office Tenant App



Bunker Hill is *Glowing*

The future of Bunker Hill is returning to its past, and Halo is inviting you to be a part of it. Join the community's renewal as it creates a new era of growth in Downtown Los Angeles.

Discover how our neighborhood has played a defining role in Los Angeles business and how it's contributed to over 100 years of history. From the highest walkability score in the city to its cultural legacy just a few steps away, Bunker Hill's unique charm lets you come to work, and feel at home.





Brookfield Properties

Whether we're working with big names or entrepreneurial newcomers. Whether our partners are opening their first location or expanding their presence into new markets. Whether we're creating a new mixed-use center or bringing more shoppers to an existing brick-and-mortar site. No matter the ask, at Brookfield Properties, we're the right place for retail. We have an unrivaled portfolio of properties. Offer unparalleled knowledge of key market dynamics. Curate balanced and robust collections of retailers that make our developments hubs for the community. And deliver marketing and operational assistance to our many tenants. Together, these advantages don't just allow us to support our clients' businesses — they help us take their brands further.

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