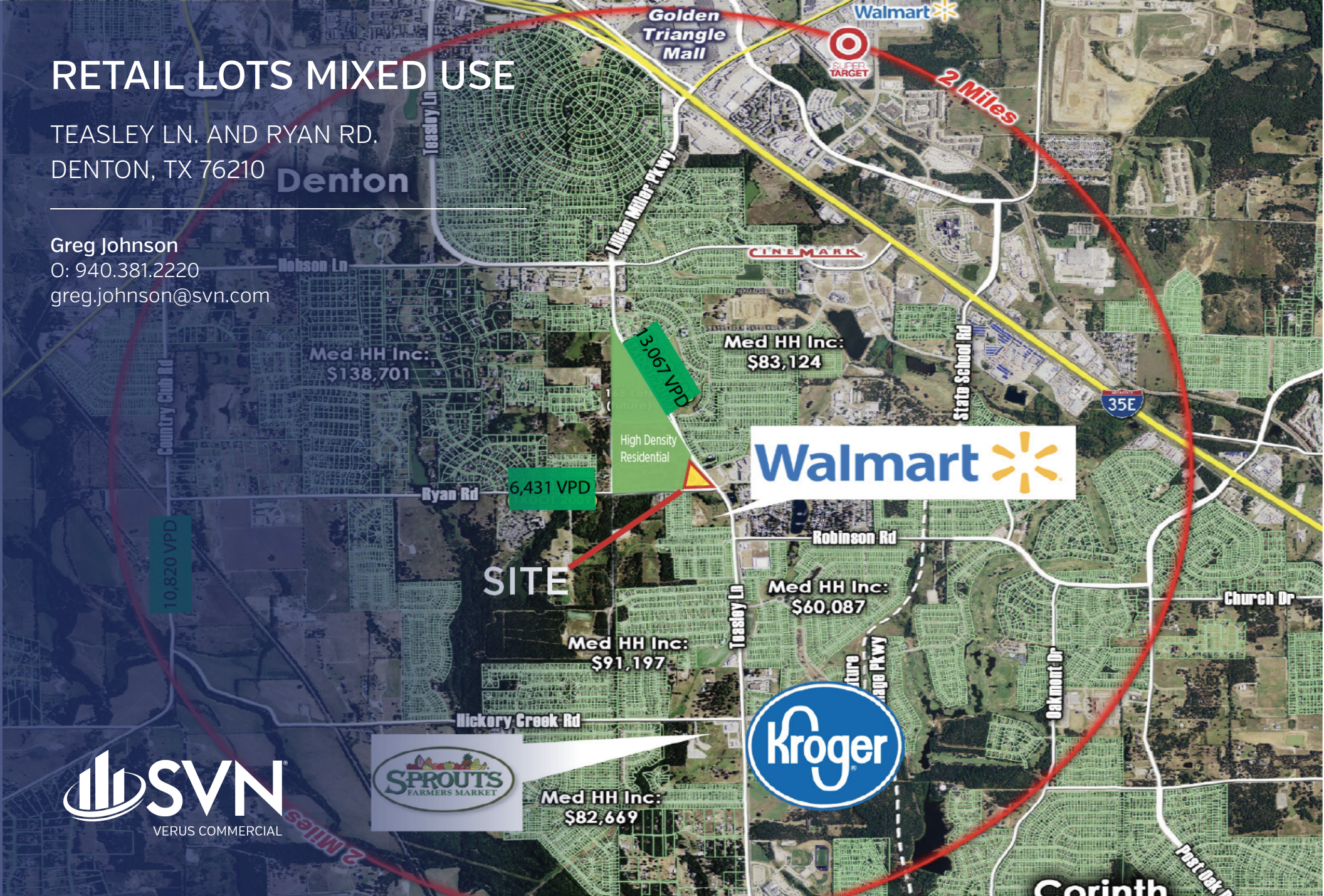


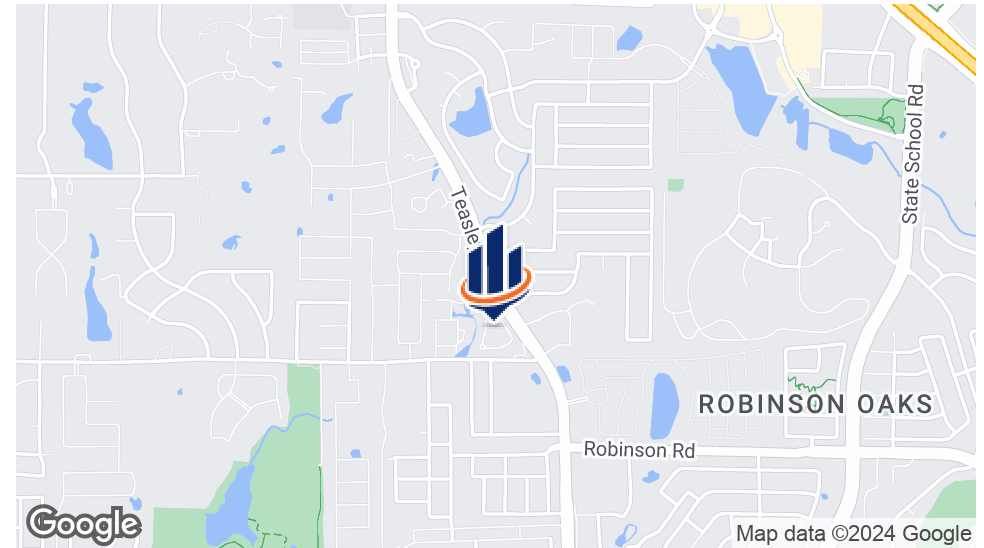
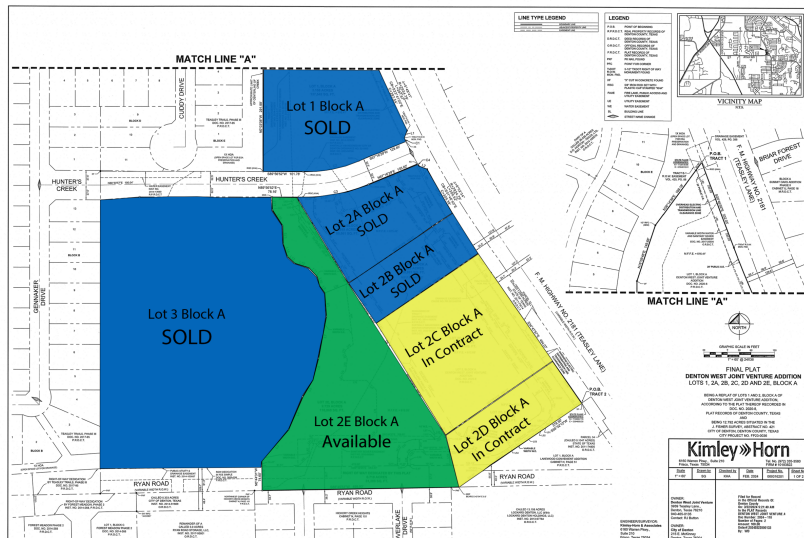
RETAIL LOTS MIXED USE

TEASLEY LN. AND RYAN RD.
DENTON, TX 76210

Greg Johnson
O: 940.381.2220
greg.johnson@svn.com



Property Summary



OFFERING SUMMARY

Sale Price: \$6.00 / SF
 Lot Sizes: 2.72 Acres

LOCATION OVERVIEW

Mixed Use Opportunity in one of Denton's Highest Income Areas
 Surrounded by High Density Single-Family
 Hard Corner in Denton's Best Growth Corridor
 Teasley Lane is THE Primary Thoroughfare Between Denton and Corinth
 Ryan Road Provides Access to the High Income Areas of Argyle and South Denton

