

**2ND FLOOR
OFFICE SPACE
3,715 SF**

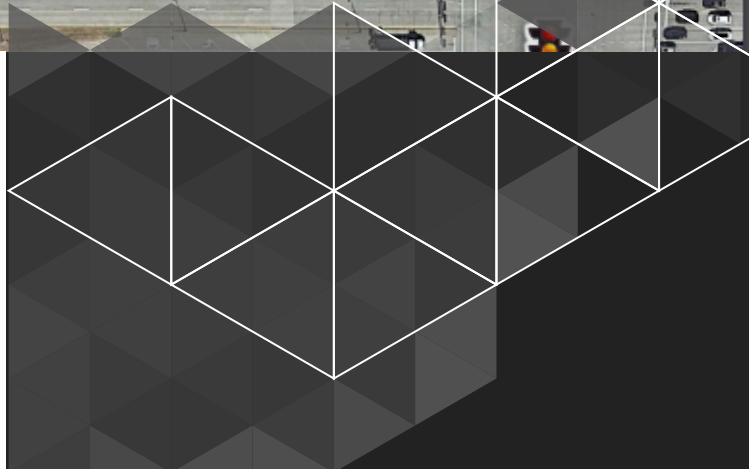
**PROPOSED
FUTURE
RETAIL
8,000 SF**

**PROPOSED FUTURE RETAIL
17,000 SF**

±4.35 ACRES OF SPROUTS ADJACENT LAND FOR SALE

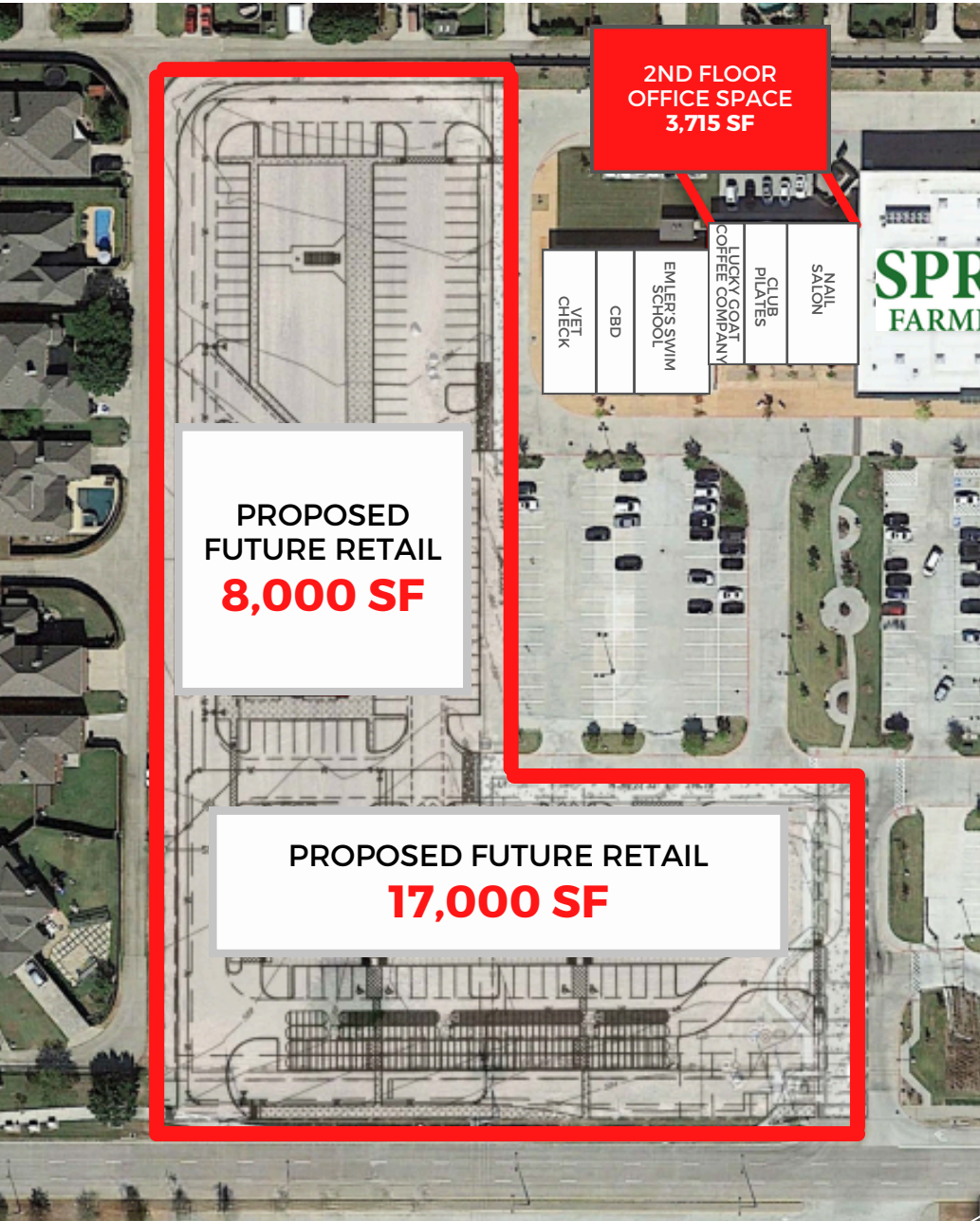
WEST TOWNE CENTER

2500 W. ELDORADO PARKWAY
FRISCO, TX 75033
NWC ELDORADO PKWY & TEEL PKWY



PROPERTY NOTES

