



FOR LEASE

AVAILABLE SPACE
1,824 - 7,085 SF

ZONING
C-3

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PROPERTY HIGHLIGHTS

- Under new ownership
- Easy access to US-54
- 1,020 parking spaces
- Over 20,000 average daily traffic
- Near Fort Bliss military



AREA TRAFFIC GENERATORS



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DEMOGRAPHIC SNAPSHOT 2023



55,089
 POPULATION
 3-MILE RADIUS



\$55.3
 AVG HH INCOME
 3-MILE RADIUS



54,105
 2028 PROJECTED
 POPULATION



TRAFFIC COUNTS
 DYER: 20,424 VPD
 TETONS DR: 2,860 VPD
 (TDT)







