



PRICE: \$32.00 - 33.00 SF/YR

BORGATA SHOPPING CENTER

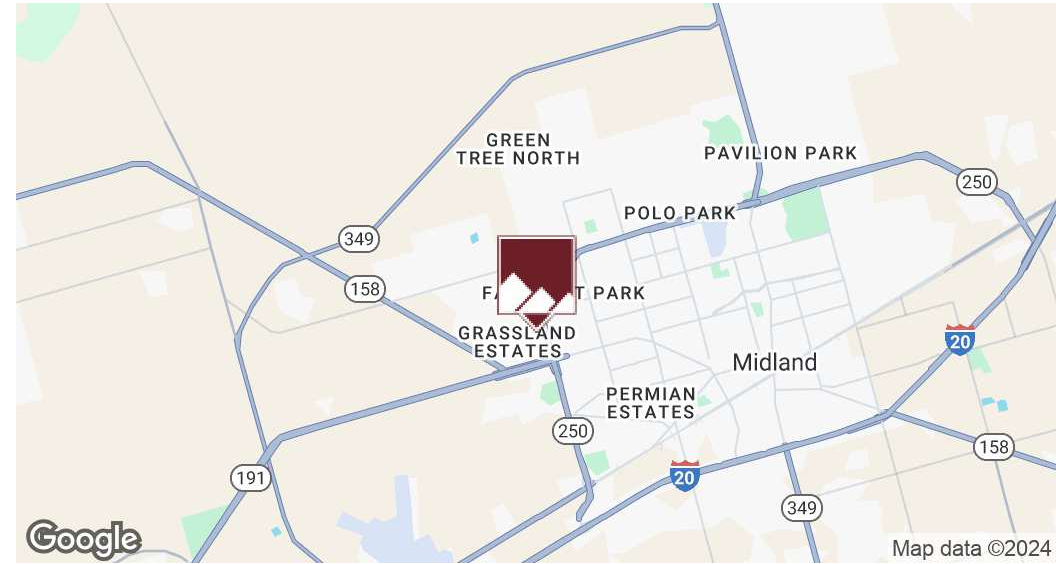
3415 Loop 250, Midland, TX 79707

Trey Dennis
Broker
432.236.7500
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Property Description

Nestled within the vibrant Borgata Shopping Center - a 1,859 SF & 2,500 SF Retail Suite are available. Boasting excellent visibility and frontage on Loop 250, this location is primed to attract customers, with the added benefit of pylon signage for heightened visibility.

Property Highlights

- Loop 250 TxDOT AADT (Annual Average Daily Traffic 2022): 66,466
- Unique Architecture with High-Quality Finishes
- Pylon Signage Available
- Excellent Visibility
- Center is Anchored by: Little Woodrows, Tea2Go, HotWorx

Borgata Shopping Center | Offering Summary

Lease Rate	\$32.00 - 33.00 SF/YR (NNN)
Number of Units:	14
Available SF:	1,859 - 2,500 SF
Lot Size:	5.22 Acres

Spaces	Lease Rate	Space Size
Building 5 Suite 501	\$33.00 SF/yr	1,859 SF
Building 5 Suite 502	\$32.00 SF/yr	2,500 SF

