

NORTH WIND CROSSING - NORTH FAUDREE

West Texas • Lot development sale • Retail / Office



PROPERTY DESCRIPTION

North Wind Crossing retail and office development land

PROPERTY HIGHLIGHTS

- Land - 22,000 square feet
- Retail Pad
- Drive-Thru available
- Up to 23 acres for commercial development

OFFERING SUMMARY

Sale Price: \$294,025 - \$4,655,670
Lot Size: 23 Acres

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	994	2,036	2,189
Total Population	2,336	4,785	5,144
Average HH Income	\$101,834	\$101,956	\$101,479

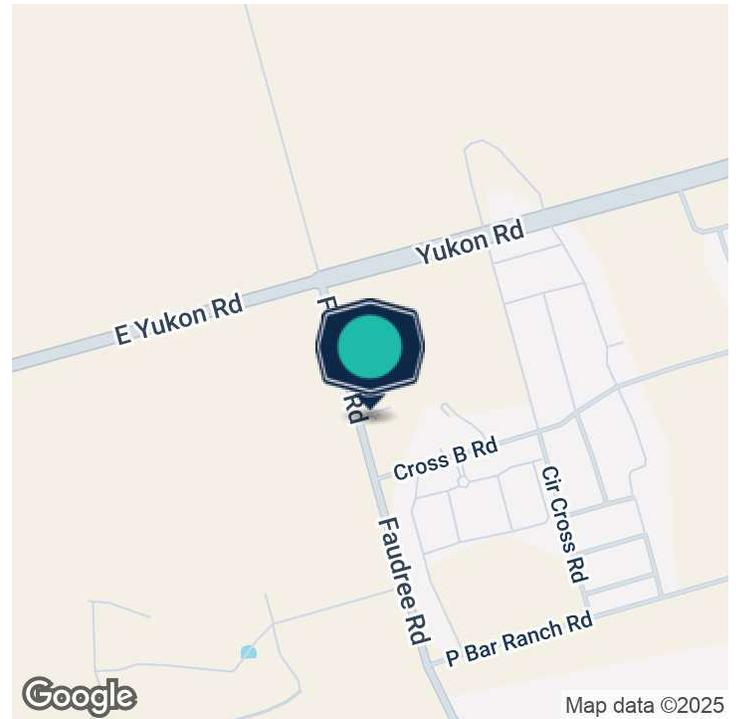
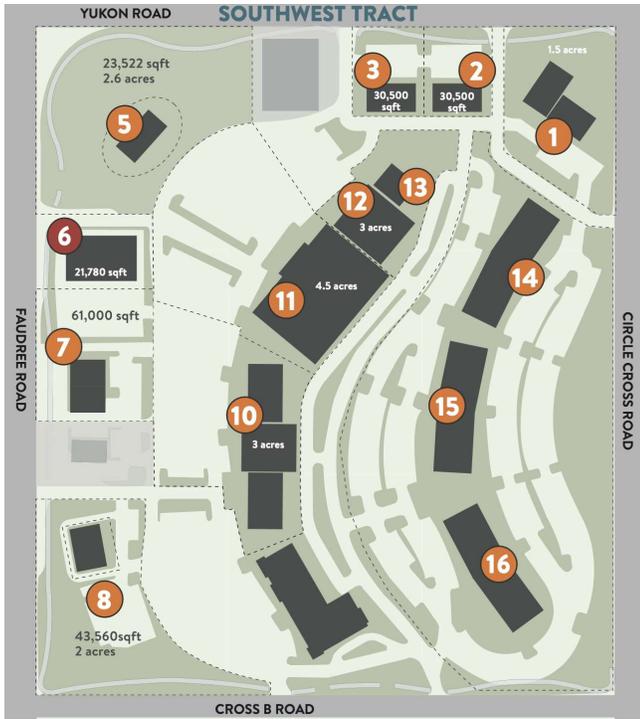
For more information:

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NORTH WIND CROSSING - NORTH FAUDREE

Parks Bell Ranch North • Retail pad sites • Faudree Road frontage



OFFERING SUMMARY

Sale Price:	Subject to Offer
Lot Size:	0.5 to 23 acres
Zoning:	Commercial
Market:	WEST TEXAS , PERMIAN BASIN

PROPERTY OVERVIEW

North Wind Crossing offers the Permian Basin a space for commercial development. The available land would provide expansion space for a major corporation that gains support from residents and the workforce. The space to be built will provide businesses with an opportunity to grow and reach a new customer base.

