



# 428 NE Wilshire Blvd

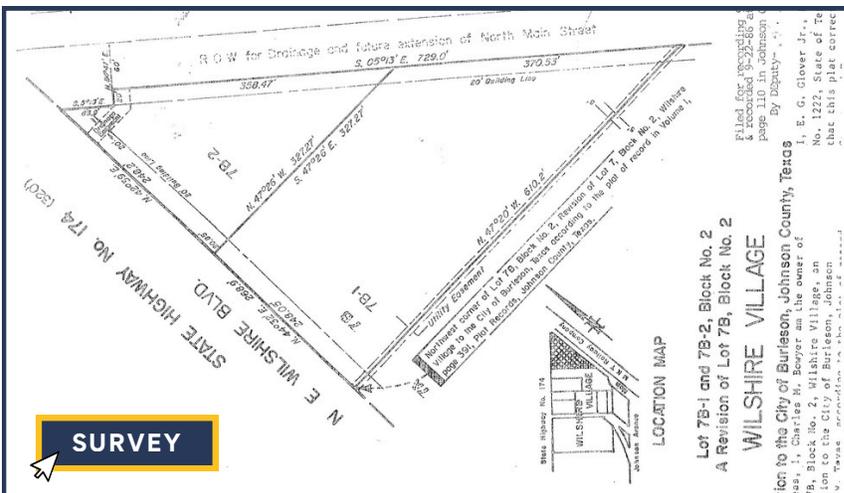
INVESTMENT & DEVELOPMENT OPPORTUNITY  
± 1.07 ACRES COMMERCIAL LAND | ZONED INDUSTRIAL

**CONTACT BROKER FOR PRICE**  
Justin Owen, Sr. VP  
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## PROPERTY DETAILS:

- Price: Contact Broker
- Development Opportunity
- Located at the entrance to Burleson, TX
- Frontage on Wilshire Blvd.
- Minutes from I-35
- Strategically located near Old Town, The Depot on Main and many other retail and residential neighborhoods.
- Industrial zoning allows for a wide range of uses.
- Excellent visibility with high traffic counts, providing strong exposure for future development



# Commercial Land For Sale in Burleson, TX

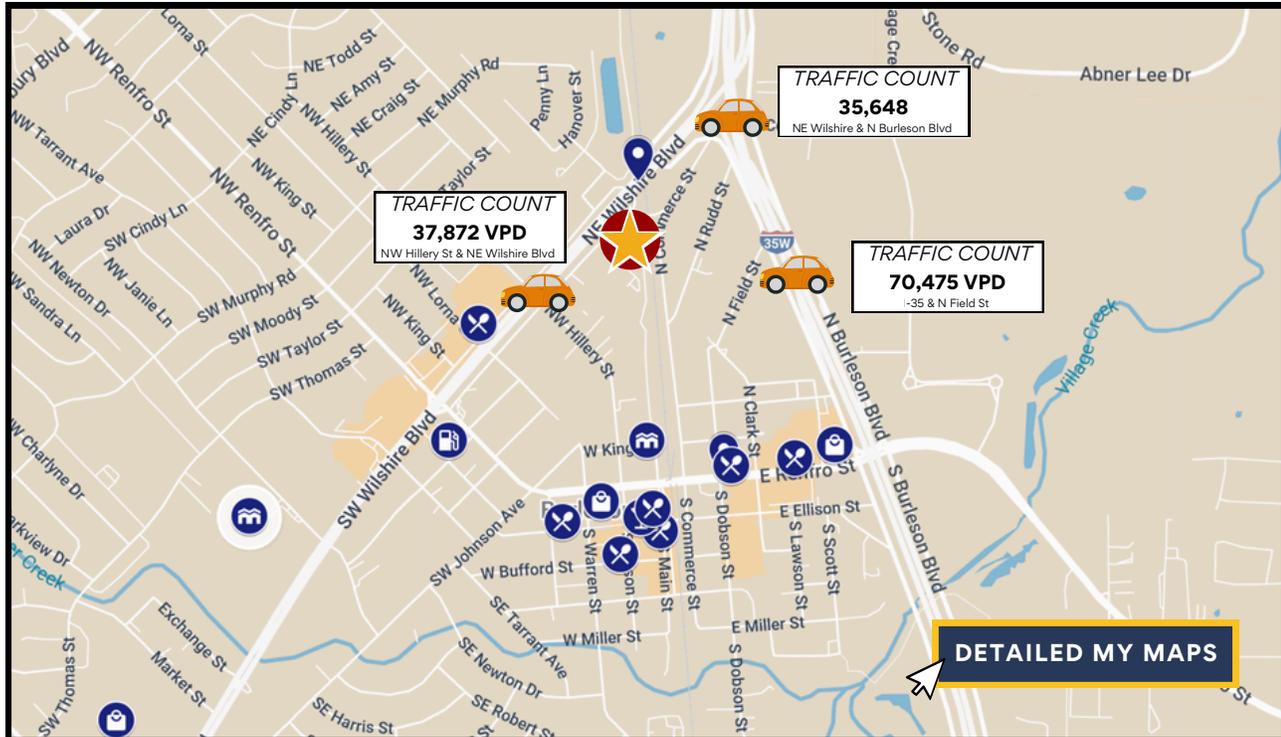
ABOUT THE AREA:

