

FUTURE RETAIL DEVELOPMENT

HIGHWAY 67 + WOODLAWN DR

FARMINGTON, MO

FARMINGTON-WEST DEVELOPMENT
400+ PROPOSED RESIDENTIAL HOMES

RURAL KING
EST'D 1962
AMERICA'S FARM & HOME STORE

HOBBY LOBBY

SITE

Schnucks

AMC
THEATRES

petco
JCPenney
HIBBETT SPORTS
GAME TESTED ATHLETE APPROVED
maurices
GLIK'S

RHODES
Club
CARTWASH

Davita

MENARDS

Starbucks
COFFEE
DISCOUNT
TIRE

ALDI

FAMOUS
footwear

goodwill

LOWE'S

Walmart

ISC TRACTOR
SUPPLY CO
HARBOR FREIGHT
QUALITY TOOLS LOWEST PRICES
five BELOW

NEW 30,000 SF
BJC PARKLAND
MEDICAL BUILDING

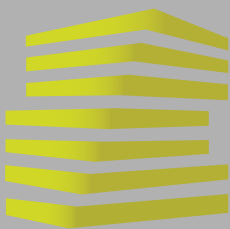
BJC
PARKLAND
HEALTH CENTER

BJC PARKLAND
HEALTH CENTER
EXPANSION AREA

DEVELOPED BY
SIMON
CRE



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FARMINGTON RETAIL DEVELOPMENT

