



FOR SALE OR LEASE

MANSFIELD MARKETPLACE



SWC US 287 AND BROAD ST
MANSFIELD, TEXAS 76063

FOR INFORMATION

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KEY FEATURES

- AVAILABLE
 - Lot 2B: +/- 5.4 acres
 - Lot 5: +/- 3.64 acres
 - Lot 7: +/- 4.21 acres (can be combined for 7.85 acres)
- Near Shops at Broad a +/- 430,000 SF Retail Development including Belk, Academy, TJMaxx, At Home, Starbucks and more
- Across from proposed H-E-B
- Dallas Stars Center has an estimated 400,000 annual visitors
- Fieldhouse USA is open, estimates 1.2 million projected annual visitors

DEMOGRAPHICS



1 mile

Population
4,177

3 mile

Population
60,217

5 mile

Population
142,863



Average Income
\$135,555

Average Income
\$132,157

Average Income
\$130,549



Daytime Pop
7,925

Daytime Pop
63,660

Daytime Pop
123,246



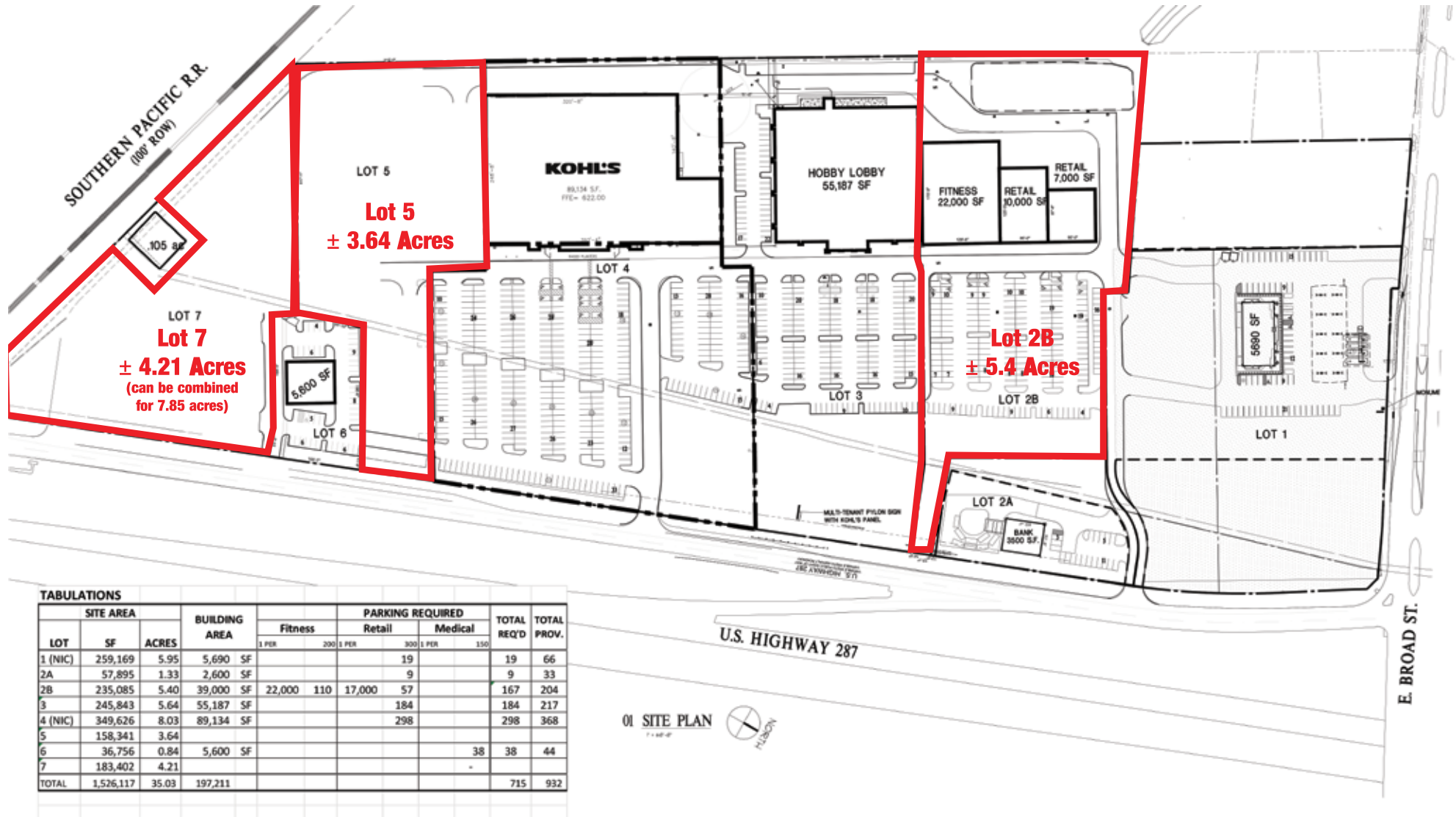
TRAFFIC COUNTS

Highway 287: 62,638 vpd
Broad Street: 27,983 vpd

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SITE PLAN



TRANSWESTERN DALLAS | 2300 N. FIELD STREET, SUITE 2000 | DALLAS, TX 75201 | 972.774.2500 | TRANSWESTERN.COM

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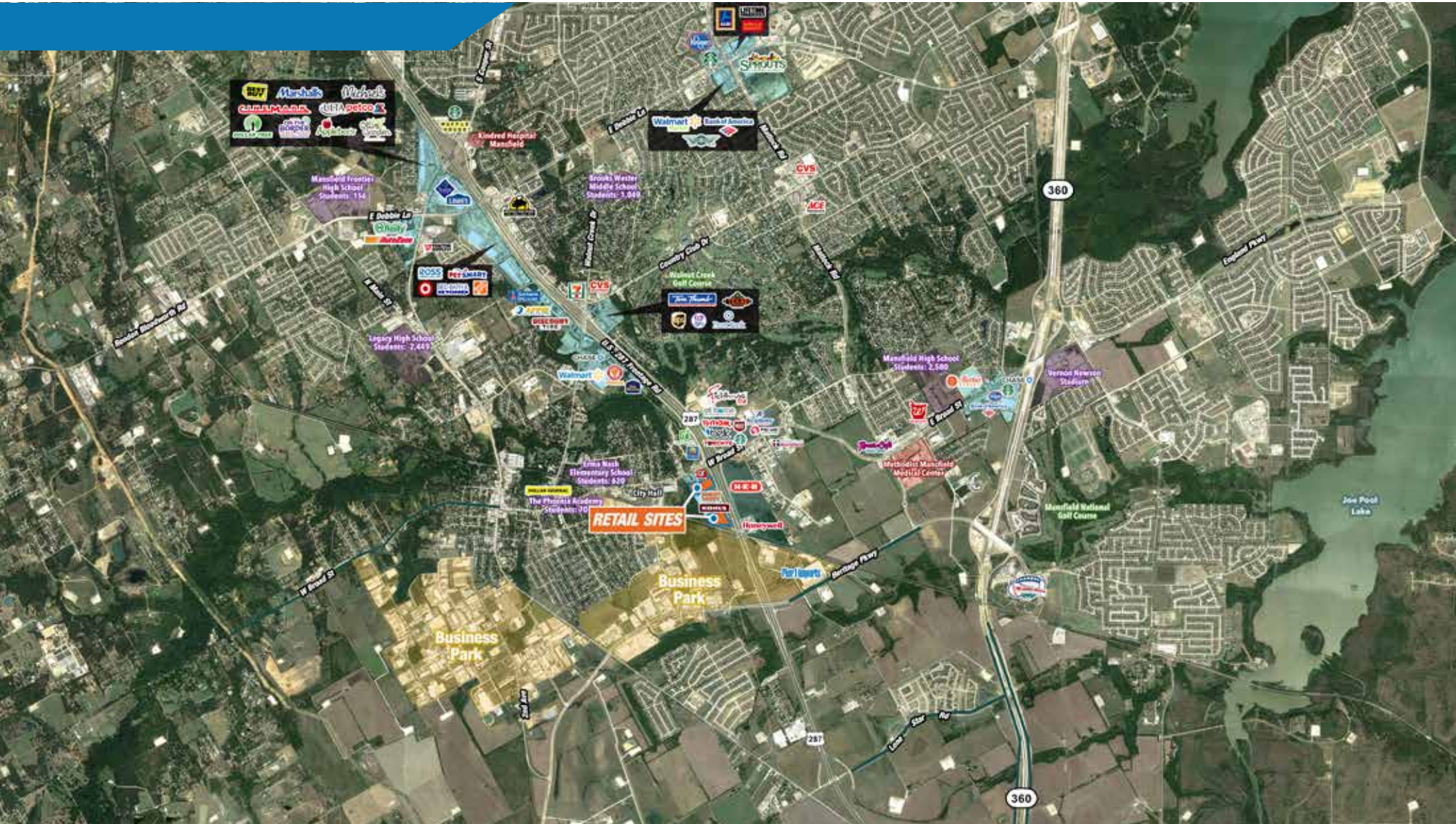
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OBLIQUE AERIAL



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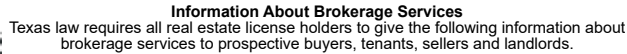
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EQUAL HOUSING
LENDER

Information Available at www.trec.texas.gov
IABS 1-0

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