

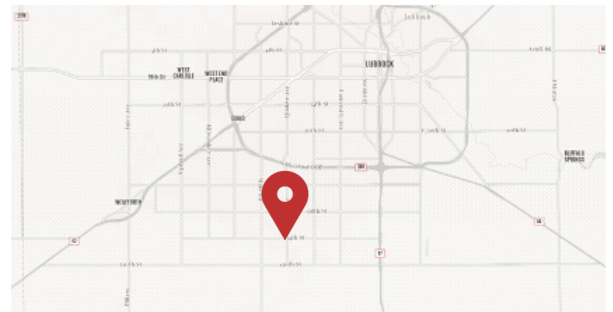


## 114 Crossing Shopping Center

4501 114th Street, Lubbock, TX 79424

### Property Features

- This retail center will be located on 1.2 acres of land just west of the 114th & Quaker intersection, directly in the path major commercial and residential development in South Lubbock.
- The site is surrounded by national retailers and restaurants providing excellent traffic & energy to the area.



SPACE AVAILABLE 1,627 SF

LEASE RATE Contact Broker

### Area Retailers & Businesses:



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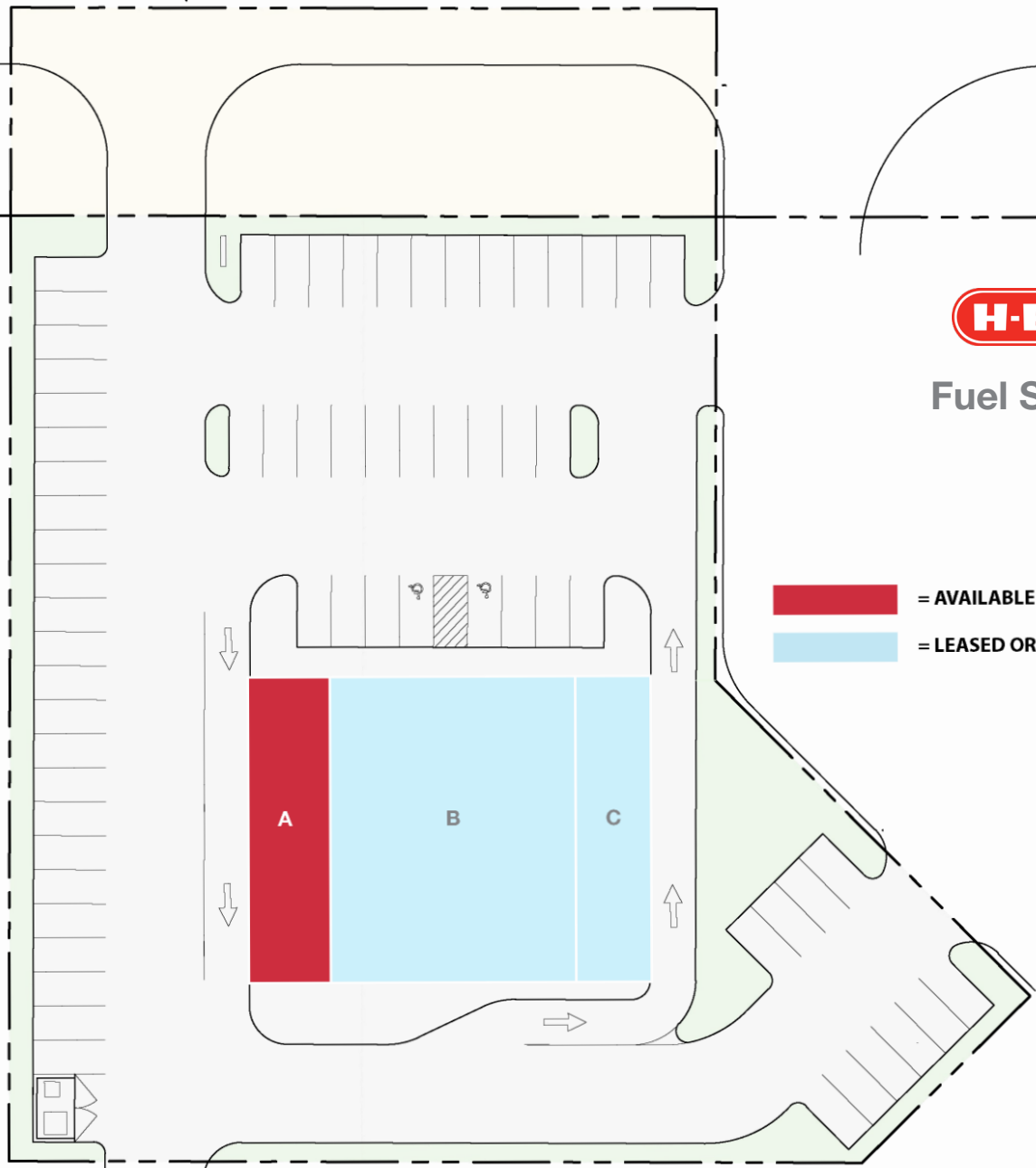
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# THE AREA