NWC ELDORADO PKWY & TEEL PKWY



KEY TENANTS NEARBY



- SPROUTS
- PET SUPPLIES PLUS
- DOMINO'S

PROPERTY RESTRICTIONS

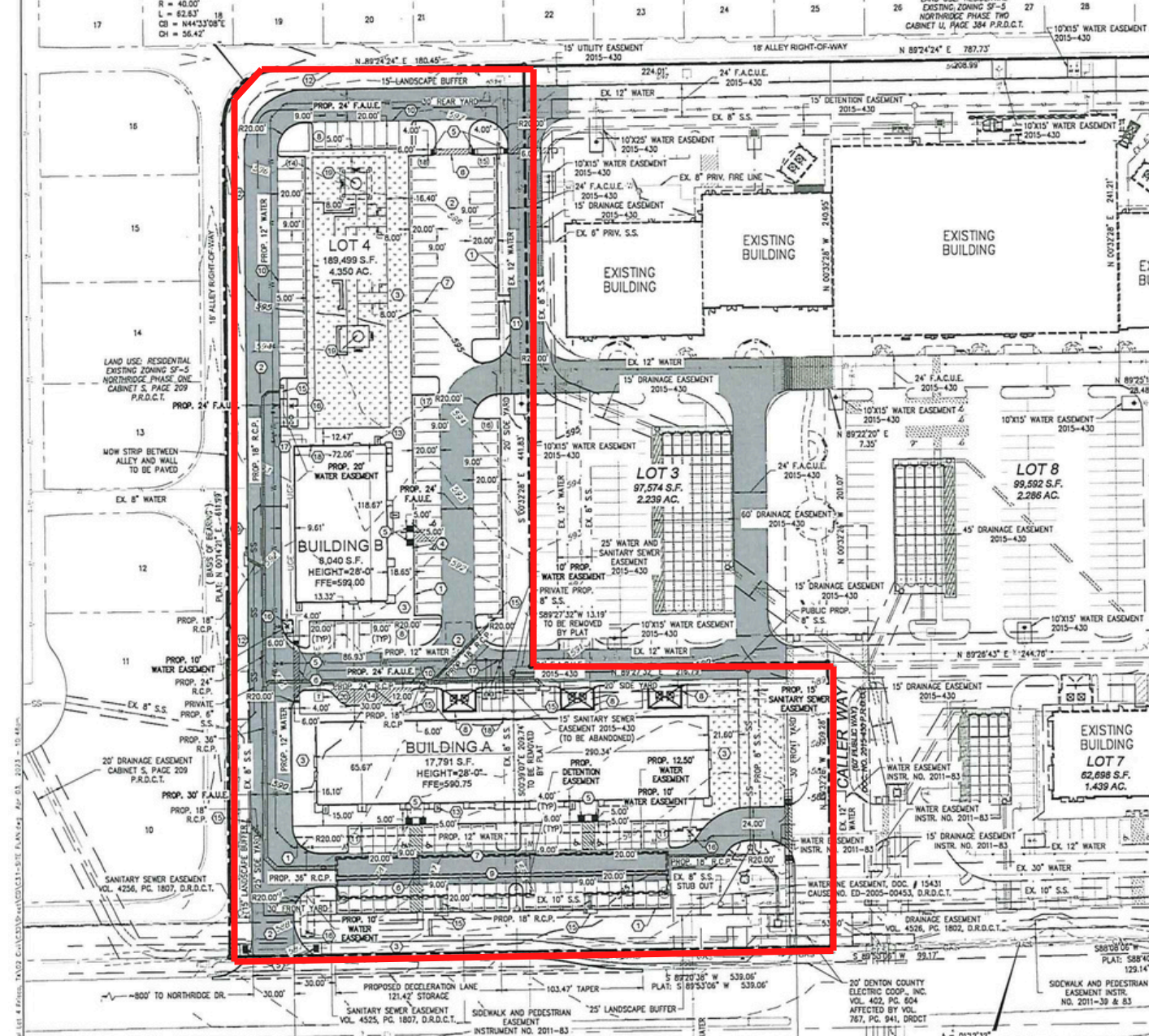


- BACK 1 ACRE IS A DESIGNATED GREEN SPACE AND CANNOT BE BUILT ON

ADDITIONAL NOTES



- PRELIMINARY PLATTING APPROVED
- COMPLETED PLANS ARE AVAILABLE



SITE PLAN

NWC ELDORADO PKWY & TEEL PKWY

AREA DEMOGRAPHICS