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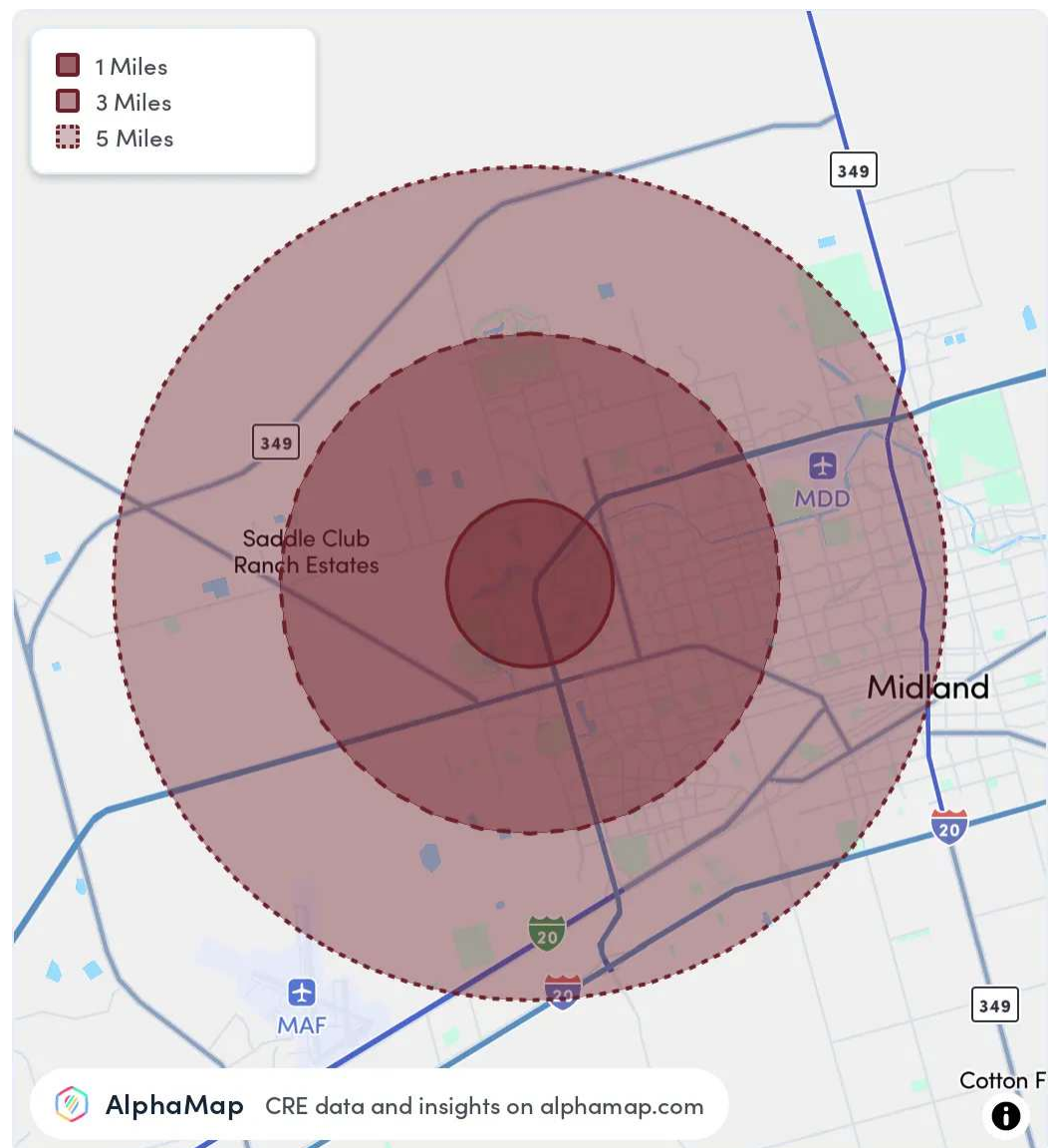
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Population	1 Mile	3 Miles	5 Miles
Total Population	13,074	66,463	103,845
Average Age	37	37	37
Average Age (Male)	36	36	36
Average Age (Female)	38	37	38

Household & Income	1 Mile	3 Miles	5 Miles
Total Households	4,988	24,879	38,524
Persons per HH	2.6	2.7	2.7
Average HH Income	\$129,055	\$126,515	\$121,133
Average House Value	\$394,782	\$355,586	\$339,845
Per Capita Income	\$49,636	\$46,857	\$44,864

Map and demographics data derived from AlphaMap



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MORIAH
BROKERAGE SERVICES, LLC

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