

# Property Summary

2614 E Bankhead Hwy | Weatherford, TX 76087



## PROPERTY DESCRIPTION

Great Location off of I-20 W with easy access. 8,750 sqft. with a portion of this currently leased. The vacant space is newly renovated. Owner User with up side of income from a portion rented. Setup as medical office space but easy converted to traditional office.

## PROPERTY HIGHLIGHTS

- 2790-5790 sqft
- Recently Remodeled
- Great Location
- Access to I-20
- Good Parking.
- Owner User
- Income Potential
- Easy Access I-20
- Great Parking

## OFFERING SUMMARY

Sale Price:	\$2,025,000
Lease Rate:	\$19.50 SF/yr (MG)
Number of Units:	2
Available SF:	2,790 - 3,000 SF
Lot Size:	1 Acres
Building Size:	8,750 SF

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	861	3,256	6,861
Total Population	2,617	9,029	17,984
Average HH Income	\$116,454	\$102,574	\$91,308



# Additional Photos

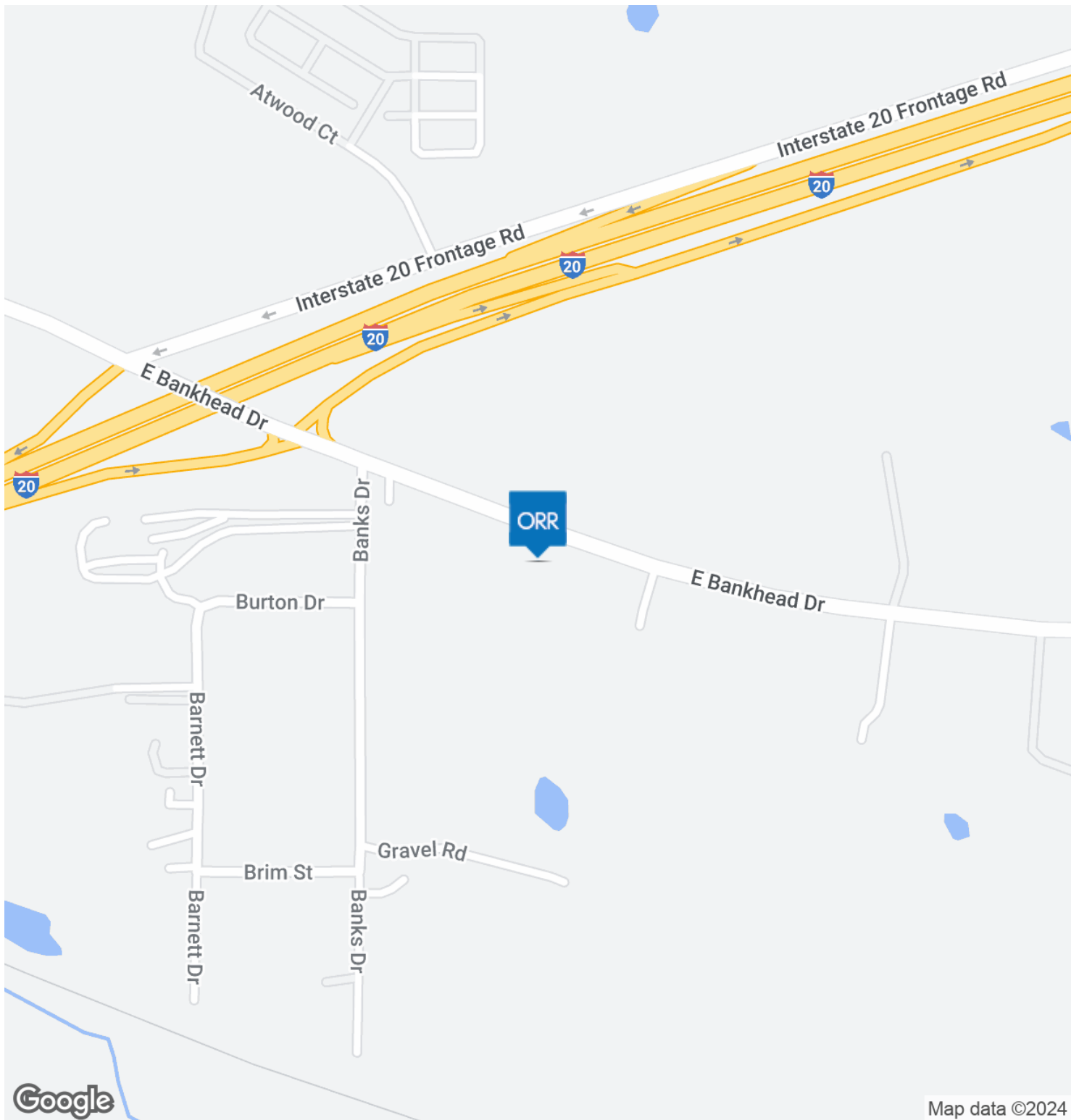
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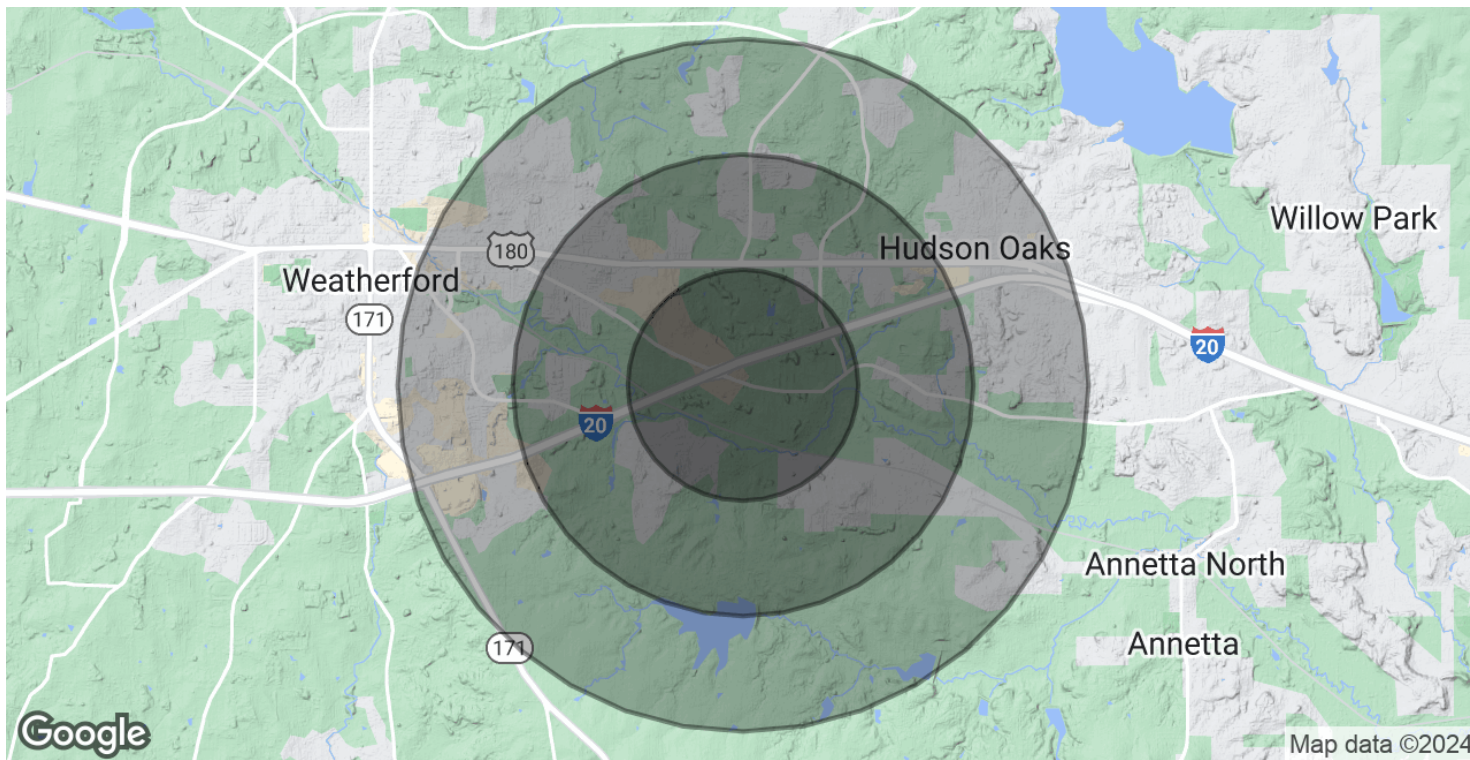
# Location Map

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# Demographics Map & Report

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POPULATION	1 MILE	2 MILES	3 MILES
Total Population	2,617	9,029	17,984
Average Age	40.7	42.7	42.8
Average Age (Male)	38.6	40.7	41.4
Average Age (Female)	44.2	45.8	45.0
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	861	3,256	6,861
# of Persons per HH	3.0	2.8	2.6
Average HH Income	\$116,454	\$102,574	\$91,308
Average House Value	\$812,529	\$442,037	\$384,433

\* Demographic data derived from 2020 ACS - US Census