NWC ELDORADO PKWY & TEEL PKWY

2024 ESTIMATED POPULATION



1 MILE	16,219
3 MILES	104,749
5 MILES	236,443

2024 ESTIMATED HOUSEHOLDS

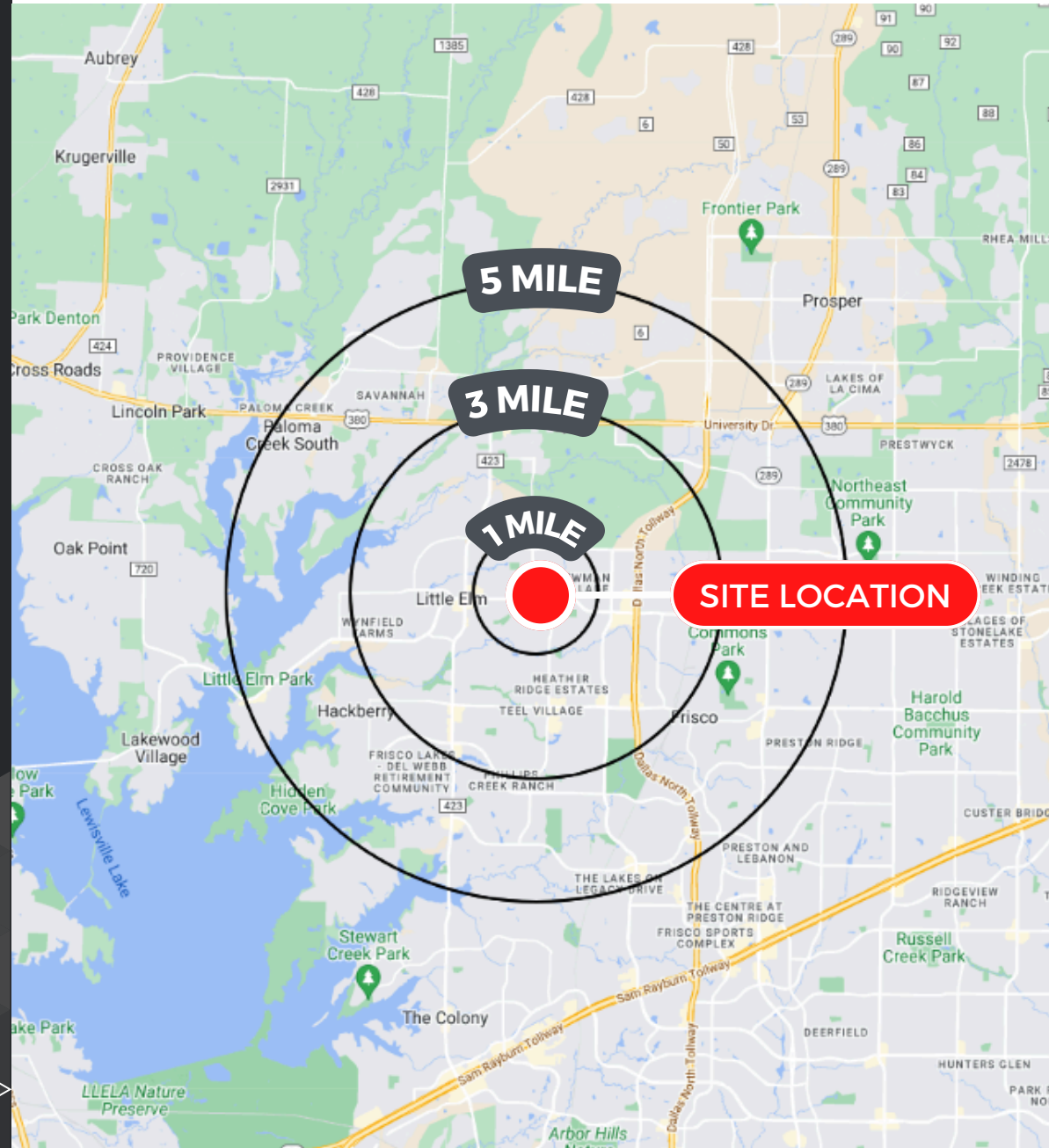


1 MILE	4,723
3 MILES	35,285
5 MILES	82,477

2024 AVERAGE HOUSEHOLD INCOME



1 MILE	\$276,257
3 MILES	\$193,643
5 MILES	\$180,642





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