

# Holiday Inn Lubbock Texas

6107 Justice Ave, Lubbock TX 79424



OFFERING MEMORANDUM

# Holiday Inn Lubbock Texas

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*Inquire today:*

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01

Executive Summary

Investment Summary

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## OFFERING SUMMARY

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ADDRESS	6107 Justice Ave Lubbock TX 79424
BUILDING SF	118,248 SF
LAND ACRES	4.78
TOTAL ROOMS	107
LAND SF	208,217 SF
YEAR BUILT	2019

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## FINANCIAL SUMMARY

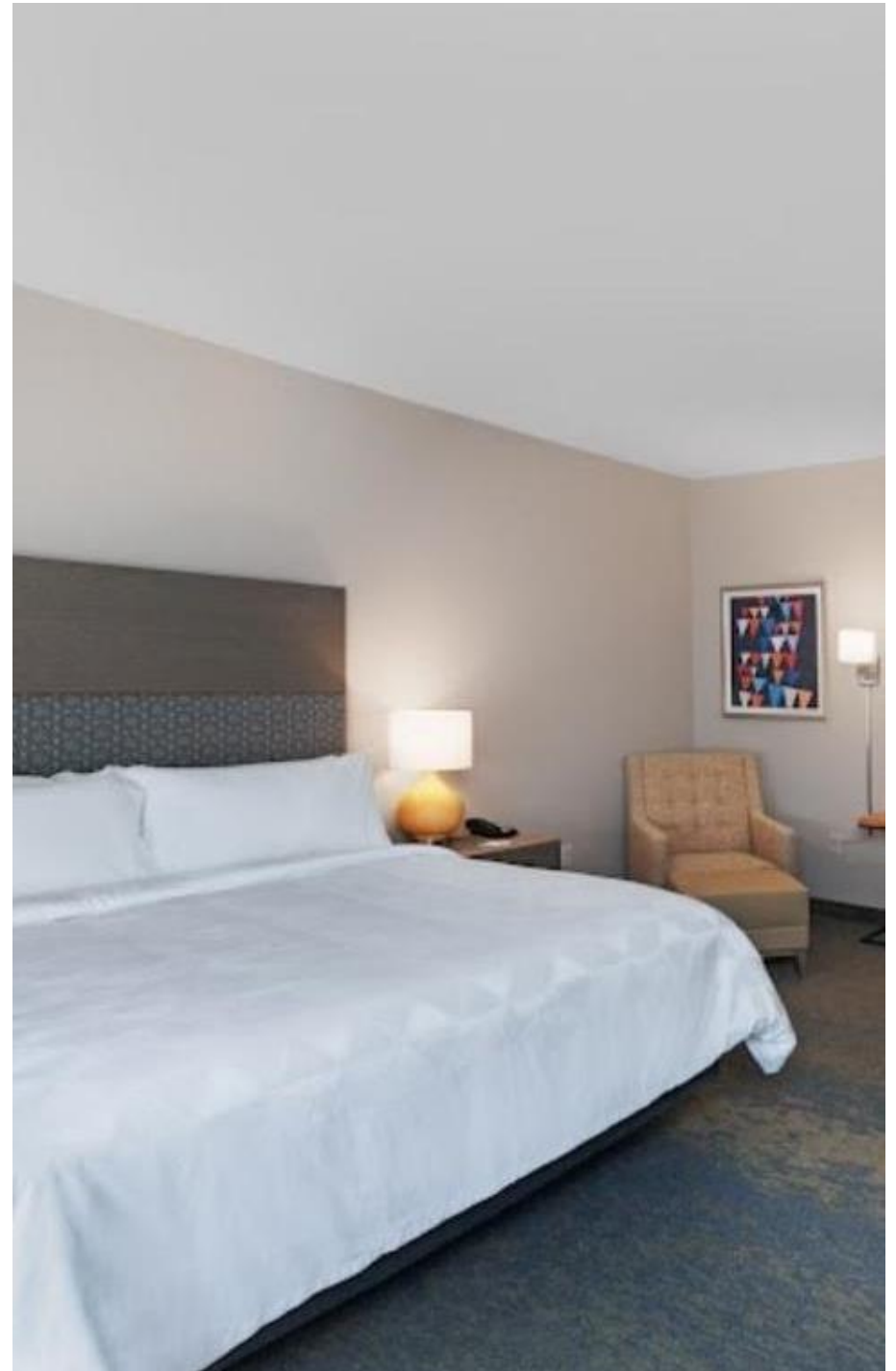
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PRICE	\$16,500,000
PRICE PER KEY	\$154,206
PRICE PSF	\$139.54

