



apple  
cinemas

STATE-OF-THE-ART FAMILY ENTERTAINMENT

apple cinemas



Apple Cinema Pittsford, New York - Now Open!

# SEEKING SITES FOR NATIONAL EXPANSION

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Rendering of Danville, CA location, opening soon

## FEATURES

All Apple Cinemas feature the following:

- State-of-the-art digital sound and projection
- Luxury electronic recliner stadium seating
- Spacious aisles
- Modern lobbies with high-quality concessions
- Dining options at selected locations featuring BurgerFi
- Upscale bar at selected locations
- Premium large format (Apple Cinematic Xperience - ACX with Dolby Atmos)
- Reserved seating including online booking and kiosk capabilities
- Expanded menu items including hot snacks, pizza, burgers, and more
- Exclusive Bargain Tuesdays, Senior Mondays, Student Wednesdays





## PHYSICAL REQUIREMENTS

- Target 30,000 - 60,000 square feet
- Flexible footprint - will consider 15,000 SF - 80,000 SF
- Minimum clear height 22 feet; Imax 27'
- Dedicated pylon signage
- Parking subject to code
- Existing cinema conversions - minimum 8 screens
- All sites considered throughout the USA

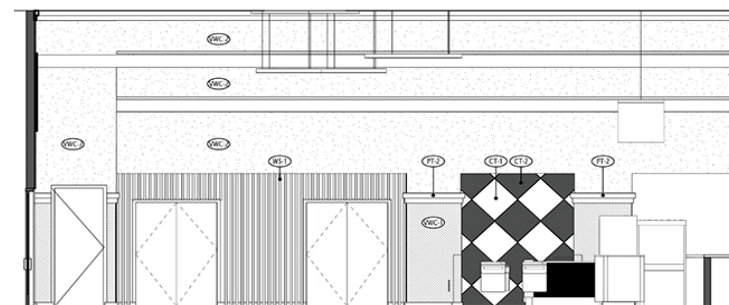
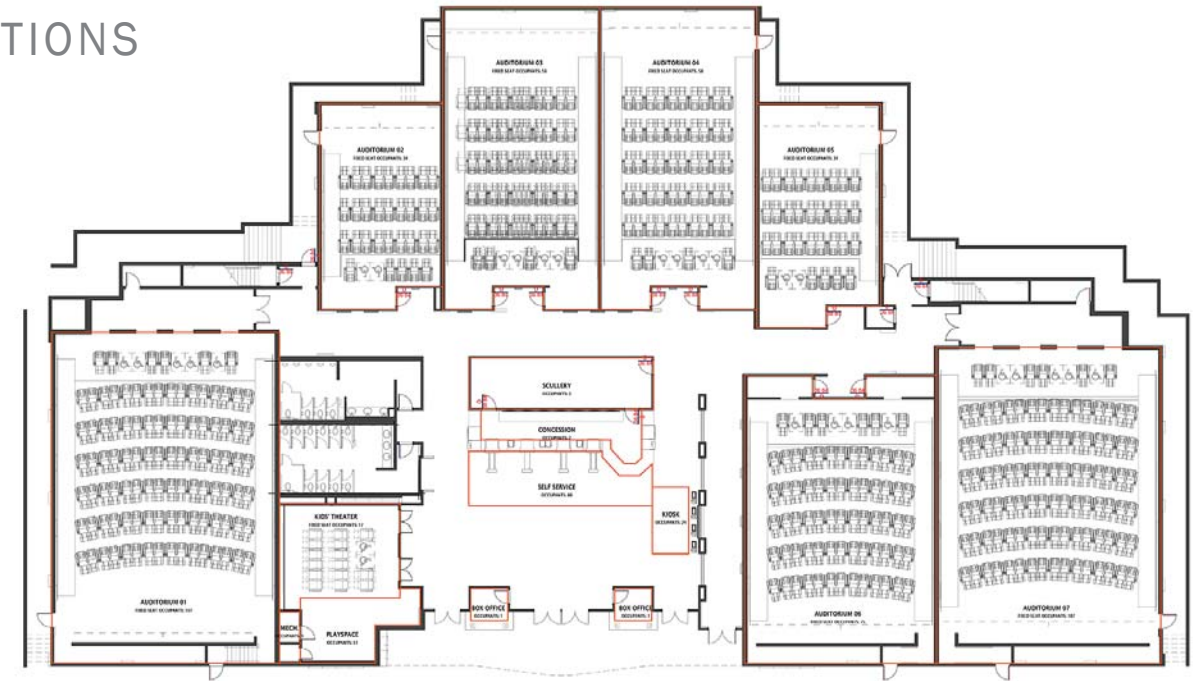
## SITE PREFERENCES

- Regional/national markets
- High-traffic shopping centers with highway access
- Liquor license, ability to provide dining
- Preferred co-tenancy: other entertainment, national retailers, dominant grocers
- Will consider managing/operating theaters for landlords/investors