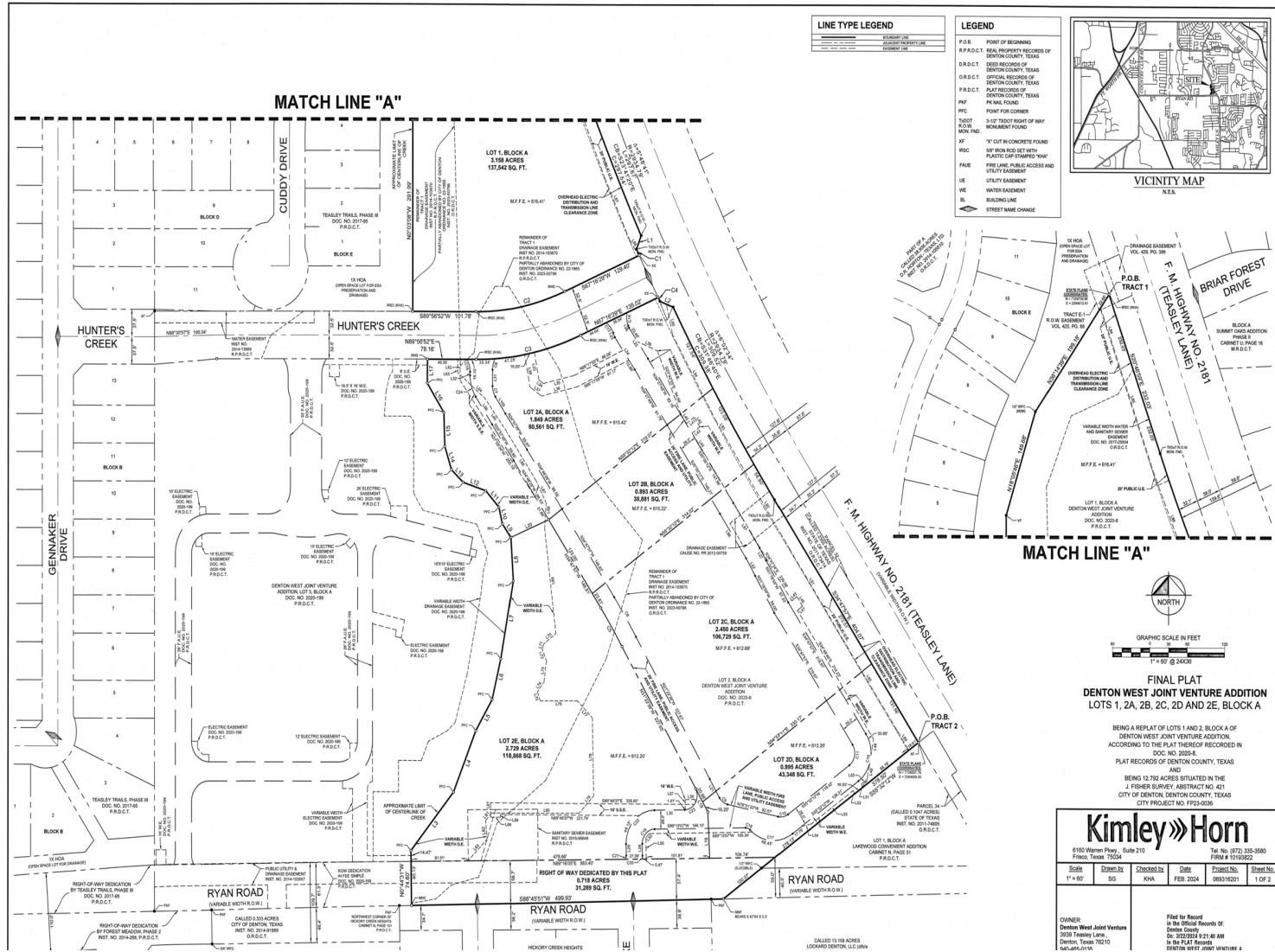
Land Lots



OF LOTS - | TOTAL LOT SIZE 2.72 ACRES | TOTAL LOT PRICE \$6.00 / SF | BEST USE -

STATUS	LOT #	APN	SUB-TYPE	SIZE	PRICE	ZONING
Pending	2C Block A	40176	Retail	2.45 Acres	\$19.00 / SF	PD
Pending	2D Block A	40176	Retail	0.99 Acres	\$18.00 / SF	PD
Available	2E Block A	40176	Retail	2.72 Acres	\$6.00 / SF	PD

Plat



MIXED USE DEVELOPMENT | TEASLEY LN. AND RYAN RD. DENTON, TX 76210

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Aerial Map

