

RETAIL AERIAL



for additional information:

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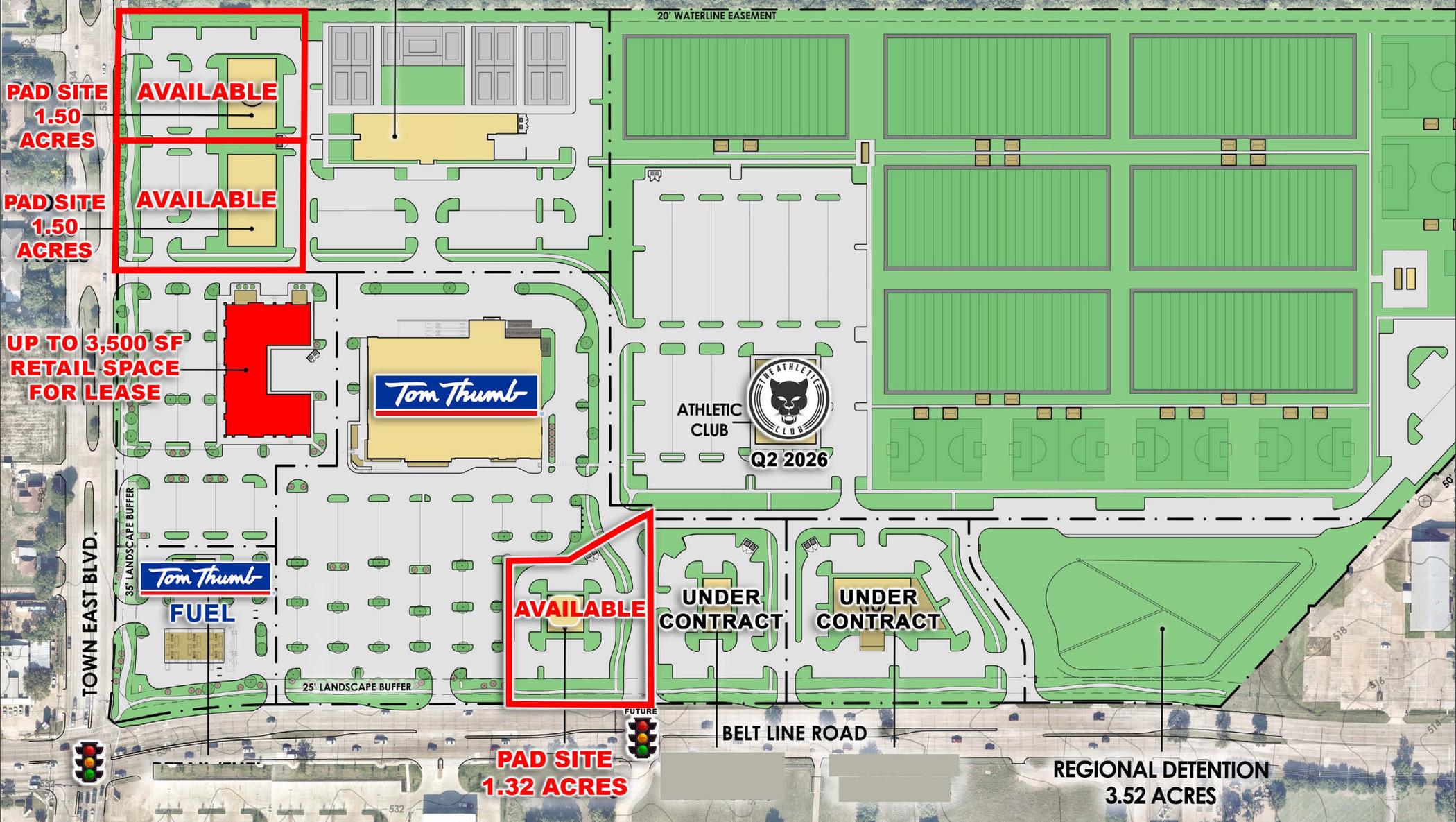
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The information contained herein has been obtained from sources deemed reliable and accurate. However, no guaranteed or warranties are made as to the accuracy or completeness. Pricing and availability is subject to change, withdrawal or prior leasing without notice.