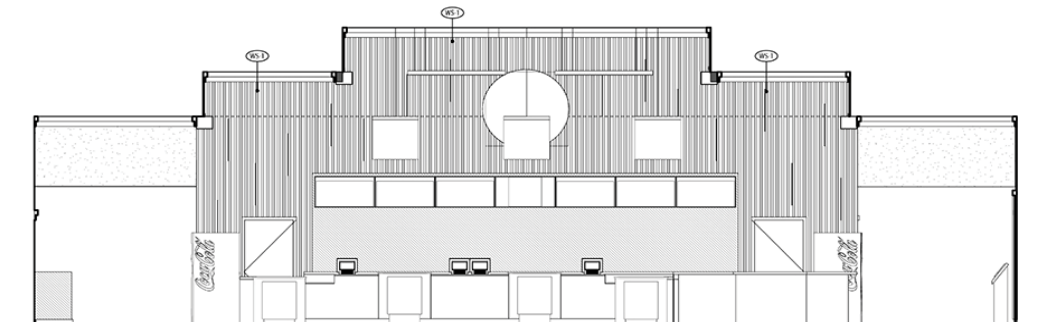
## PREFERRED DEMOGRAPHICS

- Flexible: each market opportunity and potential theater location is reviewed at length in conjunction with sales forecast

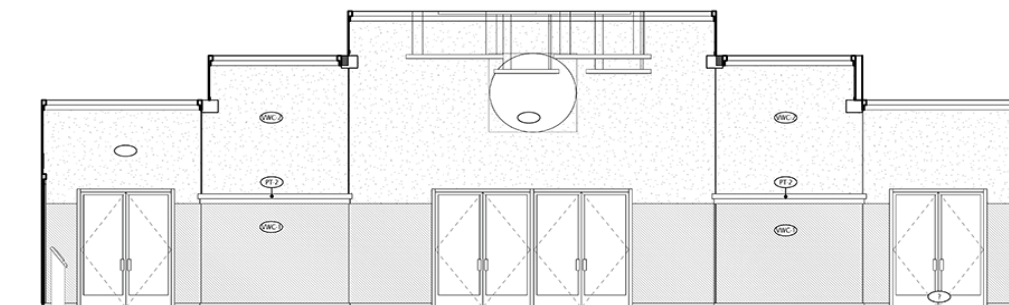
## REPRESENTATIVE PLAN & ELEVATIONS



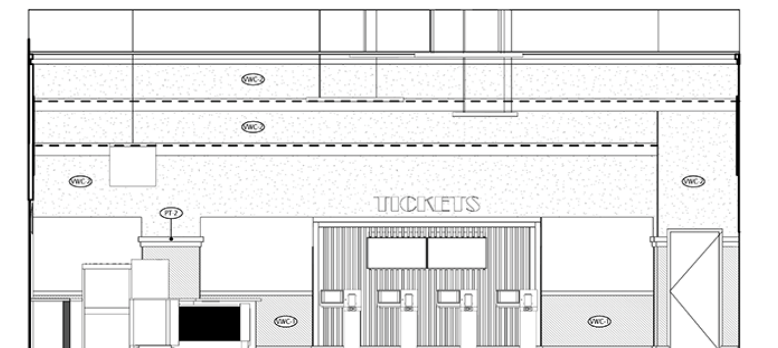
1 LOBBY ELEVATION - WEST  
1/4" = 1'-0"



1 LOBBY ELEVATION - NORTH  
1/4" = 1'-0"



2 LOBBY ELEVATION - SOUTH  
1/4" = 1'-0"



1 LOBBY ELEVATION - EAST  
1/4" = 1'-0"



CASE STUDY:  
WARWICK MALL

The Showcase Cinema at the Warwick Mall, Warwick RI closed during the pandemic - and opted not to re-open. Don Mace negotiated a lease for Apple Cinemas at the location, and in March of 2022, the new state-of-the-art cinema held a triumphant Grand Opening Celebration. Over 200 attendees, including state and town officials, mall ownership and staff, and assorted invited guests experienced an entertainment concept that the local NBC affiliate described as being “like many of us have never experienced”.