# AVAILABLE



114th Street



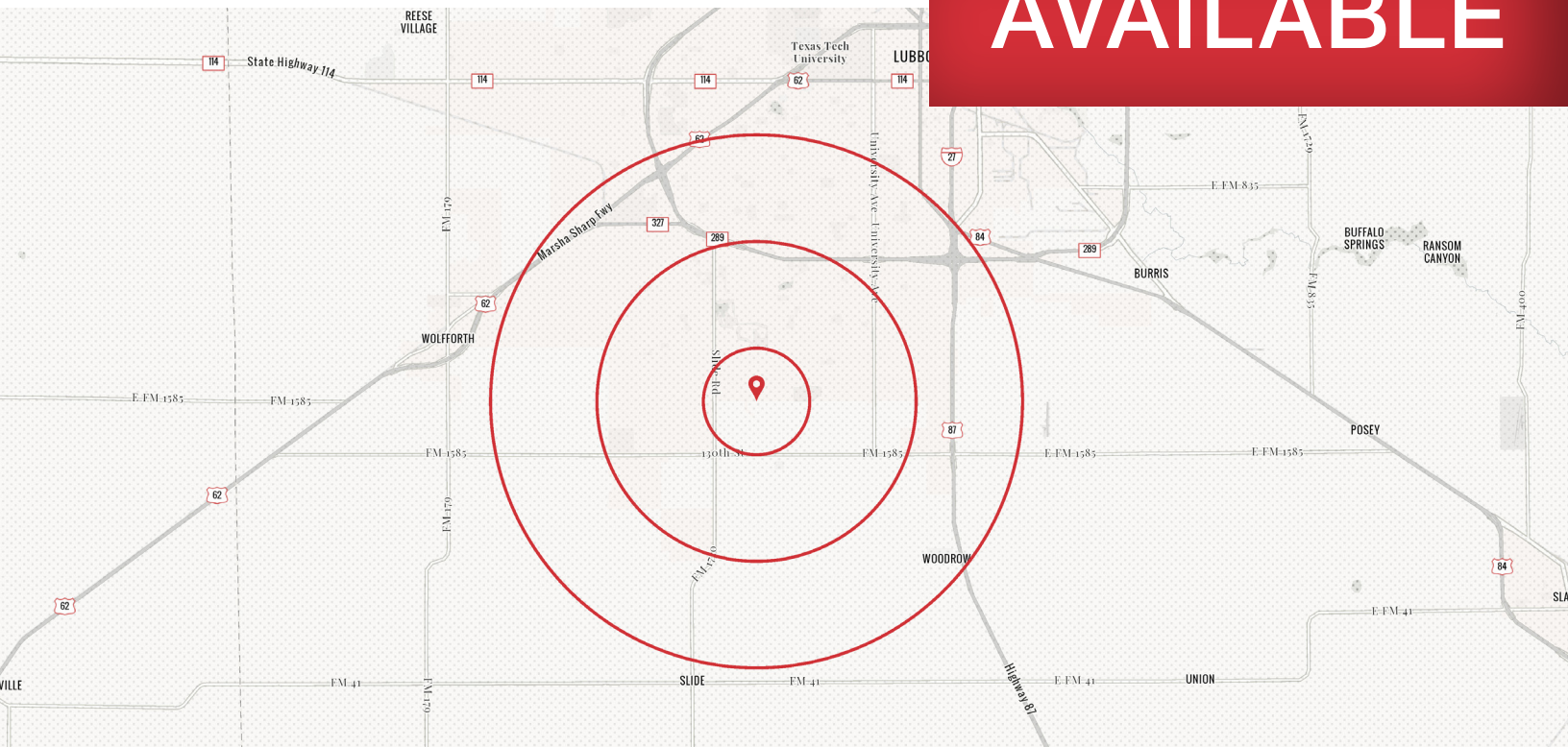
Fuel Station

= AVAILABLE  
 = LEASED OR PENDING

SUITE	SIZE	DETAILS
A	1,627 SF	Pick Up Window
B	5,220 SF	Pending
C	1,626 SF	Leased

**Business Park  
Development**

# AVAILABLE



## Demographic Summary:

	1 MILE	3 MILES	5 MILES
POPULATION	7,719	65,448	147,622
AVG HH INCOME	\$198,723	\$133,311	\$107,254
HOUSEHOLDS	2,799	25,848	58,651
MEDIAN AGE	39.3	39.7	36.8

## Location Advantages

- This pad site is located in Lubbock's fastest-growing commercial and residential area and directly on one of Lubbock's main arterial roads, 114th Street.
- The site is surrounded by major national retailers, driving high traffic and energy past the site daily.
- This site has easy access to popular growing neighborhoods, including Oakmont Estates, The Falls, Brooke Heights, Kelsey Park, and Stratford Point.