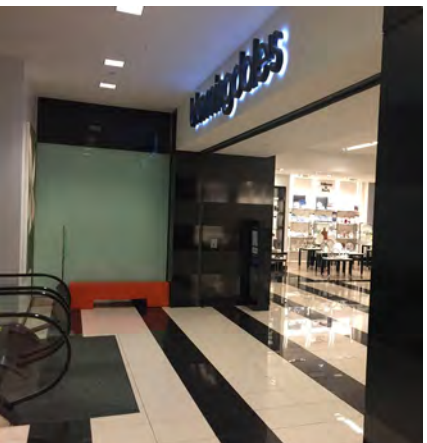


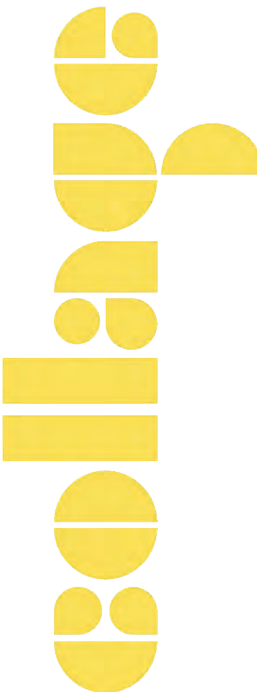


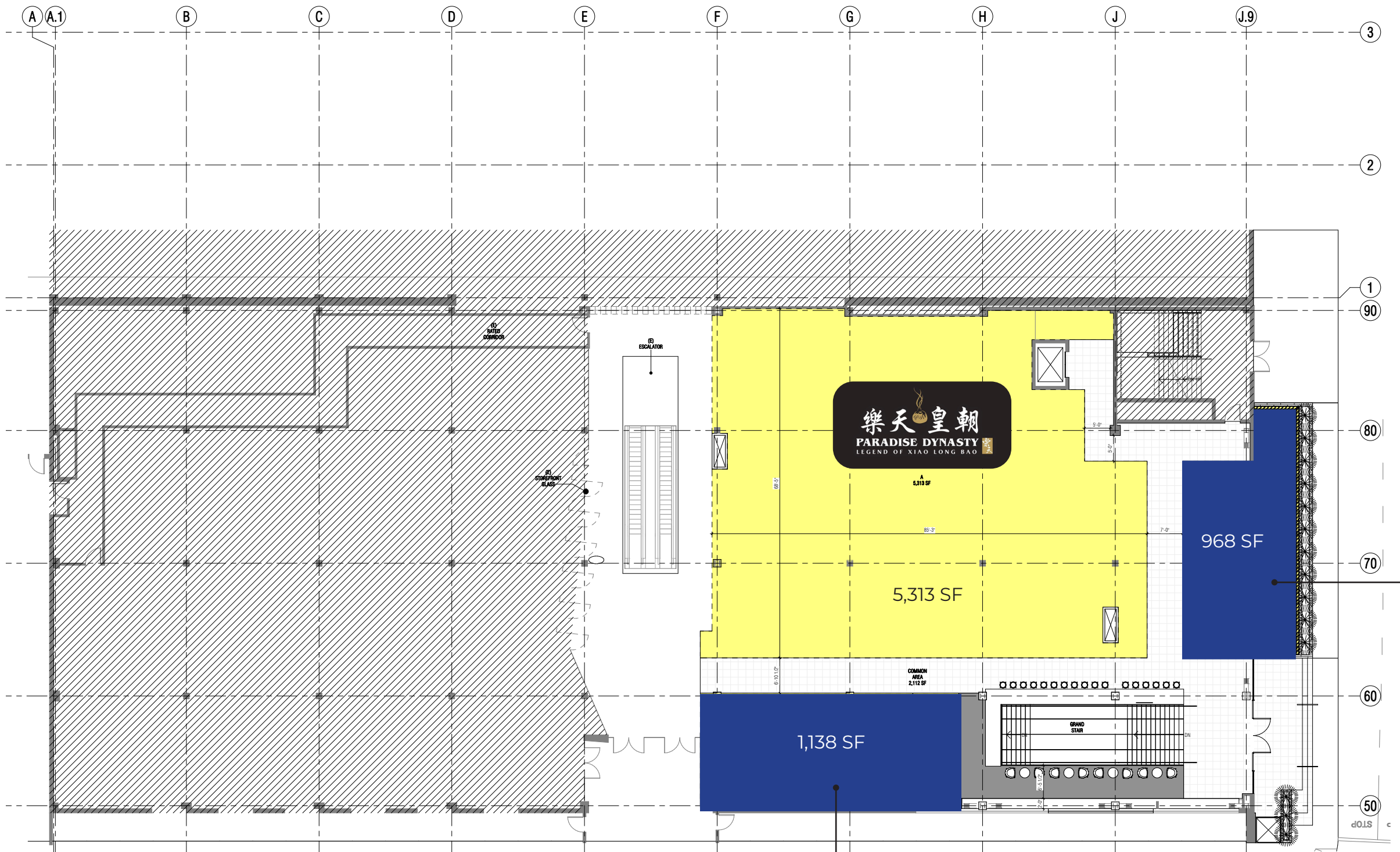
SD PRESENTATION 1.22.2019





