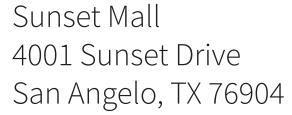


# For lease



www.sunsetmall.com

#### **Property highlights:**

- Only enclosed mall in a trade area that spans more than 50 miles and 13 counties with tenant mix of over 80 national and local retailers
- Excellent visibility and access with five entrances off three major intersections including Loop 306 (36,000 VPD)
- Nearly 14,500 students enrolled in San Angelo Independent School District and more than 15,000 college students at two area universities
- Goodfellow Air Force Base is the city's top employer with more than 5,500 civilian and military employees
- San Angelo is a major regional center for renewable energy, industrial manufacturing and servicing for the Permian Basin, the largest oil reserve in the Western Hemisphere.

#### **Key Tenants:**









ill.com





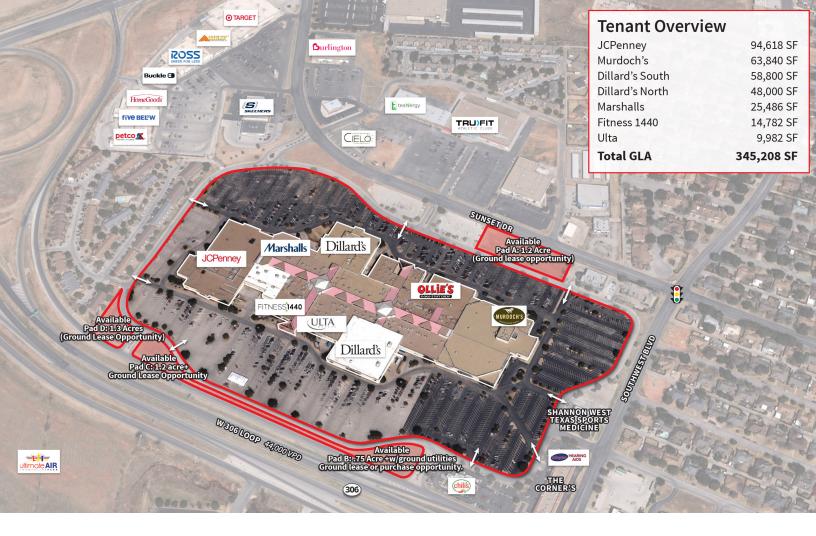


#### **Property Size:**

Site: 55 Acres

Total GLA: 388,208 SF

Karie Chitwood VP, Leasing 1 561 818 2420 karie.chitwood@jll.com



## Sunset Mall

### **Demographics**

Area Profile	10-mile radius	20-mile radius	50-mile radius
Est. Population	109,596	121,029	143,215
Est. Households	43,485	47,528	35,618
Avg. Household Income	\$86,081	\$88,002	\$86,809
Median Age	36.2	36.6	37.7

Source: Esri, 2025

