



1010, 1006, & 1018 NW RADIAL HWY
1000 SF - 1972 SF

OFFICE/RETAIL BAYS | FOR LEASE



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PJ MORGAN
REAL ESTATE



PROPERTY DETAILS

RENT	\$8/SF
NNN	\$5.29/SF
SF AVAILABLE	1,000-1,972

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DESCRIPTION

Available for lease: three versatile commercial spaces at 1010, 1006, & 1018 NW Radial Hwy, located just north of the intersection of Saddle Creek and Cuming. This property boasts great visibility along NW Radial Hwy and features open floor plans that can accommodate a range of business uses, from retail to office. The adaptable layout provides flexibility for various setups. Take advantage of this opportunity to position your business in a well-traveled area.



PARKING & TRANSPORTATION

PARKING RATIO	2.19/1,000 SF
PARKING TYPE	Surface
TRAFFIC COUNT	39,089

PROPERTY & LOCATION HIGHLIGHTS

- **Location with High Visibility:** Situated just north of the intersection of Saddle Creek and Cuming Streets, this property benefits from excellent visibility along NW Radial Highway.
- **Ample Parking and Accessibility:** Offers convenient access for both employees and customers.
- **Flexible Open Floor Plans:** Open layout, allowing for easy customization to suit various business needs, whether retail or office.

BUILDING INFORMATION

BUILDING SIZE	11,400
MIN DIVISIBLE	1,000
MAX CONTIGUOUS	1,972
NUMBER OF FLOORS	1
YEAR BUILT	1974

ADDITIONAL INFORMATION

ZONING	GC
NUMBER OF ACRES	0.87

DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	21,691	152,889	289,114
AVERAGE AGE	34.4	33.5	34.8

HOUSEHOLDS	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	9,562	63,730	116,709
PEOPLE PER HH	2.2	2.2	2.3
AVERAGE HH INCOME	\$81,905	\$59,633	\$72,235
AVERAGE HH VALUE	\$251,553	\$171,576	\$166,184

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SPACE DETAILS

1006

SF	1,972
LEASE RATE	\$8/SF
NNN	\$5.29/SF
TOTAL MONTHLY	\$2,183.99

1018

SF	1,000
LEASE RATE	\$8/SF
NNN	\$5.29/SF
TOTAL MONTHLY	\$1,107.50

1010

SF	1,020
LEASE RATE	\$8/SF
NNN	\$5.29/SF
TOTAL MONTHLY	\$1,129.65

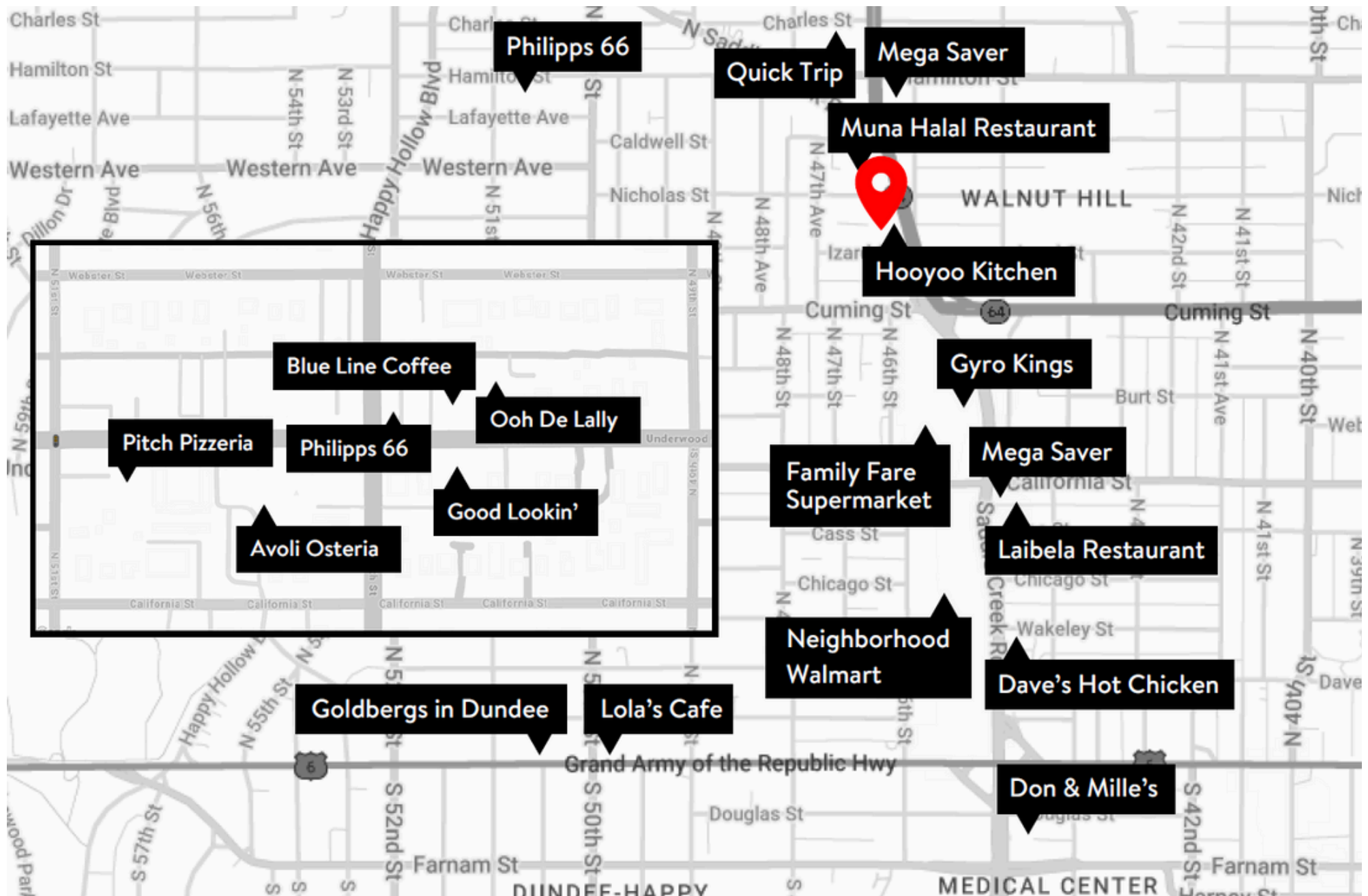


PHOTOS

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AREA BUSINESSES

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