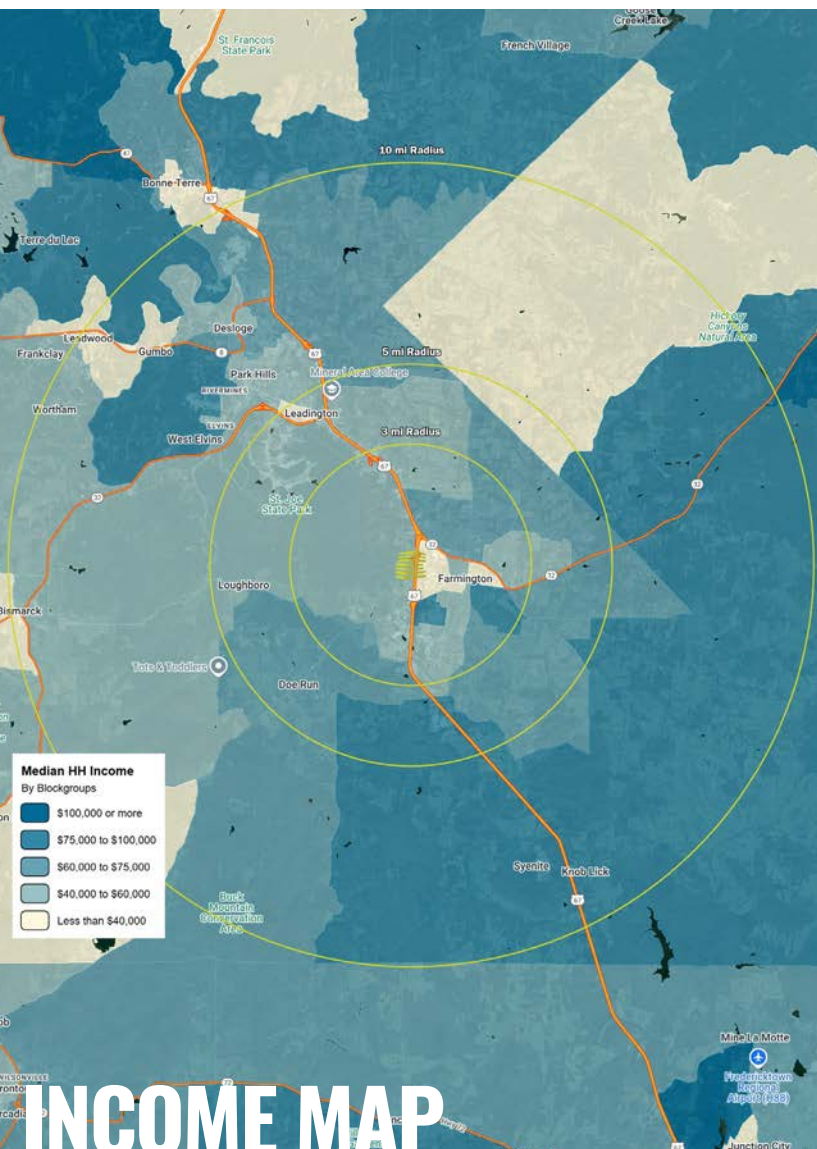
NEIGHBORHOOD VIBE

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INCOME MAP

TRADE AREA OVERVIEW

Farmington, Missouri is located just one hour south of St. Louis at the edge of the beautiful Ozark Mountains, and is surrounded by nine of Missouri's most scenic State Parks, challenging golf courses, an extreme off-road recreation area, hiking trails, and fifteen award winning vineyards and wineries. Farmington is home to S&R Products, U.S. Tool and Startek, a call center. Other major employers in the city are BJC Parkland Health Center, Centene Corp, USA Drug and Farmington Correctional Center.

Farmington offers a unique mix of dining venues that include some of the region's most acclaimed local cuisine from comfort food to exquisite upscale restaurants. Situated in turn-of-the-century historic buildings, a variety of quaint locally owned shops and restaurants line the downtown streets. Over 400 hotel guest rooms can be found conveniently close to shopping, dining and area attractions. Al's Place – TransAmerica Trail Inn is located in downtown Farmington and caters exclusively to bicyclists riding the TransAmerica Trail.

Local attractions for the kids include the Farmington Water Park featuring two exciting slides, a peaceful float down the lazy river and an interactive aquatic playground. The Farmington SK8 Park, the largest skate park in Southeast Missouri, is located in historic downtown Farmington and open daily with free admission. The Farmington Disc Golf course, located in Engler Park, features the region's newest 18-hole course and is open to the public with no fees to play.

DEMOGRAPHICS

	3 mile	5 mile	10 mile
POPULATION	19,780	26,280	49,778
HOUSEHOLDS	7,244	9,747	19,330
EMPLOYEES	11,560	12,806	18,304
MED HH INCOME	\$59,205	\$59,147	\$60,142

AREA RETAIL | RESTAURANTS

Walmart *

JCPenney

EST'D. 1960
RURAL KING
AMERICA'S FARM & HOME STORE

MENARDS

petco

ALDI

HOBBY LOBBY



Schnucks

AMC THEATRES

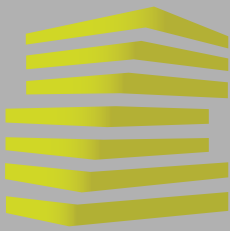
five BELOW

FAMOUS footwear



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FARMINGTON RETAIL DEVELOPMENT