SAMUELL NEW HOPE PARK

SPORTS AND ENTERTAINMENT
4.98 ACRES



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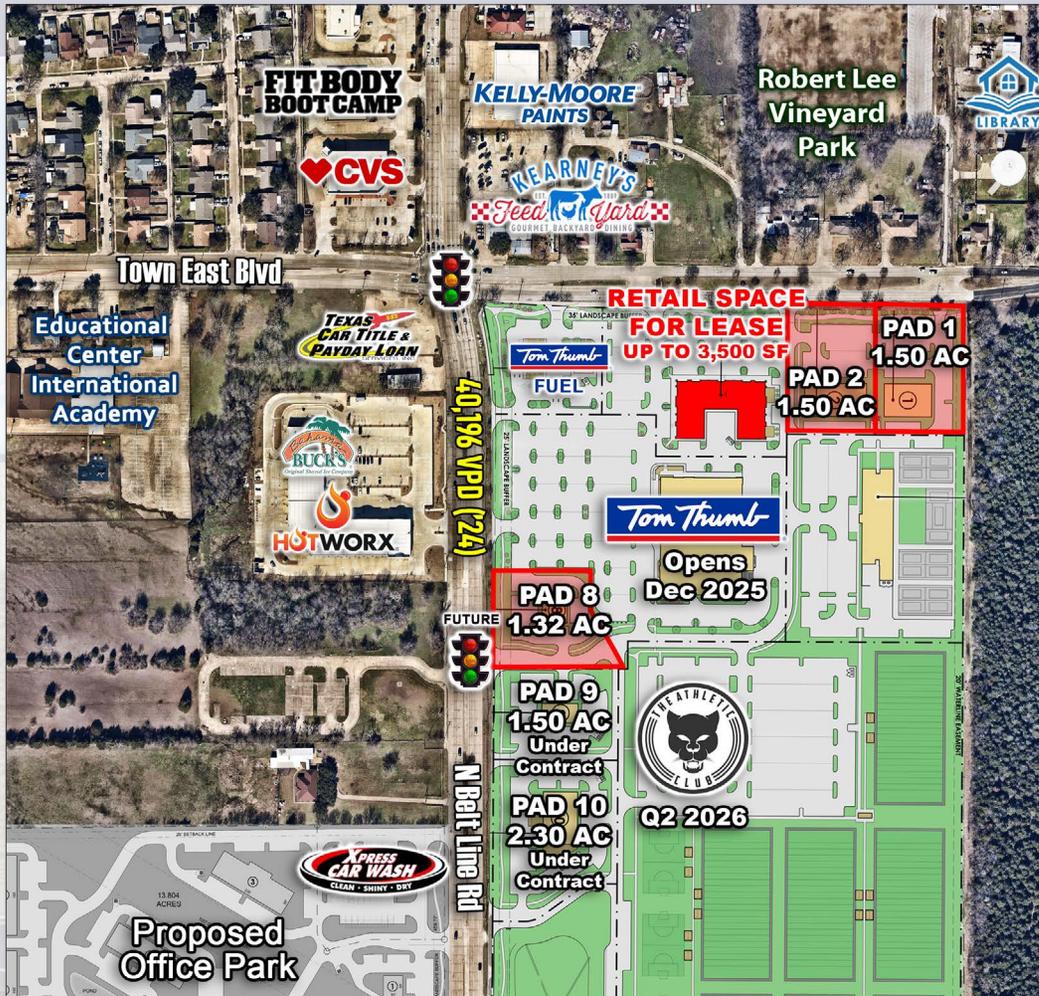
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Highlights

- Located at the southeast corner of Belt Line Rd and Town East Blvd, a signalized intersection
- Up to 24,500 SF Retail Space for Lease
- Two pad sites available fronting Town East Blvd:
 - Pad 1: 1.50 Acres
 - Pad 2: 1.50 Acres
- One Pad Site remaining fronting Belt Line Rd:
 - Pad 8: 1.32 Acres
- Easy access to US Hwy 80, I-635 & I-30
- The Tom Thumb grocery anchor is under construction along with The Athletic Club sports and entertainment center, soccer fields, pickleball, as well 24,500 SF of retail and restaurants delivering Q3 of 2025.

Price

Call For Pricing

Traffic Counts

N. Belt Line Rd: 40,196 VPD (2024)

Demographics

	1 Mile	3 Miles	5 miles
2023 Population	8,946	95,597	251,784
Daytime Pop.	6,760	89,292	216,618
Households	3,103	33,938	85,380
Avg. HH Income	\$107,609	\$81,611	\$80,116

Area Retailers



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INTERSECTION AERIAL



24,500 SF BUILDING - SPACE FOR LEASE



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