

**Representative Photo*

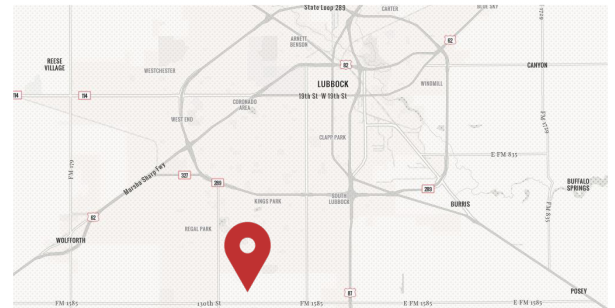


South Lubbock Mixed-Use Development

124th & Quaker, Lubbock, TX 79424

Property Features

- This 6.36 acres of commercial land is located in the path major commercial and residential development in South Lubbock
- This site provides excellent visibility and access to Quaker Avenue, a major arterial road in Lubbock
- This site can be divided and accommodate a diverse group of retail, restaurant or office users



AVAILABLE SPACE

Up to 26,100 SF

LEASE RATE

Contact Broker

Area Retailers & Businesses:

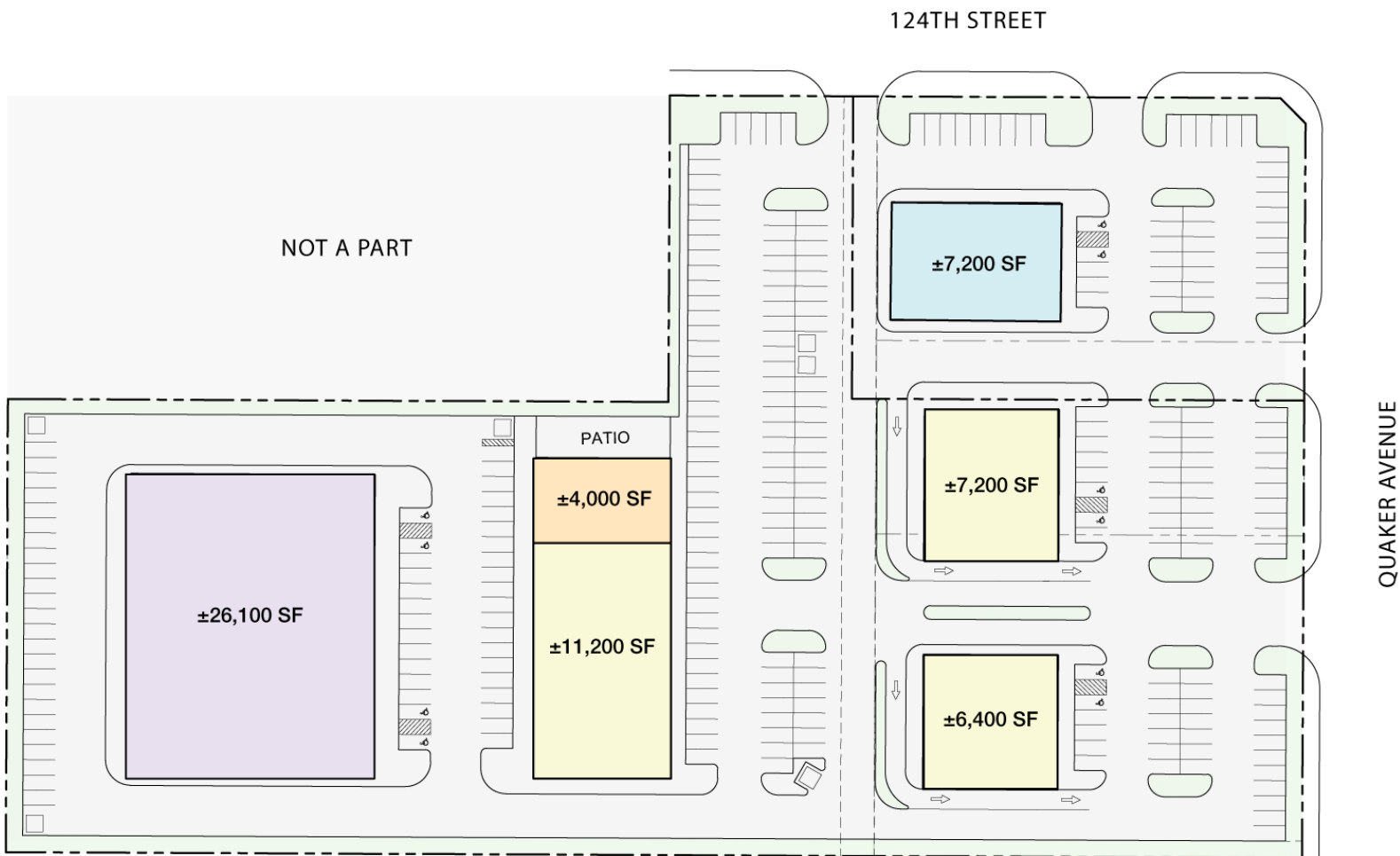


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AVAILABLE



SITE PLAN KEY	
	= OFFICE
	= RETAIL
	= OFFICE OR WAREHOUSE
	= RETAIL + PATIO

Site Plan Details

- This site plan is preliminary, contact broker for more details
- Size and layout of spaces can be customized to accommodate a diverse group of retail, restaurant or office users