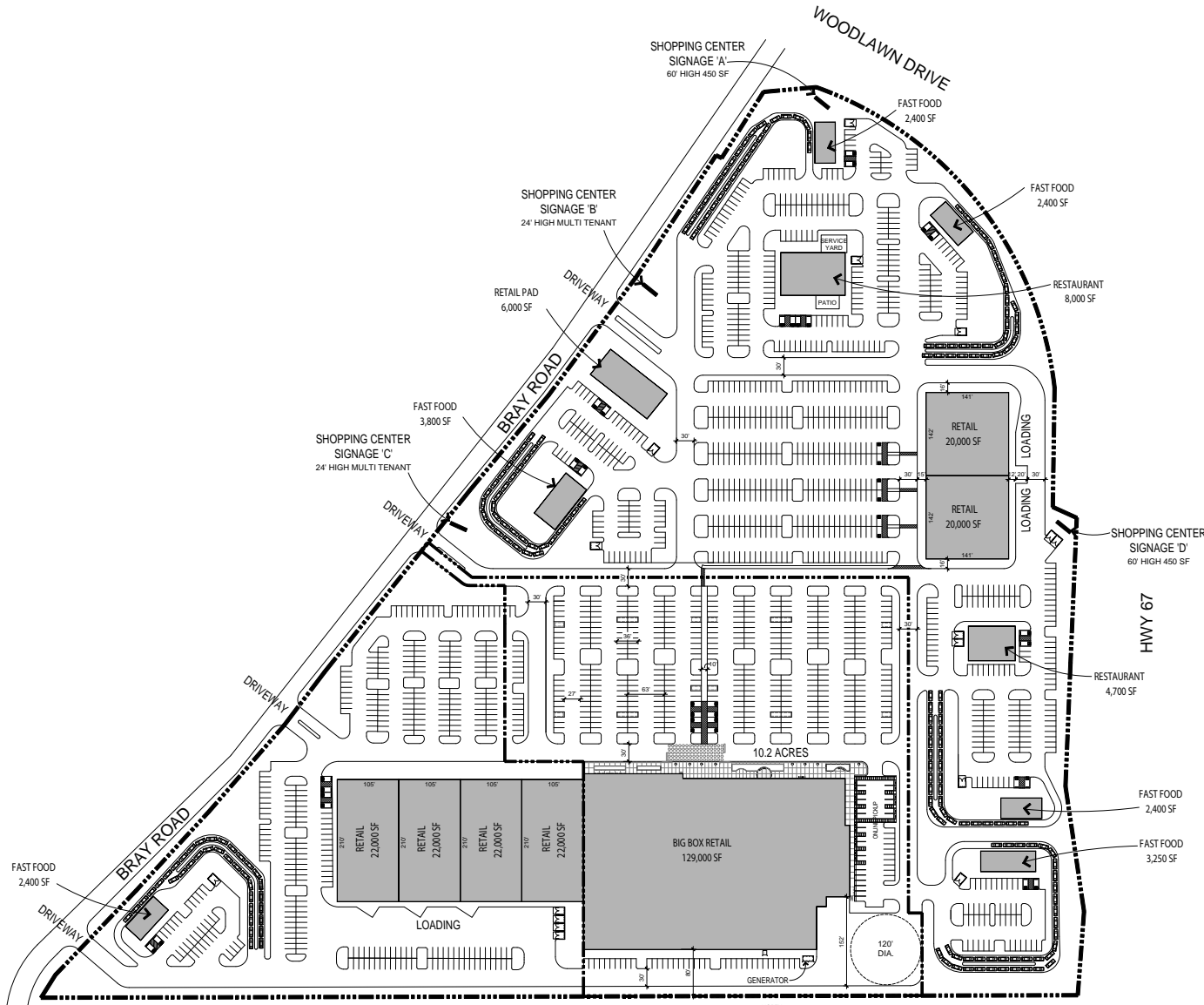
SITE PLAN + DETAILS

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- **NEW POWER CENTER DEVELOPMENT LOCATED AT HIGHWAY 67 AND WOODLAWN DRIVE IN FARMINGTON, MO**
- **GREAT VISIBILITY TO NEARLY 27,000 VPD ON HIGHWAY 67**
- **AREA COTENANCY INCLUDES MAJOR RETAILERS SUCH AS WALMART, PETCO, JCPENNEY, ALDI, MENARDS, SCHNUCKS, AND FIVE BELOW**
- **JUNIOR BOX, SHOP SPACES, AND PADS ARE STILL AVAILABLE**
- **PLEASE CALL BROKER FOR PRICING AND ADDITIONAL DETAILS**



