





# Macro Aerial

I-30 & Memorial Pwky | Fate, TX 75189





# Summary

- Lease Rate: Call for Pricing
- Building Size: 10,000 SF
- Available For Lease: 1,000-5,000 SF
- Completion Date: Q3 2025
- Co-Tenants: MB2 Dental, Jimmy John's

## Property Overview

- Prime in-line space available directly adjacent to Fate Village a recently delivered Brook-shire's anchored town center
- Explosive growth & demographic profile - AHHI exceeding \$100,000 in all radii with 7.0%+ annual population growth projected
- Visibility from I-30 (100,000+ VPD)

## Demographics

### 2025 Population

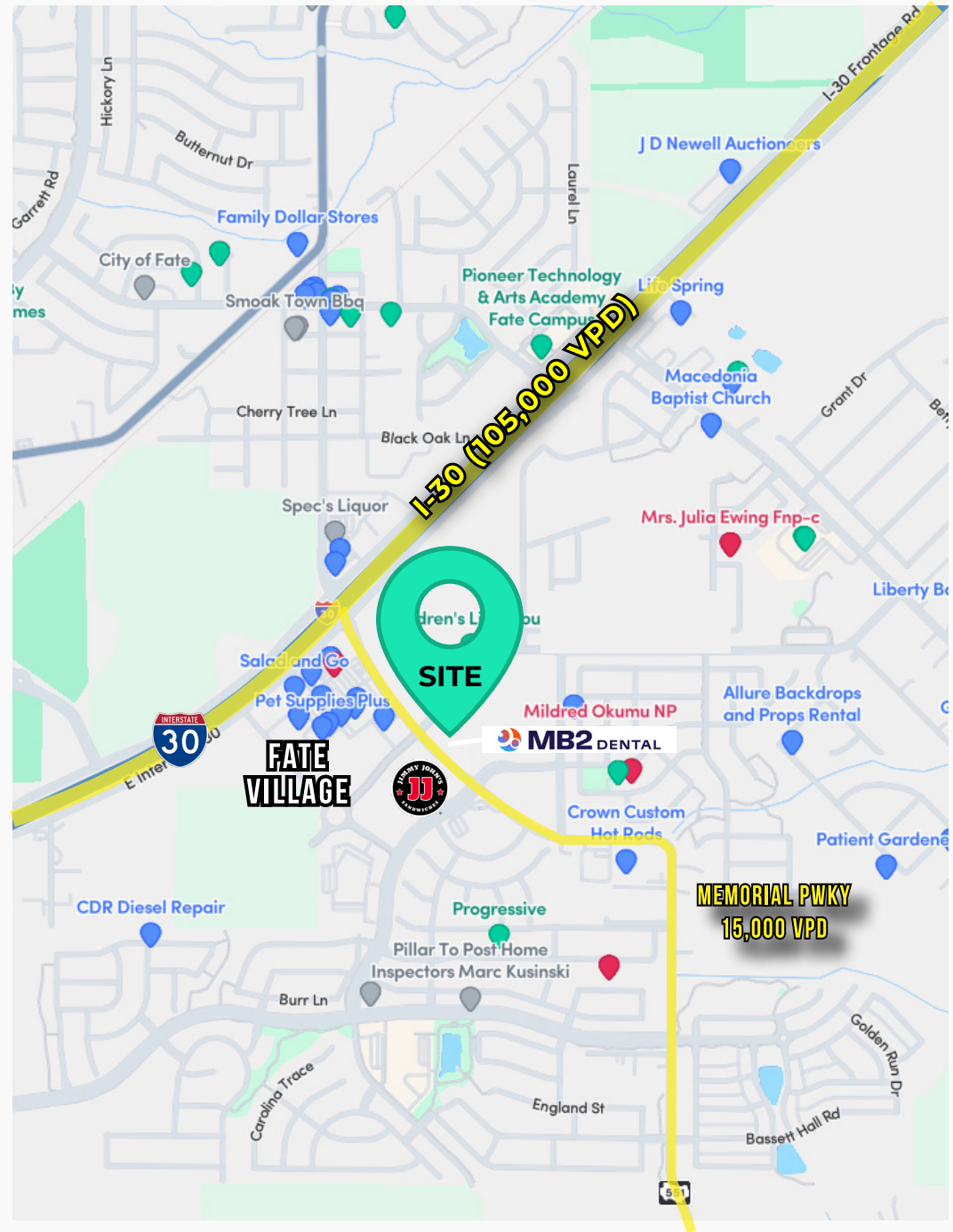
6,844	26,517	66,357
1 Mile	3 Mile	5 Mile

### 2028 Projected Growth ('25-'28)

7.30%	7.20%	7.00%
1 Mile	3 Mile	5 Mile

### Avg. Household Income

\$106,330	\$120,896	\$117,870
1 Mile	3 Mile	5 Mile



# Floor Plan

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