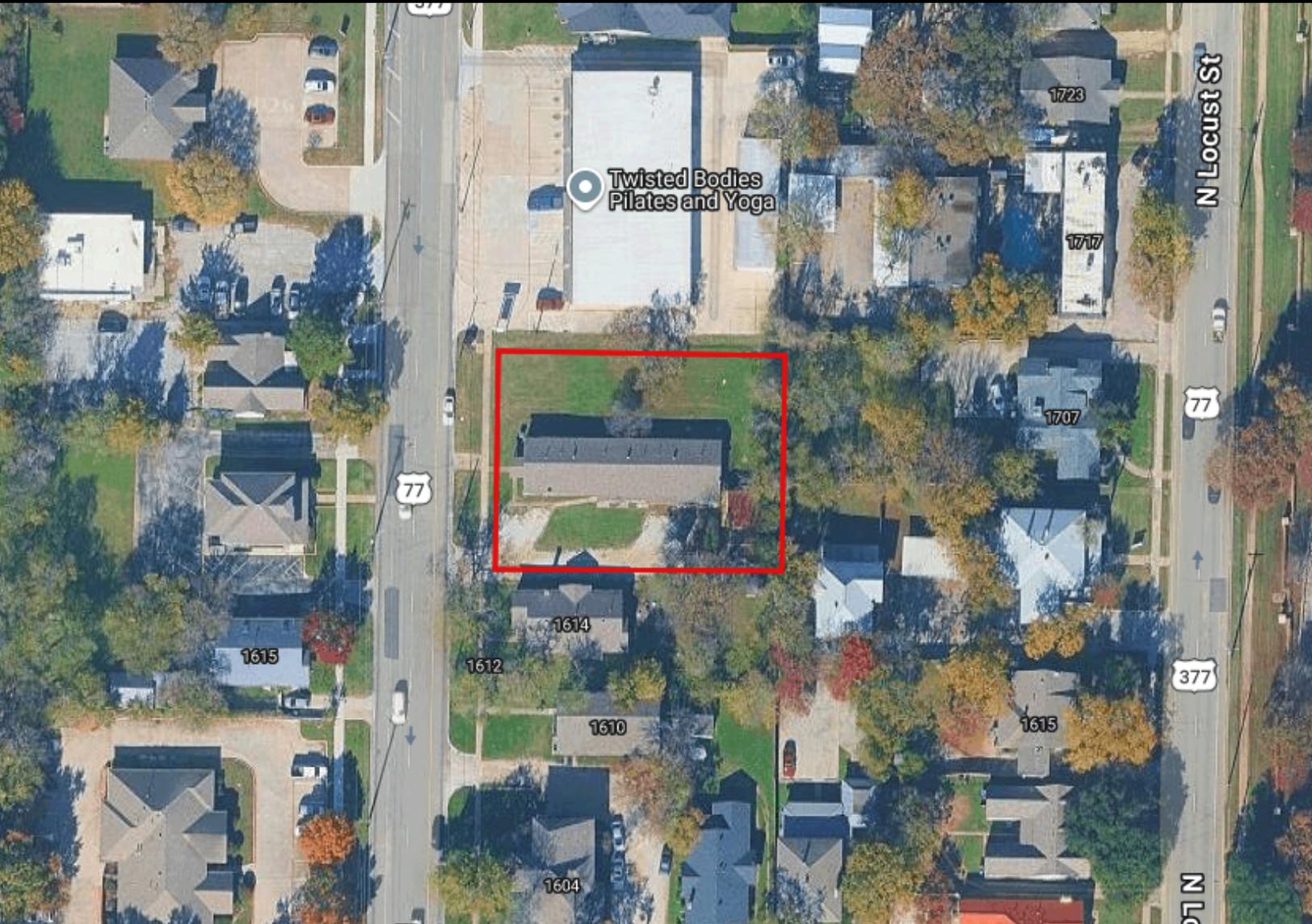


±0.44 ACRES OF LAND

1624 N ELM ST
DENTON, TX 76201

FOR SALE



PROPERTY DETAILS

- ±0.44 ACRES
- MN ZONING
- GAS (INDIVIDUALLY METERED), WATER, AND ELECTRIC
- SALE PRICE \$480,000

