



Parkdale Mall

Beaumont, TX

Location	Intersection of U.S. Highway 69 North (Eastex Freeway) at Dowlen Road
Anchors	Macy's, JCPenney, Dillard's, Sears, Bealls and Books-A-Million
Size	1,247,523 square feet
Website	ParkdaleMallTX.com

Mall Facts Parkdale Mall is the premier shopping destination in southeast Texas and is home to more than 150 specialty stores including Aéropostale, Apricot Lane, Best Buy Mobile, Candy Craze, Crazy 8, David's Bridal, Forever 21, Gap/GapKids, Hollister Co., Hot Topic, Journeys Kidz, Kay Jewelers, Justice, Marble Slab Creamery, PacSun, Shoe Envy, ULTA and Vanity.

New specialty stores include Charlotte Russe, Kids Foot Locker, maurices and Versona Accessories.

Parkdale Crossing and The Shoppes at Parkdale Mall include an impressive store lineup that features Barnes & Noble Booksellers, LifeWay Christian Store, Logan's Roadhouse, Office Depot, PETCO, Wings to Go, and Weight Watchers.

Trade Area Facts A number of nationally-known companies are located in Parkdale Mall's primary trade area including ExxonMobil, Huntsman, BASF, Atofina, Bayer, DuPont, Entergy, Goodyear Tire & Rubber and Motiva Enterprises. Local petrochemical and refinery developments totaling \$12.5 billion are planned over the next several years.

Lamar University, located only ten minutes from Parkdale Mall, has a total enrollment of more than 15,000 students.

Jefferson County is also home to Ford Park, an \$80 million entertainment complex which includes a concert amphitheater, rodeo arena, fairgrounds, livestock barns/show arena, exhibition hall and softball complex. Ford Park is only ten minutes south of Parkdale Mall.

Residential development in Parkdale Mall's primary trade area continues to climb. Growth is being driven by higher income families searching for high-end housing, resulting in more than 100 new homes being constructed with values between \$175,000 and \$500,000, all within two miles of Parkdale Mall.

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Demographics

Population Trends

	Primary Trade Area	Secondary Trade Area	Total Trade Area
2019 Projection	397,948	137,721	535,669
2014 Estimate	374,232	129,574	503,806
2010 Census	352,543	123,027	475,570
2014 - 2019 % Change	6.34%	6.29%	6.32%
2014 Daytime Population Estimate	157,159	49,862	207,021

Average Household Income

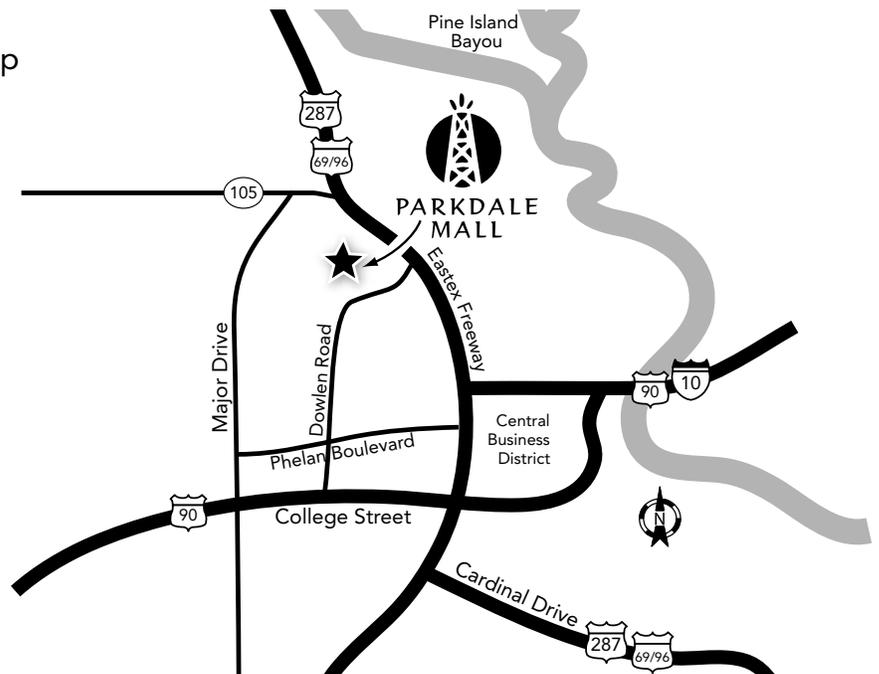
2019 Projection	\$65,050	\$63,521	\$64,650
2014 Estimate	\$60,810	\$59,362	\$60,431
2010 Census	\$57,111	\$55,774	\$56,758
2014 - 2019 % Change	6.97%	7.01%	6.98%

Median Age

2014 Estimate	38	41	40
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Source: 2010 Census; Scan/US 2014/2019 Estimates

Location Map



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