

FARMINGTON CROSSINGS

HIGHWAY 67 & WOODLAWN DR

FARMINGTON, MO

FARMINGTON-WEST DEVELOPMENT
400+ PROPOSED RESIDENTIAL HOMES

SITE

CONSTRUCTION UNDER CONSTRUCTION UNDER CONSTRUCTION UNDER C

DEVELOPED BY

SIMON
CRE

6,806 (2025)

RURAL KING

HOBBY LOBBY

25,220 (2025)

MENARDS

10,120 (2025)

Maple Valley Dr 6,704 (2025)

BJC
PARKLAND
HEALTH CENTER
130 BEDS
100-250 EMPLOYEES

NEW 30,000 SF
BJC PARKLAND
MEDICAL BUILDING

BJC PARKLAND
HEALTH CENTER
EXPANSION AREA

Starbucks
DISCOUNT
TIRE

ALDI

Schnucks

Chick-fil-A

AMC
THEATRES

petco
JCPenney
HIBBETT
SPORTS
maunices
GLIK'S

Rhodes
Club

Davita

FAMOUS
footwear

SEVEN
BREW

Walmart

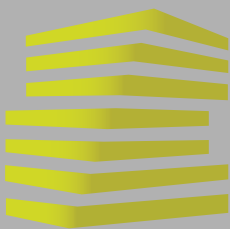
Goodwill

Lowe's

TRACTOR
SUPPLY CO.
five
BELT
HARBOR FREIGHT TOOLS
Quality Tools at Ridiculously Low Prices



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FARMINGTON CROSSINGS

NEIGHBORHOOD VIBE

JOE LODES

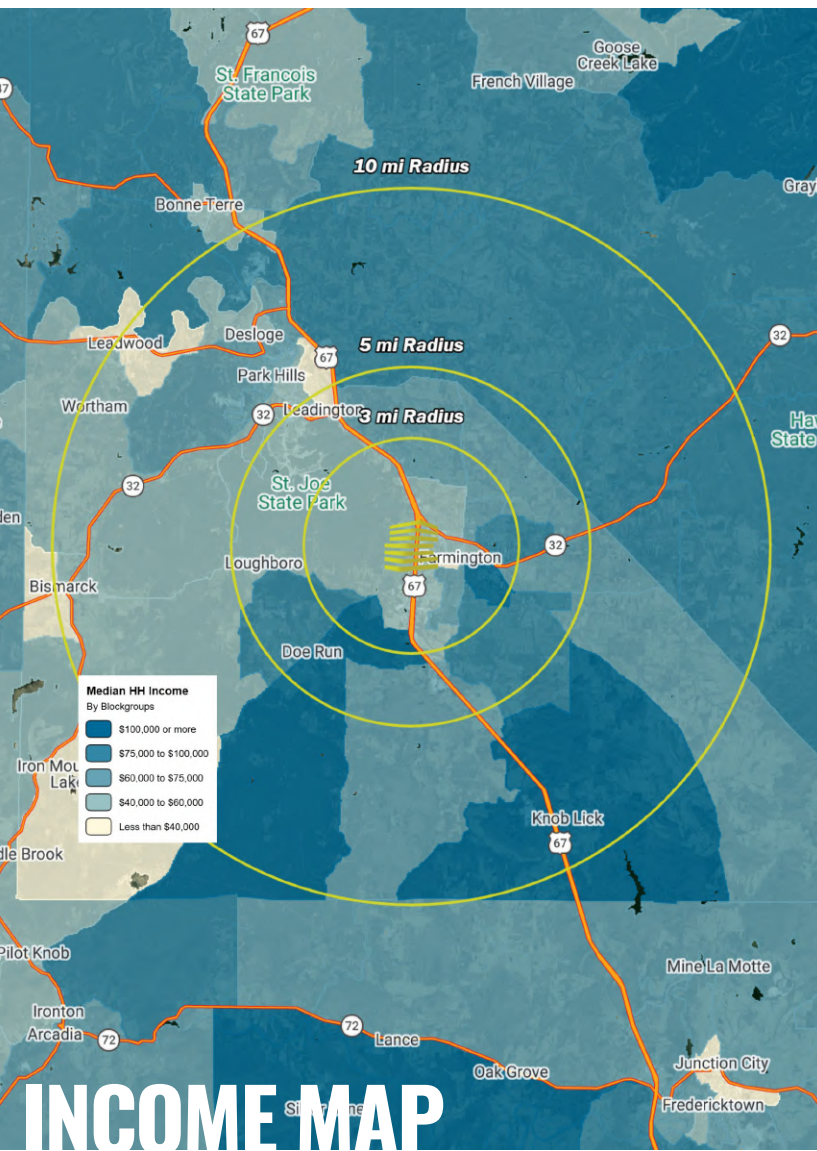
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TRADE AREA OVERVIEW

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 QUAIN LOCALY 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 CATERES 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	20,177	26,345	50,094
HOUSEHOLDS	7,498	9,848	19,578
EMPLOYEES	9,644	10,494	14,234
MED HH INCOME	\$64,713	\$65,876	\$65,017