MITCHELL WARNOCK
ASSOCIATE
(940) 535-4879 DIRECT
(972) 386-1404 MOBILE
MWARNOCK@HENRYSMILLER.COM

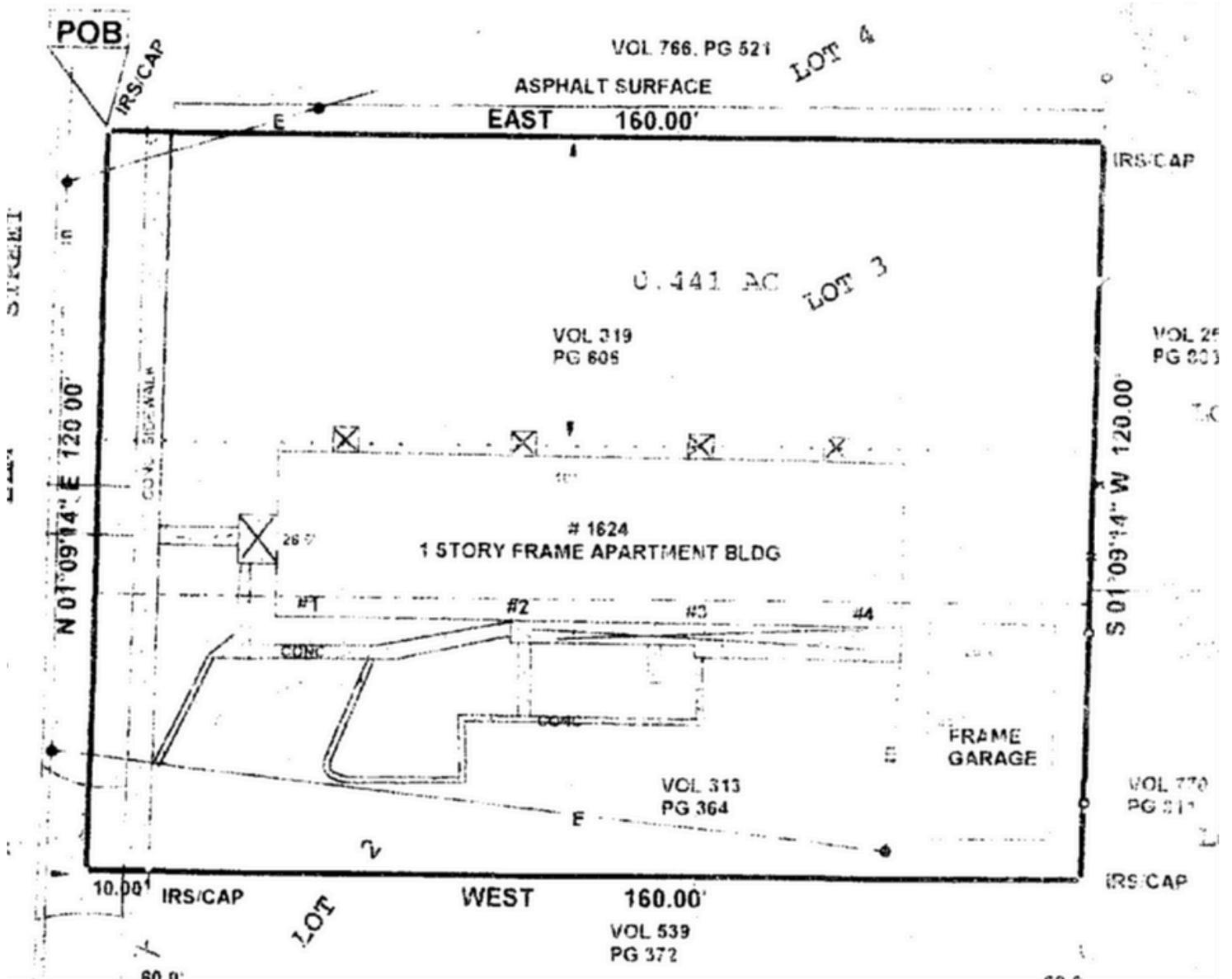
HENRY S. MILLER BROKERAGE, LLC
5151 BELT LINE RD
SUITE 900
DALLAS, TX 75254
WWW.HENRYSMILLER.COM





