



## PROJECT SCOPE

High profile retail/service opportunity at the heart of the affluent M Streets neighborhood along Greenville Ave. Well known for it's established restaurants, boutique shopping, and entertainment venues - this portion of Greenville Avenue to is one of the most prominent destinations for local frequenters as well as visitors from greater Dallas seeking an evening or weekend out on the town. The site features unobstructed frontage to both foot and vehicle traffic as well as a dedicated parking lot.

## DETAILS

- 1,304 SF Available

## TRAFFIC COUNTS

o Greenville: 10,016 VPD-19

## AREA ATTRACTIONS



## DEMOGRAPHICS

	GREENVILLE AVENUE		
	1 mile	3 mile	5 mile
Est. Population	20,842	220,317	440,739
Avg. HH Income	\$133,282	\$117,936	\$110,505
Total Housing Units	10,176	104,284	197,325
Daytime Population	23,162	244,343	489,830
Medium Home Value	\$425,114	\$448,520	\$375,562