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DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2023 Population	6,276	84,324	182,656
2023 Median HH Income	\$76,161	\$71,174	\$73,841
2023 Average HH Income	\$95,352	\$96,484	\$102,111

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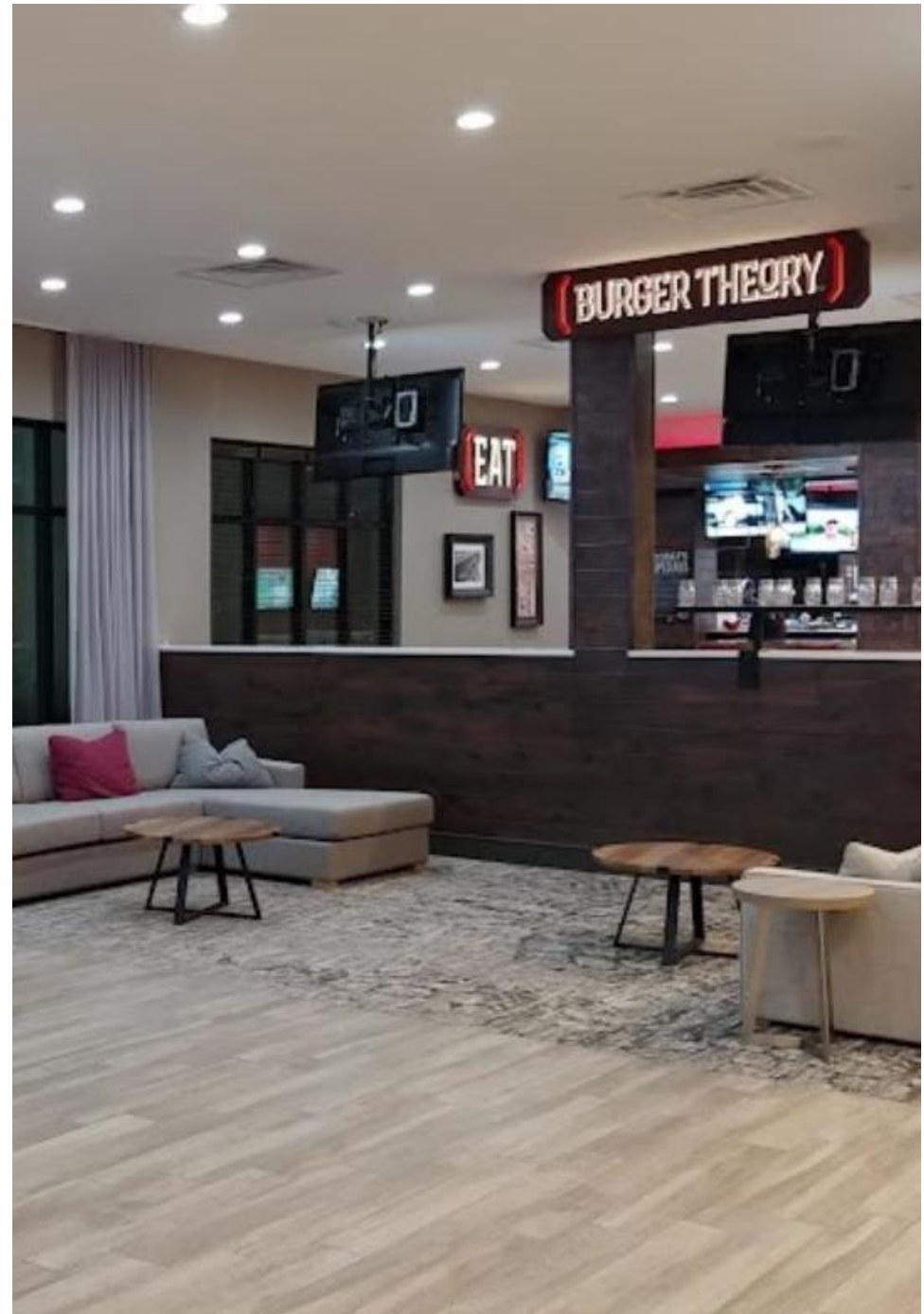