existing conditions





**BLOOMINGDALE'S  
FOOD HALL**

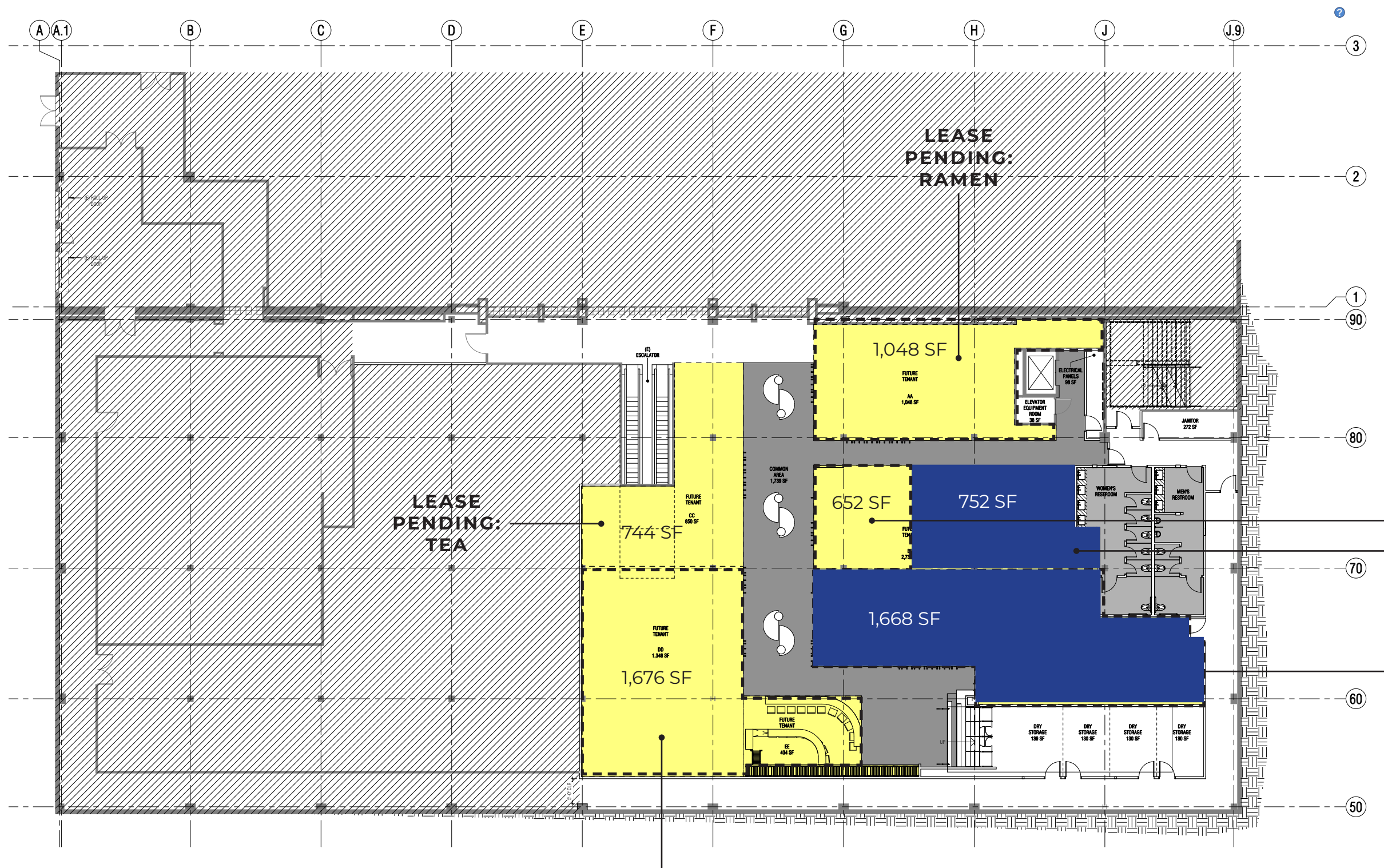
**3333 S BRISTOL ST  
COSTA MESA, CA  
92626**