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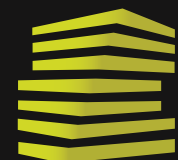
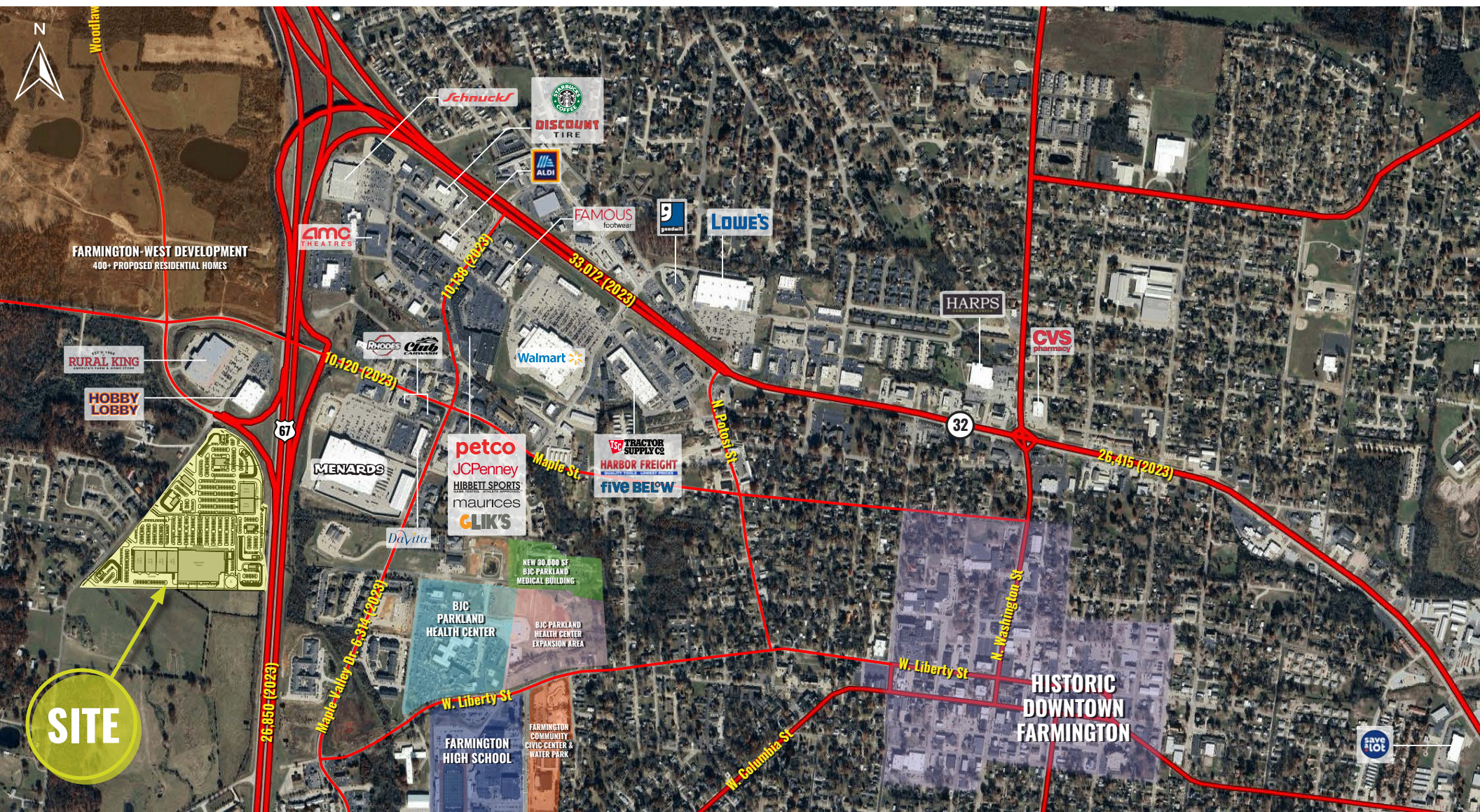
MARKET AERIAL

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