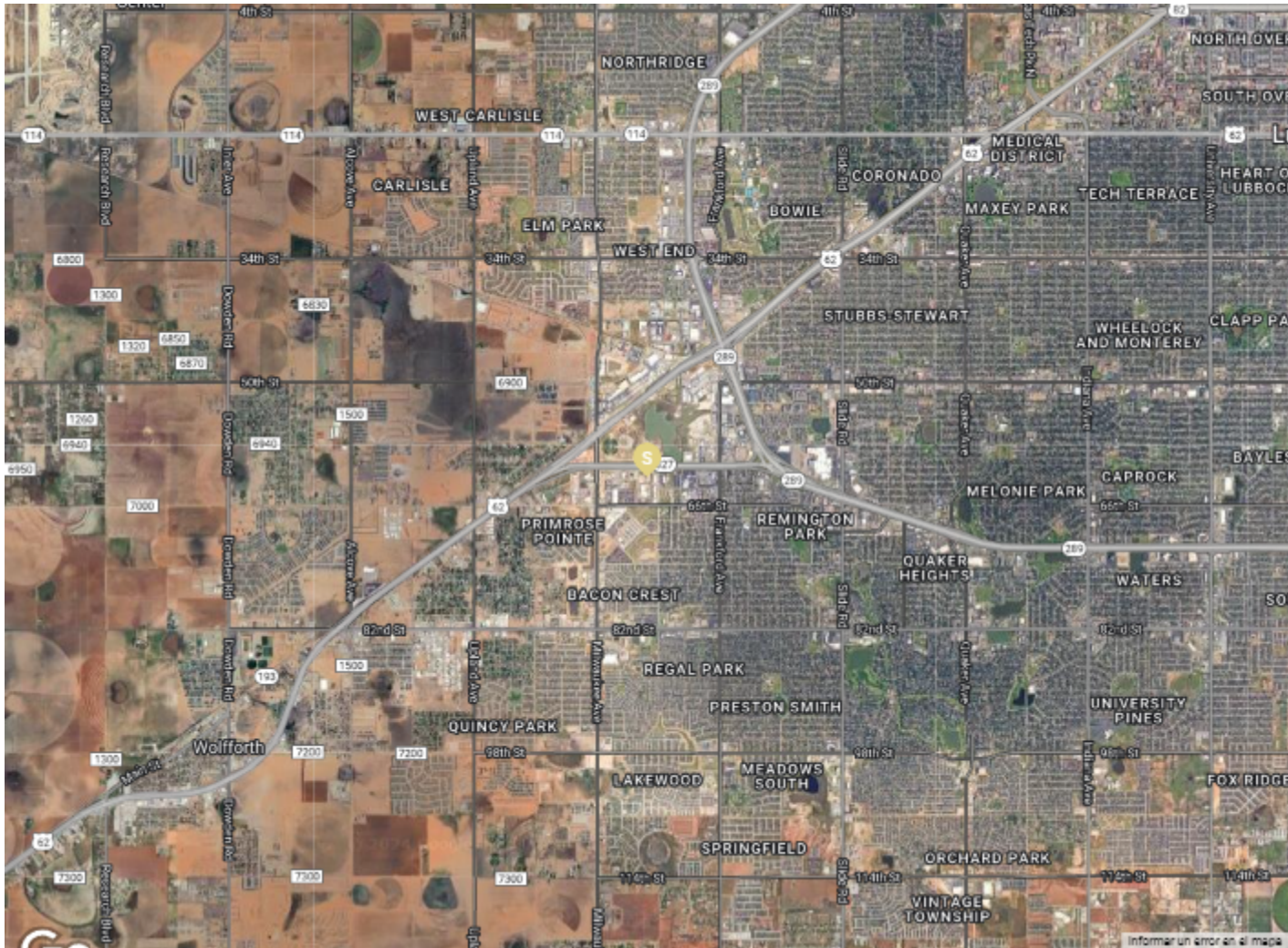
- 02 **Property Description**
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- Property Images

## PROPERTY FEATURES

TOTAL ROOMS	107
BUILDING SF	118,248
LAND SF	208,217
LAND ACRES	4,78
YEAR BUILT	2019
NUMBER OF STORIES	4
NUMBER OF PARKING SPACES	123
PARKING RAT	1.15

