ZONED INDUSTRIAL

Located at the entrance to Burleson, TX, 428 NE Wilshire Blvd offers excellent visibility and frontage along Wilshire Boulevard, one of the city's primary commercial corridors connecting directly to I-35W. The site is **minutes from Old Town Burleson** and The Depot on Main, surrounded by expanding residential neighborhoods and established retail. Within a **1-mile radius, the population has grown over 15% since 2020 and is projected to increase another 18% by 2029**, supported by a median household income of \$63,800 and an average of \$82,000. More than 6,200 daytime employees work nearby across healthcare, retail, and professional services. This strong consumer base and continued development make the location ideal for a wide range of industrial or commercial uses.

## POINTS OF INTEREST

- Depot on Main
- Babe's Chicken
- Old Texas Brewing Company
- E Renfro St
- Ol' South Pancake House
- Old Town Station
- Frescos Cocina Mexicana
- The Porch
- Lone Star Bar & Grill
- Fuzzy's Taco Shop
- Burleson Farmer's Market
- NE Wilshire
- Hobby Lobby
- Taco Casa
- Crestbook Apartments
- QuikTrip



RADIUS	2 MILE	5 MILE	10 MILE
2029 Population Estimate	36,389	125,170	431,198
2029 Households Estimate	13,406	43,512	146,358
Avg. Household Income	\$93,155	\$101,872	\$90,211

## NORTH TEXAS ACCOLADES

"IN TEXAS, WE WANT BUSINESSES TO SUCCEED. WHEN BUSINESSES SUCCEED, TEXANS SUCCEED."

- GOVERNOR GREG ABBOTT

Airport Satisfaction  
**DFW**  
**#4** Mega Airport  
**Dallas Love Field**  
**#4** Large Airport  
J.D. Power, 2023

**DRC**  
 DALLAS REGIONAL CHAMBER  
**NATIONAL CHAMBER OF THE YEAR**

**U-HAUL**  
 Texas ranked as a leading Growth State in America for 2024

**#11**  
 Best cities in North America for startups  
StartupBlink, Global Startup Ecosystem Index, 2023

**TOP RANKED LOCATION**  
 In 2024, Texas ranked as the state with the Best Business Climate

**Chief Executive BEST STATES FOR BUSINESS 2024**  
 Texas named the nation's 'Best State for Business' for the 20th consecutive year

**W**  
**WalletHub**  
 Texas ranked as one of the most diverse states in the U.S.



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My Information About Brokerage Services

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