PROPERTY HIGHLIGHTS

- Land - 22,000 square feet
- Retail Pad(s), Office tracts
- Drive-Thru available
- Opportunity in master planned community

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NORTH WIND CROSSING - NORTH FAUDREE



Property Details • Lot development • Flexible for expansion

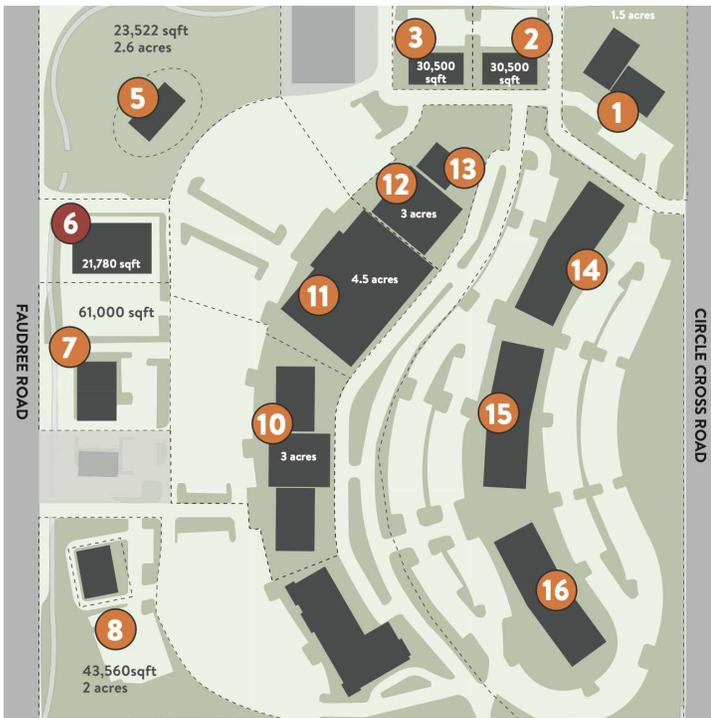
Sale Price **\$294,025 - \$4,655,670**

LOCATION INFORMATION

Building Name North Wind Crossing - North Faudree
Street Address 6900 N Faudree Rd
City, State, Zip Odessa, TX 79765
County Ector
Market Odessa, TX

PROPERTY INFORMATION

Property Type Land
Property Subtype Retail
Zoning Commercial/Retail
Lot Size 23 Acres
Corner Property Yes

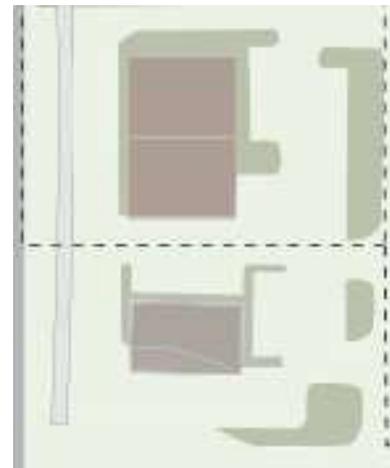
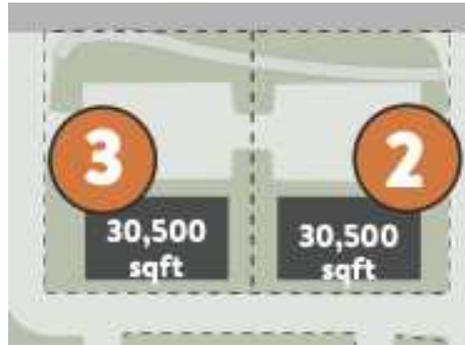


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NORTH WIND CROSSING - NORTH FAUDREE