Demographics

Demographics

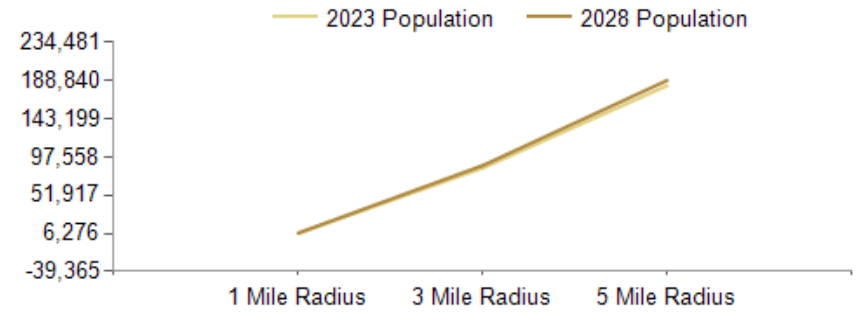
03



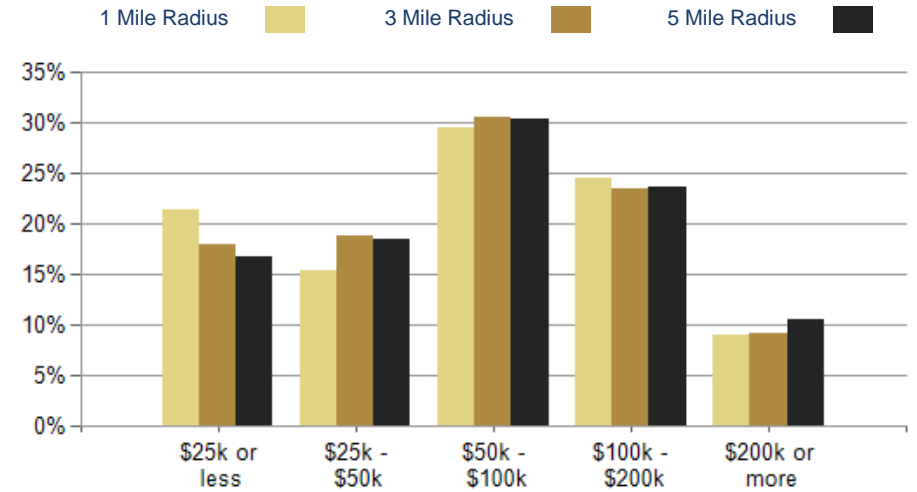
POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	4,057	57,906	130,914
2010 Population	4,252	67,262	153,705
2023 Population	6,276	84,324	182,656
2028 Population	6,720	87,261	188,840
2023-2028: Population: Growth Rate	6.90%	3.45%	3.35%

2023 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	370	3,685	7,414
\$15,000-\$24,999	231	2,811	5,208
\$25,000-\$34,999	126	2,510	5,419
\$35,000-\$49,999	304	4,289	8,604
\$50,000-\$74,999	339	5,426	11,480
\$75,000-\$99,999	488	5,641	11,478
\$100,000-\$149,999	501	5,887	12,384
\$150,000-\$199,999	189	2,598	5,515
\$200,000 or greater	255	3,353	7,975
Median HH Income	\$76,161	\$71,174	\$73,841
Average HH Income	\$95,352	\$96,484	\$102,111

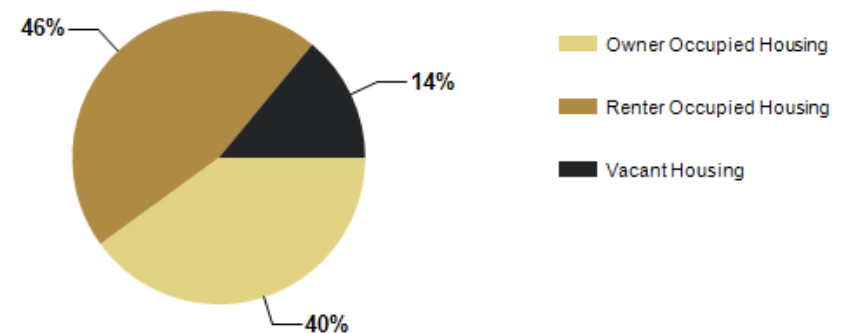
HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Housing	1,784	25,795	56,977
2010 Total Households	1,844	28,207	62,690
2023 Total Households	2,804	36,199	75,483
2028 Total Households	3,070	38,086	79,246
2023 Average Household Size	2.21	2.32	2.39
2023-2028: Households: Growth Rate	9.15%	5.10%	4.90%



