KINGSGATE
CENTER
Lubbocks finest retail shopping destination
LUBBOCK, TEXAS

Lubbock, Texas, affectionately known as the "Hub City," has emerged as a prime location for businesses seeking new opportunities and a vibrant, supportive environment. With its strategic location, robust economy, skilled workforce, and exceptional quality of life, Lubbock offers an array of compelling reasons for future businesses to consider it as their next expansion destination.

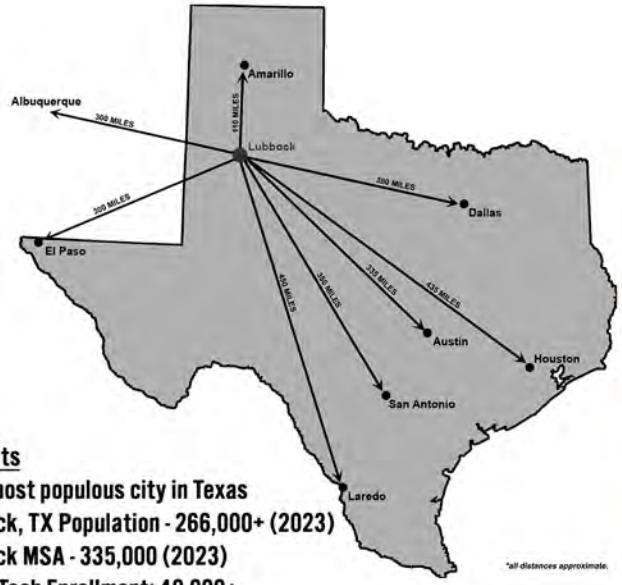
One of the key advantages of establishing a business in Lubbock is its central location within the thriving West Texas region. Positioned at the intersection of major highways and railways, the city enjoys excellent connectivity, facilitating seamless distribution and logistics operations. This logistical advantage opens doors to a broad customer base across Texas and beyond.

Lubbock's economy is diverse and dynamic, with strong pillars in agriculture, manufacturing, healthcare, and education. The city's vibrant entrepreneurial ecosystem, coupled with a supportive business climate, fosters innovation and growth. Lubbock is home to leading research institutions, such as Texas Tech University, which provides access to top-tier talent and research collaborations, fueling further business development.

Moreover, Lubbock boasts a highly skilled and educated workforce, thanks to its renowned educational institutions and training programs. The city's strong emphasis on education ensures a constant pipeline of qualified professionals across various industries, offering businesses a competitive edge in talent acquisition and retention.

In addition to its professional advantages, Lubbock offers an exceptional quality of life. The city's warm and welcoming community, affordable housing options, and abundant recreational opportunities make it an attractive destination for employees and their families. Residents can enjoy a vibrant arts scene, championship-level sports, and a diverse culinary landscape, creating a well-rounded lifestyle that enhances employee satisfaction and productivity.

	1 Mile	3 Mile	5 Mile
Population	10,487	111,859	212,583
Average Household Income	$137,498	$104,343	$95,807
Average Home Value	$346,583	$267,242	$246,858



Highlights

10th most populous city in Texas
Lubbock, TX Population - 266,000+ (2023)
Lubbock MSA - 335,000 (2023)
Texas Tech Enrollment: 40,000+
South Plains Region - 600,000+ (2023)
"Hub" for:
- Agriculture
- Manufacturing
- Healthcare

Leasing Information

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GRACO Real Estate Development, Inc.
4010 82nd Street, Suite 100, Lubbock, TX 79423

LUBBOCK, TEXAS

KINGSGATE
CENTER

Kingsgate Center is the premiere destination for Lubbock and the West Texas trade area and is nestled in the heart of a vibrant community. It offers an unrivaled opportunity for future tenants seeking retail excellence.

Situated in a high-traffic area, adjacent to major thoroughfares and surrounded by high-end residential neighborhoods, the center enjoys exceptional visibility and accessibility. Thousands of potential customers pass through our doors daily, ensuring a steady flow of foot traffic and ample growth opportunities.

Kingsgate also prides itself on providing an exceptional shopping experience. Impeccably designed storefronts and timeless architecture create an inviting atmosphere that captivates visitors and keeps them returning. In addition, Kingsgate offers a wide range of retail space, and future tenants can customize their layouts to suit their unique brand and clientele, ensuring seamless integration into our thriving ecosystem.

Our commitment to tenant success extends beyond just location and aesthetics. Kingsgate Shopping Center is managed by a dedicated team of professionals who prioritize tenant satisfaction. From prompt maintenance services to strategic strategies, we go above and beyond to support your business and maximize your visibility.