West Texas • E Yukon Road & N Faudree Road • Pad developments

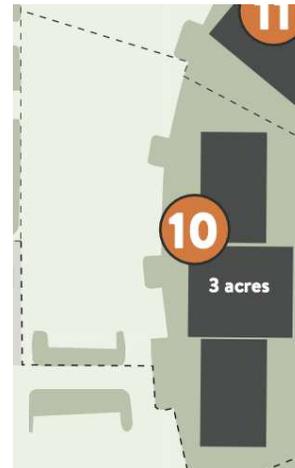
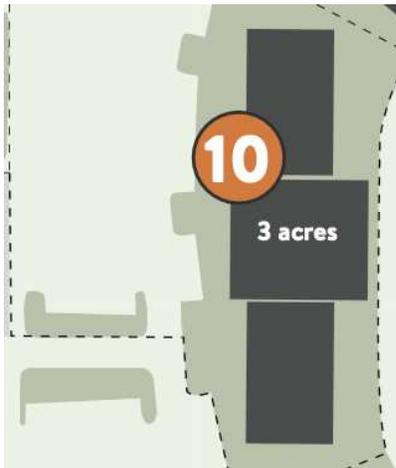
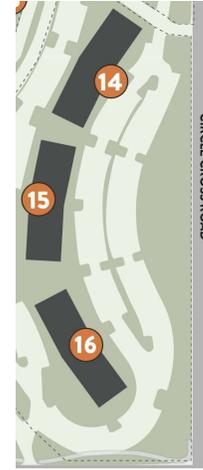
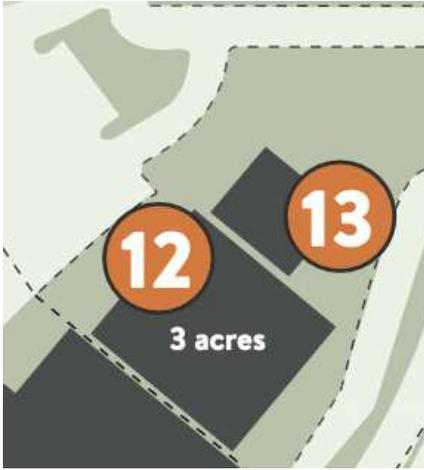


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NORTH WIND CROSSING - NORTH FAUDREE

West Texas • Interior Lots • N Faudree & E Yukon Rds



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NORTH WIND CROSSING - NORTH FAUDREE