AREA RETAIL | RESTAURANTS

Walmart

JCPenney

petco

MENARDS®

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

ALDI

HOBBY LOBBY

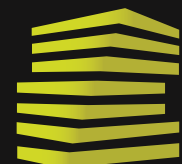


Schnucks

AMC THEATRES

five BELOW®

FAMOUS footwear™

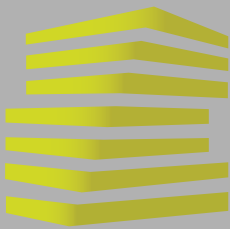


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SITE PLAN + DETAILS

JOE LODES

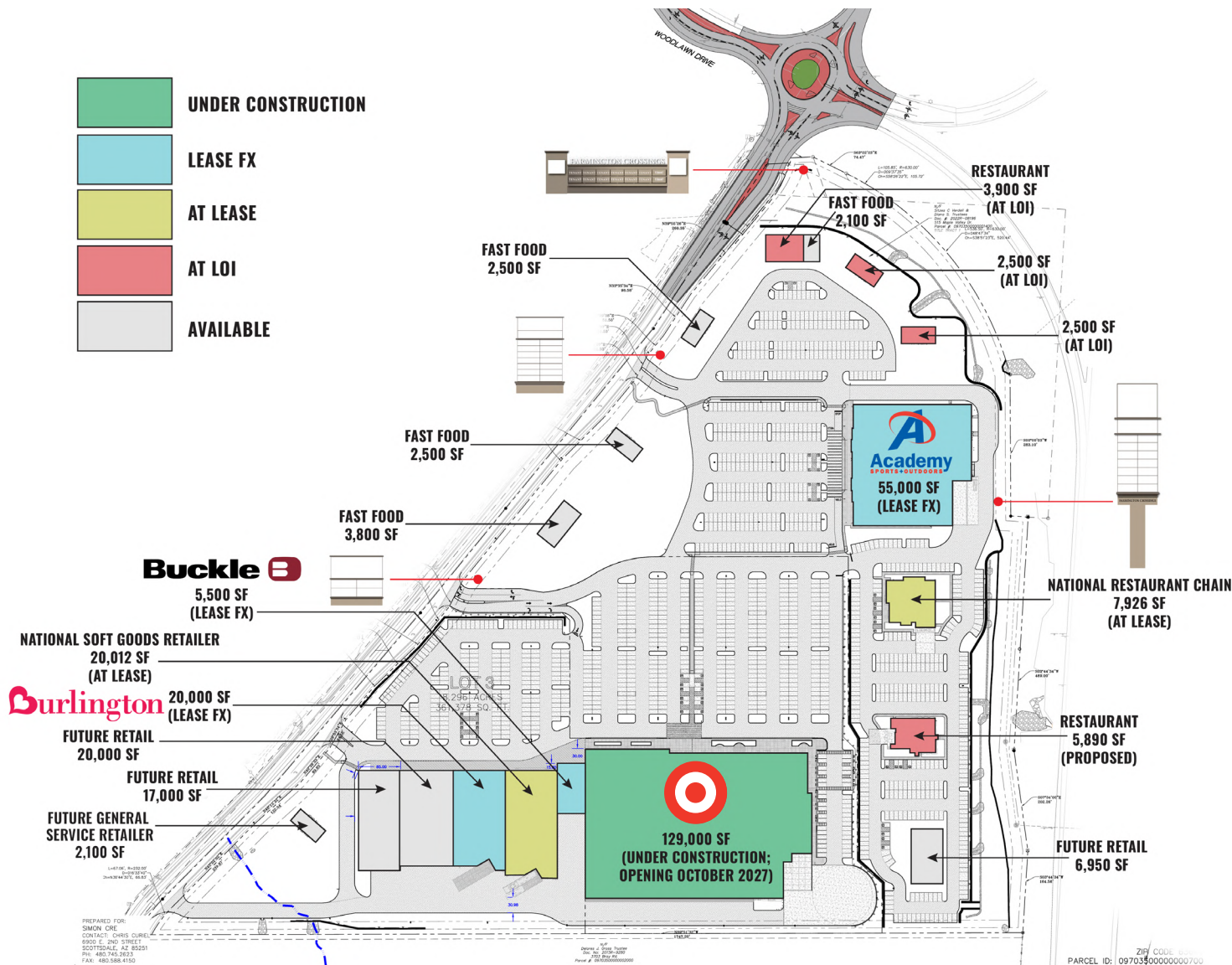
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NEW TARGET ANCHORED POWER CENTER LOCATED AT HIGHWAY 67 & WOODLAWN DRIVE IN FARMINGTON, MO

- 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

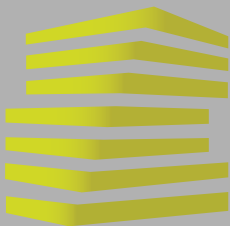


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DEVELOPMENT PHOTOS & RENDERINGS

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PHOTOS FROM JUNE 2, 2026



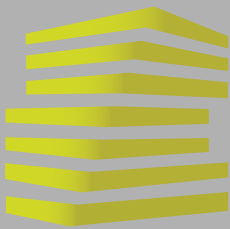
TYP. SIDE ELEVATION

SCALE: 1/8" = 1'-0"



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MARKET AERIAL

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