

# CAPITAL MALL

3600 Country Club Drive | Jefferson City, MO

## DEMOGRAPHICS

| 2012 Estimates       | 1 Mile   | 3 Mile   | 5 Mile   | 7 Mile   |
|----------------------|----------|----------|----------|----------|
| Population           | 2,201    | 22,397   | 45,900   | 60,624   |
| Households           | 946      | 9,264    | 12,297   | 25,292   |
| Avg Household Income | \$74,446 | \$77,380 | \$67,374 | \$66,668 |



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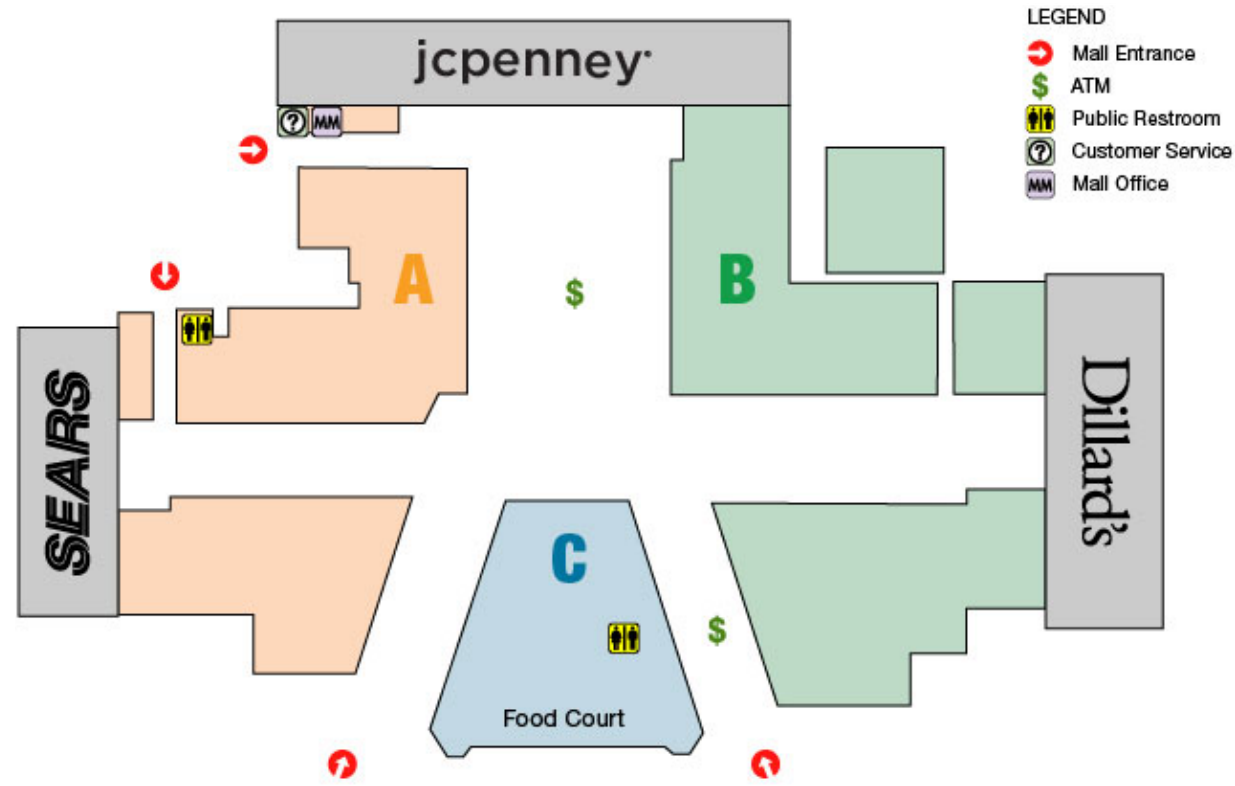
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**ANCHORS**  
Dillard's, JC Penney, Sears

**ZONE A**  
Bath & Body Works, Buckle, CJ Banks, Claire's, Capital Candy, GNC, JoAnn Fabric, Kitchen Collection, The Shoe Department, Wilson's Total Fitness

**ZONE B**  
American Eagle Outfitters, Camelot Gifts, Christopher Banks, deb, Fuji Japanese Steakhouse & Sushi Bar, Hibbett Sporting Goods, Kay Jewelers, Kirlin's Hallmark, Mastercuts, Payless Shoesource, Radio Shack, Pretzel Maker

**ZONE C**  
Victoria Secret, Zales Jewelers, Stir Fry 88, Pro Image, Modern Nails, Subway, US Post Office

**OUTPARCELS**  
Capital 8 Theaters, Hy-Vee, Central Bank, Hardee's, Pizza Hut, Wendy's

## PROPERTY HIGHLIGHTS

- Anchored by top retailers Dillard's, Sears, JC Penny and Capital 8 Theater
- More than 35 specialty stores, including: Buckle, Hibbett's Sporting Goods, Bath & Body Works, American Eagle Outfitters, Victoria Secret, Christopher & Banks, JoAnn Fabric, Zales Jewelers and Kay Jewelers
- Easy ingress / egress from a signalized intersection
- Tremendous visibility : Over 35,000 cars pass Capital mall daily on Hwy 50, the major artery running through Jefferson City, creating a great opportunity for box and exterior "streetscape" retail.
- Stable Workforce: Jefferson City is the capital of Missouri, which has created plentiful government jobs. The new St. Mary's Regional Hospital, which serves as the primary healthcare establishment for all of mid-Missouri.

## MALL INFORMATION

LOCATION: Cross Streets: Highway 50 & Truman Boulevard

MARKET: Jefferson City

DESCRIPTION: Single-level, enclosed, regional center

ANCHORS: Dillard's, jcpenny, Sears

TOTAL RETAIL SQUARE FOOTAGE: 560,000

PARKING SPACES: 3,102