Retailer Map • Restaurant, Banking, Convenience • Rapid Transit

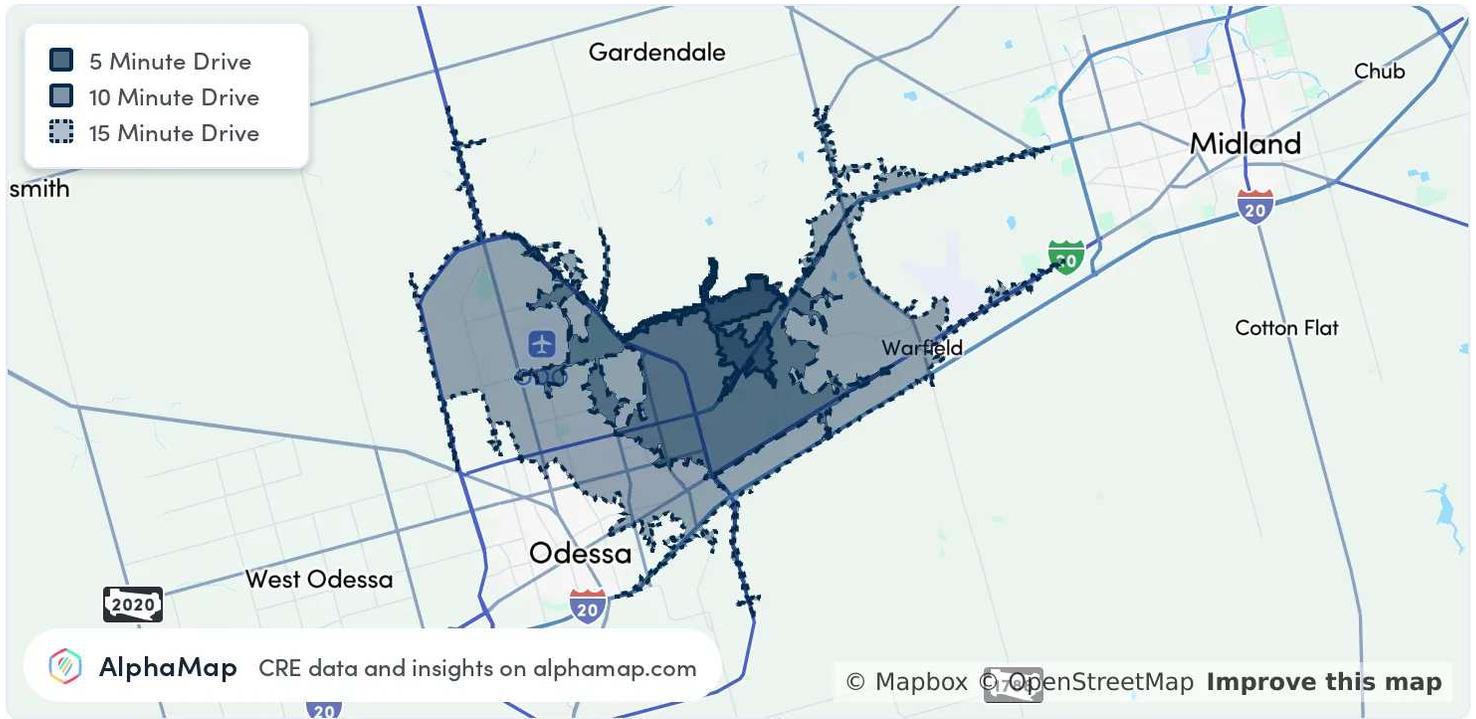


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NORTH WIND CROSSING - NORTH FAUDREE

Area Analytics • Drive times • Rapid Transit



POPULATION

	5 MINUTES	10 MINUTES	15 MINUTES
Total Population	2,421	23,244	80,651
Average Age	35	37	36
Average Age (Male)	34	36	35
Average Age (Female)	36	38	37

HOUSEHOLD & INCOME

	5 MINUTES	10 MINUTES	15 MINUTES
Total Households	928	9,181	29,823
Persons per HH	2.6	2.5	2.7
Average HH Income	\$134,195	\$111,256	\$93,409
Average House Value	\$740,659	\$415,872	\$288,842
Per Capita Income	\$51,613	\$44,502	\$34,595

Map and demographics data derived from AlphaMap

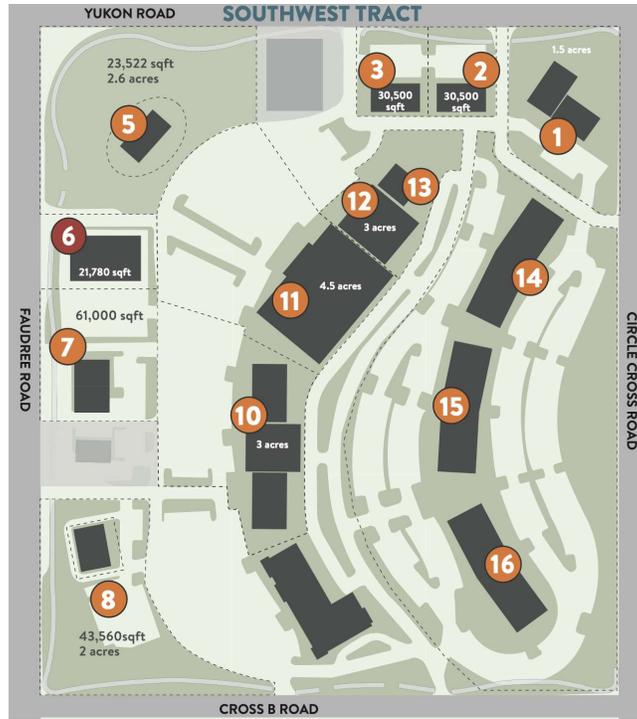
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NORTH WIND CROSSING - NORTH FAUDREE

Lot development • Land options • Retail and Office sites



OF LOTS 14 | TOTAL LOT SIZE 0.54 - 18.27 ACRES | TOTAL LOT PRICE \$294,025 - \$4,655,670 | BEST USE OFFICE/RETAIL LOTS

STATUS	LOT #	ADDRESS	APN	SUB-TYPE	SIZE	PRICE	ZONING
Available	1	SWC Circle Cross/Yukon Road Intersection		Retail-Pad	1.15 Acres	\$750,000	Commercial/Retail
Available	2 & 3	SEC of Yukon Road and Faudree		Retail-Pad	61,000 SF	\$500,000	Commercial/Retail
Available	5	SEC Faudree Rd and Yukon Road		Retail-Pad	23,522 SF	\$294,025	Commercial/Retail
Available	7	Faudree Road		Retail-Pad	61,000 SF	\$503,250	Commercial/Retail
Available	8	NEC Faudree Road and Cross B Road		Retail-Pad	43,560 SF	\$784,080	Commercial/Retail
Available	10			Retail	3 Acres	\$1,044,135	Retail- Commercial
Available	11			Retail	4.5 Acres	\$1,078,110	Retail - Commercial
Available	12 & 13			Retail	3 Acres	N/A	
Available	14, 15, & 16	Circle Cross Road		Office	18.27 Acres	\$4,655,670	Commercial - Office

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