GRAND OPENING RECEPTION, WARWICK, RI, MARCH 2022





LOCATIONS

CAMBRIDGE, MA  
 WATERBURY, CT  
 SIMSBURY, CT  
 TORRINGTON, CT  
 HARTFORD, CT  
 WARWICK, RI  
 HOOKSETT, NH  
 MERRIMACK, NH  
 SACO, ME  
 WESTBROOK, ME  
 PITTSFORD, NY  
 GREECE, NY  
 DANVILLE, CA  
 WHITE PLAINS, NY  
 WATERBURY, CT

SEVERAL LEASES  
 PENDING



CAMBRIDGE, MA



Alewife Brook Parkway  
 10 Screens

WATERBURY, CT



920 Wolcott Street  
 10 Screens

SIMSBURY, CT



530 Bushy Hill Road  
 8 Screens

TORRINGTON, CT



89 Farley Place  
 6 Screens

HARTFORD, CT



330 New Park Avenue  
 12 Screens

WARWICK, RI



Warwick Mall  
 12 Screens

HOOKSETT, NH



126 Hooksett Road  
 15 Screens

MERRIMACK, NH



11 Executive Park Drive  
 12 Screens

SACO, ME



779 Portland Road  
 13 Screens

WESTBROOK, ME



183 County Road  
 16 Screens

PITTSFORD, NY



3349 Monroe Avenue  
 9 Screens - Featuring BurgerFi

GREECE, NY



The Mall at Greece Ridge  
 12 Screens  
 Opening Q1 2025

DANVILLE, CA



Blackhawk Plaza  
 12 Screens  
 Opening Q1 2025

WHITE PLAINS, NY



City Center  
 15 Screens  
 Opening Q3 2025

WATERBURY, CT



Brass Mill Center  
 12 Screens  
 Opening Q3 2025



## PRINCIPALS

Apple Cinemas' principals have over 45 years combined entertainment industry experience, and many years of experience in leadership and management for both public and private sector companies:

Sivakumar Shanmugasundaram, Co-founder

Jegan Gomangalam, Co-founder

Udayana Kotta, Co-founder



## INDUSTRY PARTNERS

Sony  
Warner Bros.  
Lionsgate  
Paramount

Christie  
NEC  
Coca-Cola

Disney  
Universal  
STX

GDC  
Dolby  
Vistar



## FINANCIAL PARTNERS

Bank of America  
Freedom National Bank



## COMPANY OVERVIEW

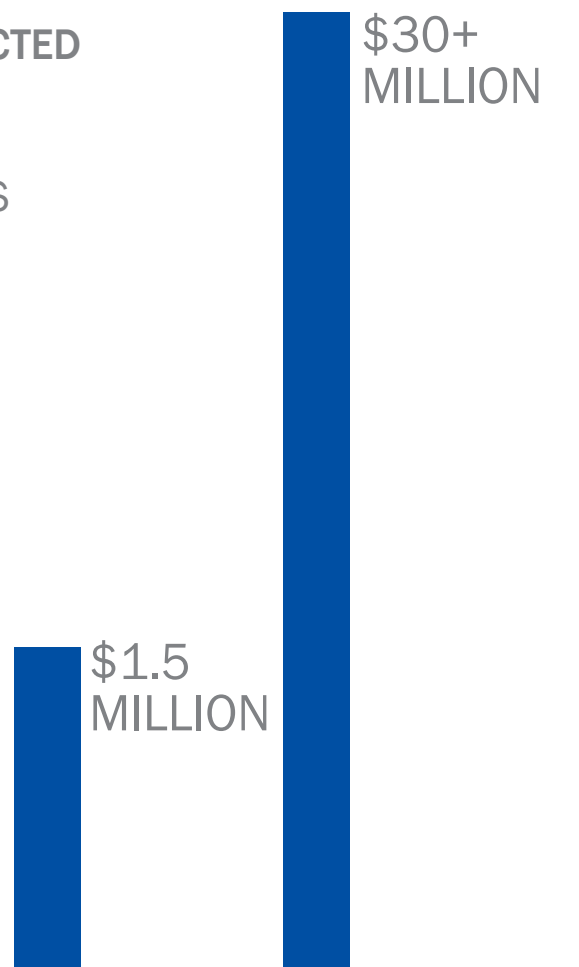
Apple Cinemas, headquartered in Walpole, MA and incorporated in 2010, opened its first theater in 2013 and currently operates 11 locations with 119 screens across six states (MA, CT, RI, NH, ME, NY). We are opening two new locations with 20 screens: one location in Rochester NY and one location in Danville, CA, and have signed leases for cinemas in Waterbury, CT and White Plains, NY. Additional sites are pending. From the beginning Apple Cinemas has been committed to providing quality state-of-the-art family entertainment, offering varied and dynamic programs that feature blockbusters, art films, and foreign films in several languages. As a premier national entertainment venue, Apple Cinemas is seeking sites for expansion across the United States.

ABOUT BURGER FI: Established in 2011, BurgerFi is a chef-driven concept with responsibly sourced ingredients, including 100% All-Natural Angus Beef with no steroids, antibiotics, growth hormones, chemicals, or additives. BurgerFi also offers vegetarian and vegan burgers along with fresh-cut fries, onion rings, shakes, frozen custards and more. [BurgerFi.com](http://BurgerFi.com)

## CHAIN GROWTH



## REVENUE GROWTH







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NOW FEATURING



**BURGERFI**

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**TENANT**  
REPRESENTATION  
NATIONAL REGIONAL LOCAL

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