AVAILABLE

BROOKE HEIGHTS
AVG HOME PRICE:
\$200,000 - \$400,000

LOOP 88
UNDER CONSTRUCTION

SITE

FUTURE DEVELOPMENT

Oceans Massage Spa & School
West Texas Eye Associates

COMMONS SOUTH

McCoy's Building Supply, Lubbock National Bank, Starbucks, BRALMS, Academy, Dunkin' Donuts, Chick-fil-A, Walmart, Panda Express

THE HUDSON AT ORCHARD PARK

VINTAGE TOWNSHIP
AVG HOME PRICE:
\$323,000

VINTAGE RETAIL PLAZA
PARRY'S PIZZERIA & TAPHOUSE, optimum, Postal Annex, STRIDE, LESLIES, Bloom Nail Bar, H-E-B

OAKMONT ESTATES
AVG HOME PRICE:
\$643,000

ORCHARD PARK
AVG HOME PRICE:
\$692,000

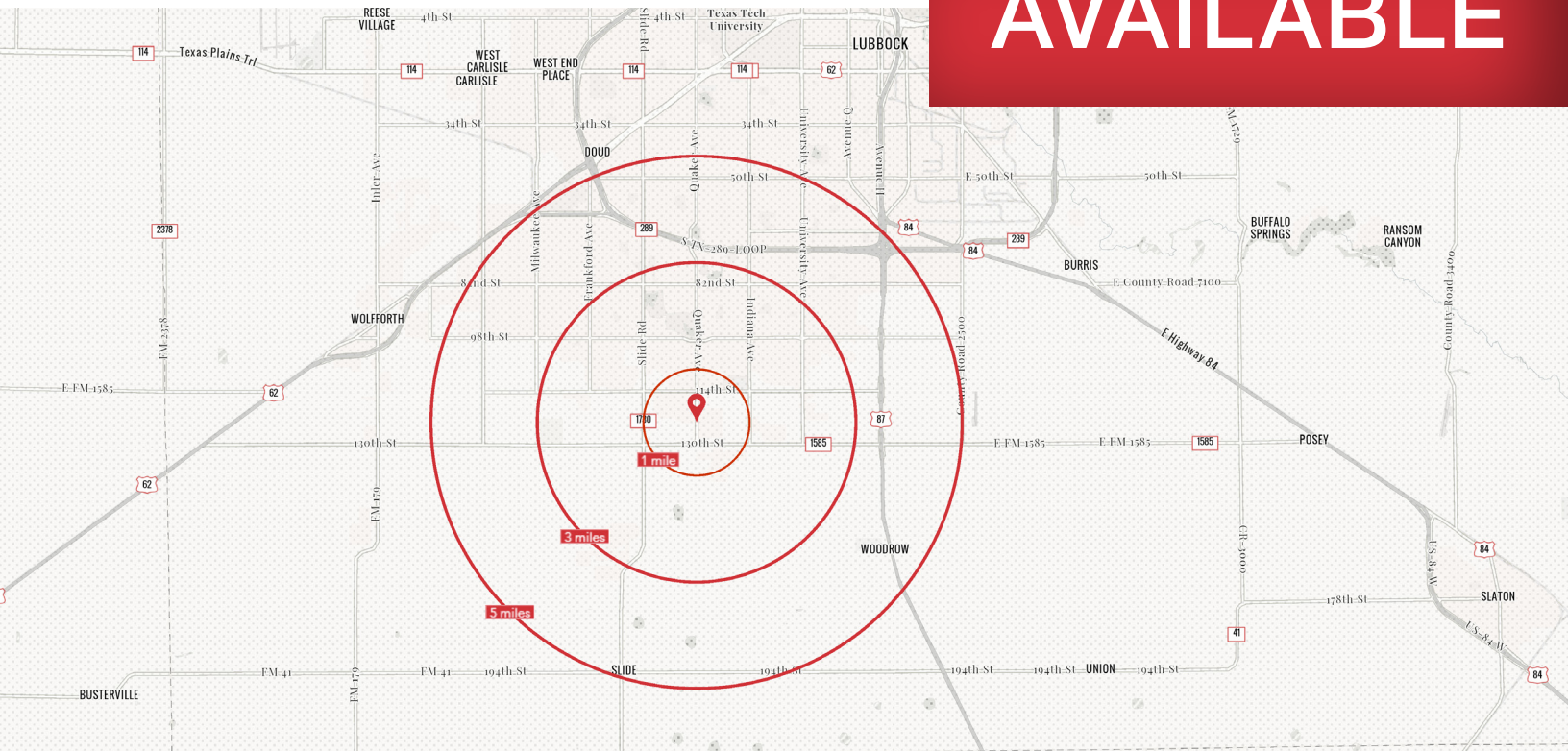
Stripes, O'Reilly, Dutch Bros

THE FALLS
AVG HOME PRICE:
\$610,000

Las Brisas Southwest Stearhouse, Jimmy's Egg, Costa Vida, Five Guys, Moe's, Whipit Up

114th Street
Quaker Avenue

AVAILABLE



Demographic Summary:

	1 MILE	3 MILES	5 MILES
POPULATION	5,074	54,221	130,833
AVG HH INCOME	\$141,811	\$120,422	\$100,418
HOUSEHOLDS	1,878	22,398	56,386
MEDIAN AGE	39.2	39.6	37.1

Location Advantages

- This land is located in Lubbock's fastest-growing commercial and residential area and directly on one of Lubbock's main arterial roads, Quaker Avenue.
- Construction is underway for the new Loop 88 less than half a mile south of the site.
- This site has easy access to popular growing neighborhoods, including Oakmont Estates, The Falls, Brooke Heights, Kelsey Park, and Stratford Point.