

VILLAGE II SHOPPING CENTER

6300 SAMUELL BLVD.



Village II shopping center is a neighborhood retail center located in the SEQ of Jim Miller Road and Samuell Blvd in Dallas, Texas. The center is anchored by Fresenius Medical Care and restaurants Cici's Pizza and El Regio Restaurant. Village II has abundant parking, and easy access to I-30, I-635 and Hwy 80. The center is located less than a mile from HEB's new Joe V's Smart Shop.

DEMOGRAPHICS:

	2 Miles	5 Miles	10 Miles
2024 Population	56,780	342,498	1,220,357
Households	20,069	122,463	473,407
Daytime Population	14,726	120,219	633,309
Average HH Income	\$67,624	\$82,095	\$88,791

TRAFFIC COUNTS:

Samuell Blvd.: 16,000 VPD
Jim Miller Rd.: 22,629 VPD

AVAILABLE:

Ste 112 - 2,892 SF



For leasing information contact:

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SITE PLAN

Village II Shopping Center
6300 Samuel Blvd.

SAMUELL BOULEVARD



TENANT	SUITE	SIZE
CiCi's Pizza	101	5,397
Nationwide Insurance	105	1,200
Texas Best Air	106/109	2,900
Dream Cuts	110	1,215
AVAILABLE	112	2,892
Linda Salon	114	1,200
Drug Test First	115	1,442
Safe Med Pharmacy	118	2,000
Urban Clinic Grace Southern	120	3,748
Vilalge Dialysis	125	12,800
Leased	140	7,450
Leased	145	3,266
Women's Clinic	154	1,985
Los Del Jalisco	158	1,755
El Pollo Regio	159	2,808

GALLION DRIVE