Highlights

- 220,000 SF of retail & restaurant space
- 109,000 cars/day at 82nd & Quaker intersection

LOOP 289
82ND STREET
109,521 (VPD)
QUAKER AVENUE
Hayashi
SUGARINGNYC
pure barre
SEPHORA
JULIAN GOLD
SPROUTS FARMERS MARKET
lash
STRETCH LAB
HOKKAIDO RAMEN & SUSHI
WHITE | BLACK
JAMES AVERY artisan jewelry
McALISTER'S DELI
salata
h.g. thrash
CHIPOTLE
J.LBK
francesca's
chico's
MARBLE SLAB CREAMERY
menchie's
PINTO RANCH
CORRALITO
Bath & Body Works
lululemon
City Bank
Talbots
Soma
Davidson-Taylor SALON & DAY SPA
IVRS

AERIAL

LUBBOCK MARKET

CURRY
47,222

PARMER
9,617

ROOSEVELT
18,787

BAILEY
6,672

LAMB
12,711

HALE
31,761

FLOYD
5,090

MOTLEY
1,020

COTTLE
1,294

COCHRAN
2,509

HOCKLEY
21,460

LUBBOCK
320,940

CROSBY
4,917

DICKENS
1,711

KING
217

YOAKUM
7,468

TERRY
11,547

LYNN
5,761

GARZA
4,517

KENT
734

STONEWALL
1,218

LEA
72,101

TEXAS

NEW MEXICO

COUNTIES.....22
EST. POPULATION.....589,274

Nestled in the heart of West Texas, Lubbock serves as a bustling hub for commerce, drawing customers from a wide radius of surrounding counties. This vibrant retail trade area includes 22 surrounding counties, each contributing uniquely to the region's economic landscape. With a diverse array of shopping centers, boutiques, and dining establishments, Lubbock offers residents and visitors alike a comprehensive retail experience. The area benefits from a robust economy supported by agriculture, education, and healthcare industries, fostering steady consumer spending and business growth. As the largest cities in the region, covering 120 miles in every direction, Lubbock not only anchors the local economy but also attracts shoppers from neighboring communities seeking quality goods and services. This collaborative network of counties underscores Lubbock's pivotal role as a retail and economic powerhouse in West Texas.

COUNTIES.....22
EST. POPULATION.....589,274

SEPHORA

Bath & Body Works

PINTO RANCH

h.g. thrash

LOVESAC

JAMES AVERY
artisan jewelry

WHITE | BLACK
HOUSE MARKET

Soma
INTIMATES

J.JILL

francesca's

chico's

Apricot Lane
BOUTIQUE

Talbots

STRETCH LAB

pure barre

KINGSGATE

la Madeleine
FRENCH BAKERY & CAFÉ

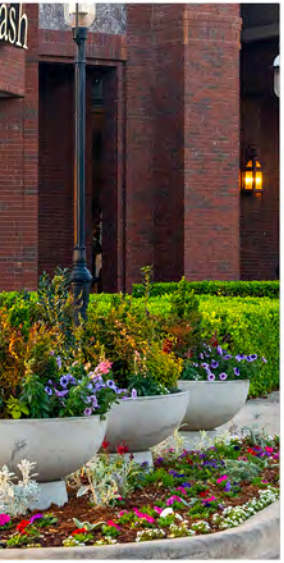
4210
KINGSGATE
CENTER

SPROUTS
FARMERS MARKET
FARM FRESH
PRODUCE

CHICO'S

lululemon

SEPHORA



JULIAN GOLD

pure barre

GRACO
REAL ESTATE DEVELOPMENT, INC.

Established in 1979, GRACO Real Estate Development, Inc. is a full-service commercial real estate company. Primarily a developer of new commercial projects, our comprehensive suite of services enables us to handle every aspect of your commercial property requirements, from acquisition to leasing and property management.

GRACO has developed over 4,000,000 square feet of retail and office space in Texas and Colorado. In addition, GRACO has developed a variety of properties ranging from Kingsgate Center, an upscale 330,000 square foot retail and office development in Lubbock, Texas, and West End Center, a 500,000 square foot open-air center featuring retailers such as Costco, Bass Pro Shop, Nike Factory, Dave & Busters, World Market, Nordstrom Rack, and Marshalls/HomeGoods.

Consistent commitment to detail and the diverse needs and success of each tenant have allowed GRACO to maintain a significant presence in this region while providing a high level of trust and confidence for the tenant. Our expert team of brokers, agents, property management, and construction managers understands entrepreneurs, investors, and enterprises' unique needs.

Whether searching for the perfect office space, retail or commercial location, trust our proven expertise, market insights, and extensive network to guide you toward a successful and hassle-free commercial real estate experience.