**AVAILABLE**

**AVAILABLE**

Delta Issue Description Date

d01S c



**BLOOMINGDALE'S  
FOOD HALL**

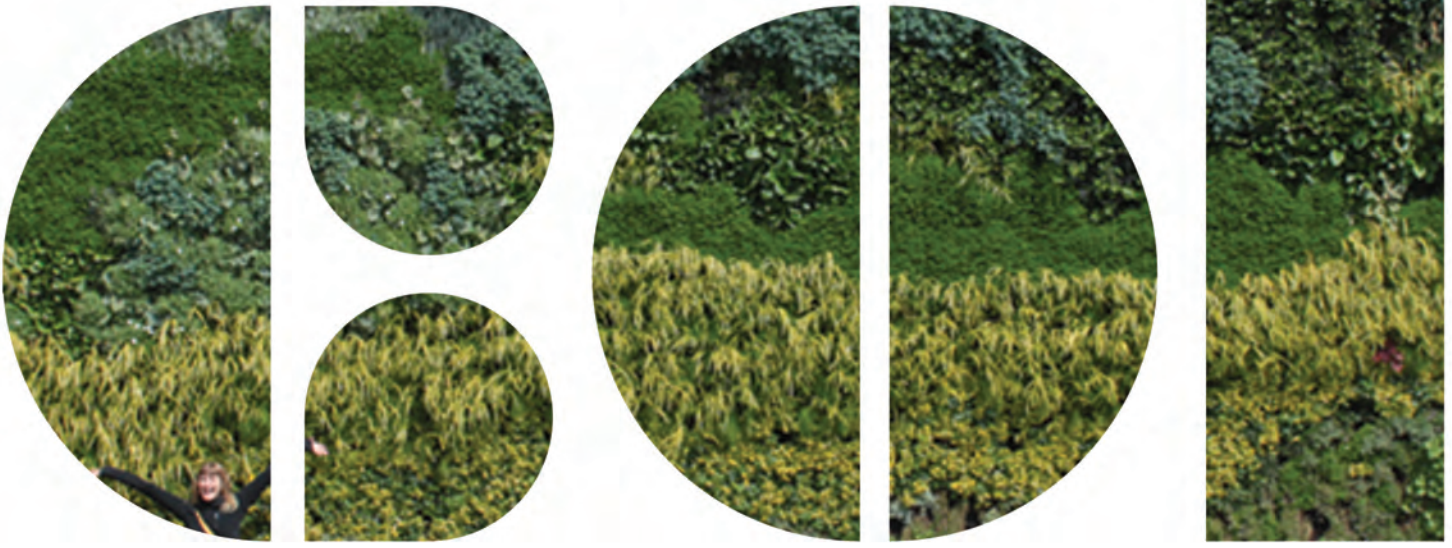
3333 S BRISTOL ST  
COSTA MESA, CA  
92626

**LEASE  
PENDING:  
HOLY ROLY  
ICE CREAM**

**AVAILABLE**

**AVAILABLE**

Date Issue Description Date



common area finishes





lower floor















# collage



MERCHANDISING  
SUMMARY

JULY 2019



## PARADISE DYNASTY

Status: Pending Lease

- Paradise Dynasty serves specialty Xiao Long Bao, and other culturally inspired dishes
- Focused on delivering the highest quality food in an opulent setting
- Paradise Restaurant Group has 11 culinary concepts across 9 countries
- This will be their first location in the United States, with 4 open locations and 3 more planned in Singapore.

[www.paradisegp.com/brand-paradise-dynasty](http://www.paradisegp.com/brand-paradise-dynasty)





## MAHJONG'S

Status: Pending Lease

- Mahjong's was created by chef Michael Doctulero who has over 35 years of culinary experience
- Serving Asian fusion and seafood based cuisine, this will be Mahjong's first physical location following their catering beginnings

[www.mahjongscatering.com](http://www.mahjongscatering.com)





## LE SHRIMP RAMEN

Status: Pending Lease

- Le Shrimp is a ramen based restaurant by Paradise Restaurant Group
- Inspired by the flavors of Japanese Ramen broth and Chinese noodles, they have created a truly unique offering of two specialty broths - shrimp and tonkotsu
- Le Shrimp focuses on first-of-its-kind creations to inspire its customers
- This will be their first United States location, with 1 open location and 3 more planned in Singapore.

[www.paradisegp.com/le-shrimp-ramen](http://www.paradisegp.com/le-shrimp-ramen)



SPIRITEA

Status: Intent

- Spiritea serves a selection of high-quality tea drinks and desserts with all-natural ingredients served in a unique, casual setting
- Drink offerings include fruit tea, milk tea, cheese tea, pure tea, smoothies, and cold brew tea
- This will be Spiritea's fourth location following the East Village in New York City, Aberdeen Centre in Canada, and Tustin Market Place in Irvine, California

<https://spiritedrinks.com/>





## HOLY ROLY ICE CREAM

Status: Pending Lease

Holy Roly Ice Cream is the boutique in LA for Organic & Premium roll ice cream.

Thai-origin, LA style dessert serving fresh and made-to-order organic ice cream.

The ice cream itself is primarily made of organic milk, cream, and sugar that is free of stabilizers, preservatives, and emulsifiers. Cookies, fresh fruit, tea, and coffee make up the flavor combinations.

<https://www.holyroly.com/>



**HOLY  
ROLY**  
WE JUST LOVE ICE CREAM



More exciting restaurant  
concepts coming soon!

# and more