SITE PLAN

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REDEVELOPMENT CONCEPTS

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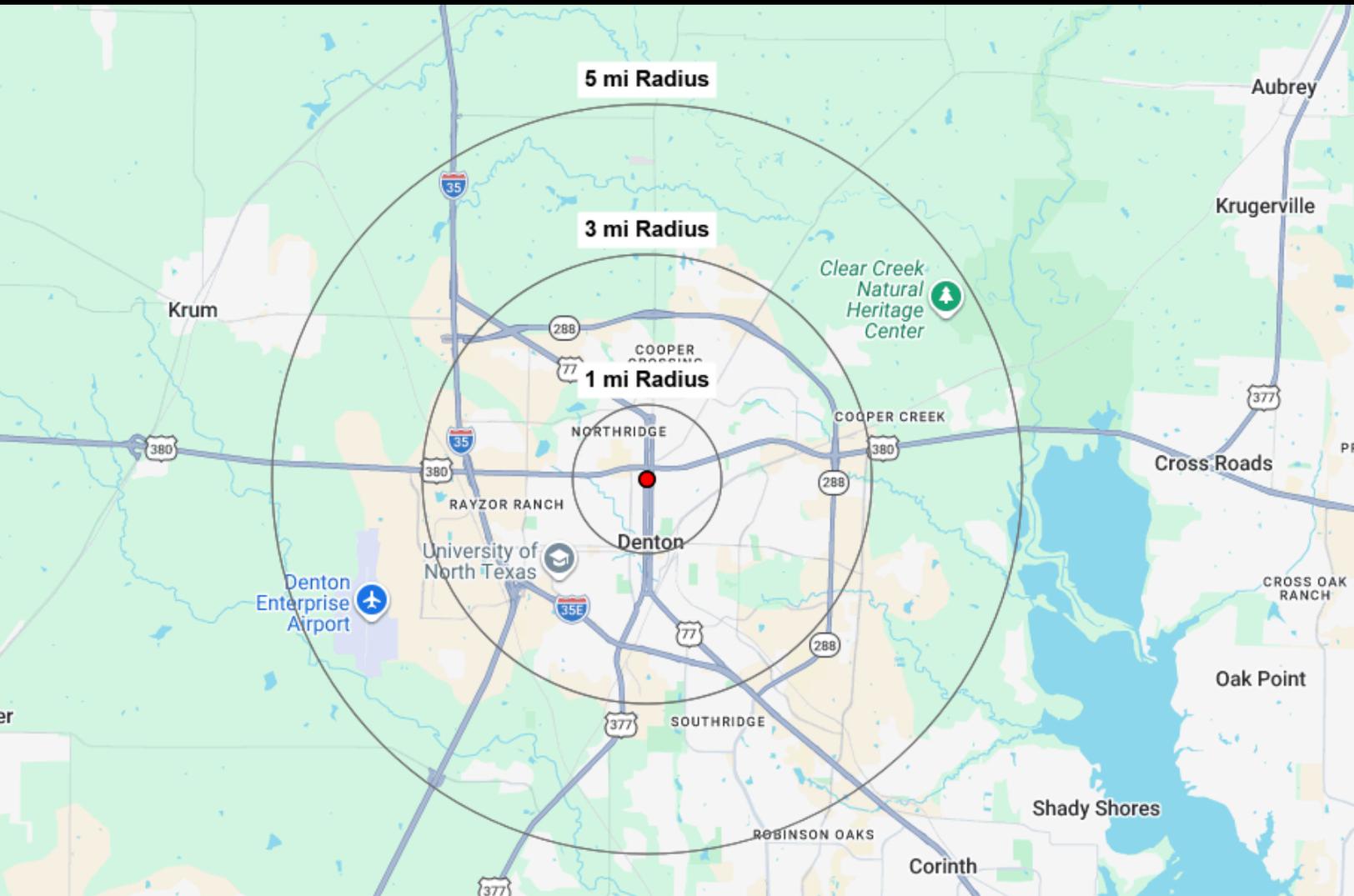
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DEMOGRAPHICS

1624 N ELM ST
DENTON, TX 76201



 2025 ESTIMATED POPULATION	
1 MILE	12,381
3 MILES	96,014
5 MILES	136,646

 2025 ESTIMATED HOUSEHOLDS	
1 MILE	5,175
3 MILES	41,794
5 MILES	56,894

 2025 ESTIMATED AVERAGE HOUSEHOLD INCOME	
1 MILE	\$87,835
3 MILES	\$84,503
5 MILES	\$94,268

 2025 ESTIMATED DAYTIME EMPLOYEES	
1 MILE	8,660
3 MILES	31,759
5 MILES	48,385

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