

# For lease

Lufkin Mall  
4600 South Medford Drive,  
Lufkin, Texas 75901

[www.lufkinmall.com](http://www.lufkinmall.com)

## Property highlights:

- Command a strategic retail position at the high-traffic intersection of Loop 287 and U.S. Highway 59
- Drive traffic and benefit from exceptional co-tenancy with national anchors including JCPenney, T J Maxx, Boot Barn, and AMC Theatres
- Attract affluent shoppers from a visitor base with an average household income of \$95,672, where over 30% of households earn more than \$100,000 annually
- Capture significant sales opportunities with an impressive average visitor dwell time of 78.5 minutes
- Benefit from a deeply loyal, local customer base, with over 43% of all visits originating from the two primary Lufkin ZIP codes.



## Key Tenants:

**amc**  
THEATRES

  
AMERICAN EAGLE  
OUTFITTERS

**JCPenney**

**TJ-maxx**

**BOOT  
BARN**

VICTORIA'S  
SECRET

## Property Size:

Total Acreage: 33 acres

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# Lufkin Mall

## Demographics

Area Profile	3-mile radius	5-mile radius	10-mile radius
Est. Population	30,409	45,217	73,714
Est. Households	12,201	17,962	28,494
Avg. Household Income	\$77,066	\$76,212	\$78,980
Median Age	38.3	38.1	39.1

Source: Esri, 2025