2023 Household Income



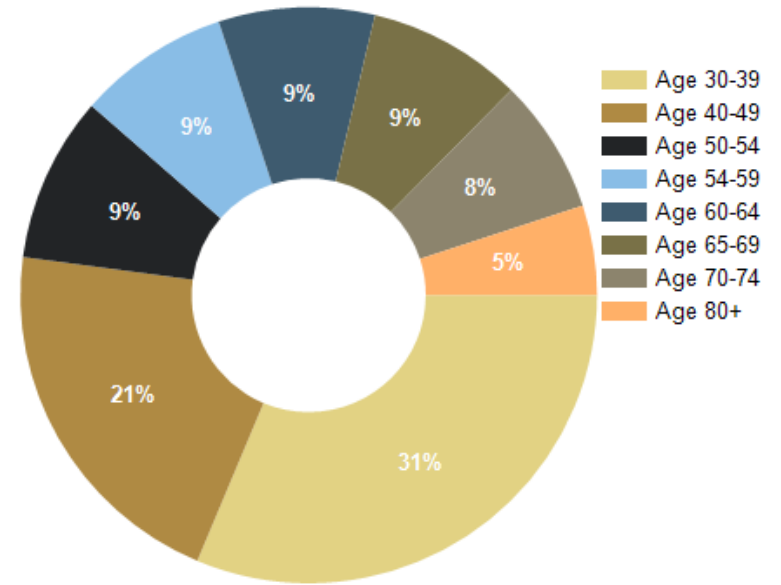
2023 Own vs. Rent - 1 Mile Radius



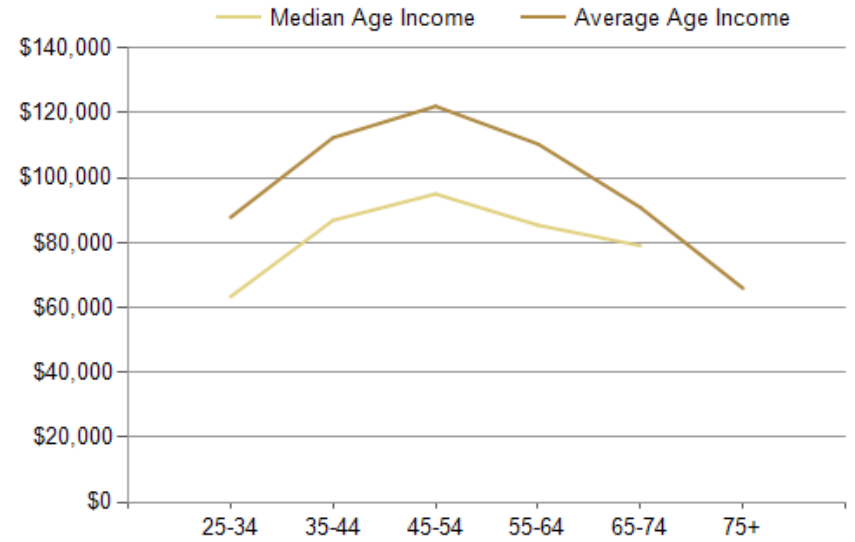
Source: esri



2023 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2023 Population Age 30-34	585	6,859	14,109
2023 Population Age 35-39	485	6,073	12,541
2023 Population Age 40-44	404	5,499	11,801
2023 Population Age 45-49	307	4,323	9,500
2023 Population Age 50-54	318	4,251	9,287
2023 Population Age 55-59	291	4,035	8,779
2023 Population Age 60-64	299	4,283	9,436
2023 Population Age 65-69	297	4,012	8,995
2023 Population Age 70-74	259	3,380	7,415
2023 Population Age 75-79	172	2,546	5,641
2023 Population Age 80-84	120	1,648	3,542
2023 Population Age 85+	109	1,627	3,680
2023 Population Age 18+	4,989	65,560	141,912
2023 Median Age	34	35	35
2028 Median Age	36	36	36



2023 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$63,345	\$63,010	\$65,121
Average Household Income 25-34	\$87,830	\$85,192	\$88,630
Median Household Income 35-44	\$86,908	\$89,860	\$94,020
Average Household Income 35-44	\$112,386	\$116,326	\$122,866
Median Household Income 45-54	\$95,038	\$91,970	\$94,854
Average Household Income 45-54	\$122,072	\$121,580	\$126,904
Median Household Income 55-64	\$85,392	\$82,334	\$84,369
Average Household Income 55-64	\$110,432	\$111,803	\$119,110
Median Household Income 65-74	\$79,086	\$71,442	\$73,511
Average Household Income 65-74	\$90,842	\$95,263	\$103,911
Average Household Income 75+	\$65,947	\$69,356	\$76,075



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*Inquire today:*

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