



FOR LEASE

MERRITT
CAPITAL
PARTNERS

Nacogdoches Marketplace II

Nacogdoches, Texas



Location: 4909 and 4919 North Street
Nacogdoches, TX 75965

Building Area: 83,957 sf

Demographics (ESRI):	1 Mile	3 Mile	5 Mile
2025 Population	8,326	35,326	51,500
2025 Average HH Income	\$43,100	\$41,500	\$48,500



Tenants:



CONTACT

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**Nacogdoches Marketplace II
Shopping Center**

Nacogdoches, Texas



The Information contained herein was obtained from sources deemed reliable; however, Merritt Capital Partners makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors; omissions; change of price, prior to sale or lease; or withdrawal without notice.



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Nacogdoches Marketplace II Shopping Center

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**Nacogdoches Marketplace II
Shopping Center
NOW LEASING!**

Web Address: merritt-capital.com

BUILDING SIZE:

84,061 sf

RATE:

\$16-18 per square foot (in line spaces)

\$7-8 per square foot (anchor space)

EXPENSES:

Taxes: \$ 4.14

Insurance: \$ 0.90

CAM: \$ 3.10

Triple Nets: \$8.14 per square foot

AVAILABLE SPACES:

Suite 109 – 3,200 sf



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Nacogdoches Marketplace II Shopping Center Nacogdoches, Texas



SALLY
BEAUTY SUPPLY

SportClips
HAIRCUTS

**SHOE
DEPT.**

GAME X CHANGE

WALLACE
FINANCE

maurices

VACANT
Suite 109
3,200 SF

← AVAILABLE

Pro Nail

Urgent Doc
Urgent Care Clinic

Grim's Fiction



Signarama
The way to grow your business.

State Farm



petsense

verizon

