

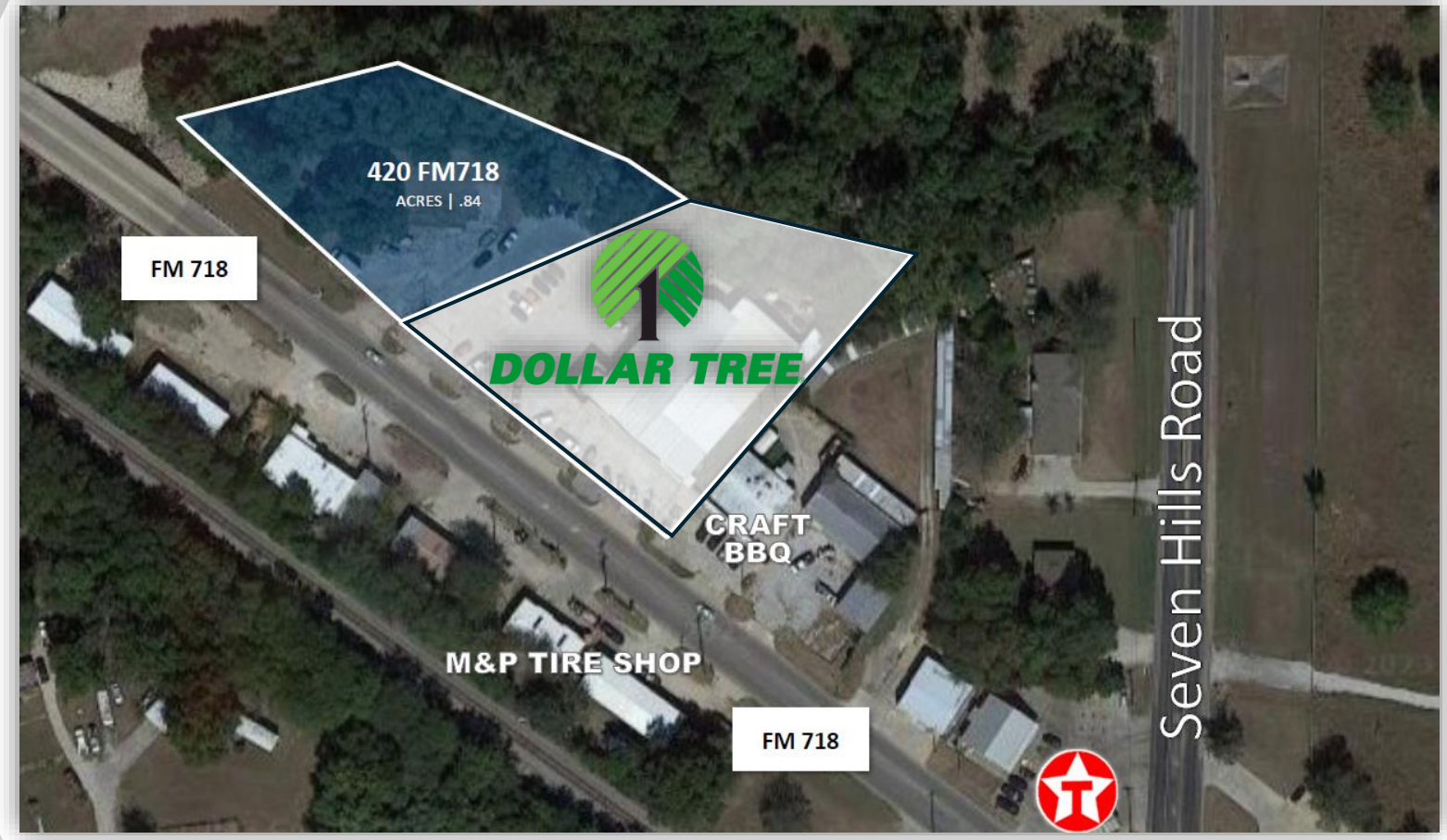


CHANDLER
REAL ESTATE
INVESTMENTS

Nathan Chandler
817-829-7650
Nathan@ChandlerREI.com
Broker #0553839

420 FM 718, NEWARK, TEXAS 76071

FOR SALE OR GROUND LEASE +/- 34,850 Sq. Ft. Pad





Chisholm Trail Middle School

TACO CASA
SUBWAY
DOLLAR GENERAL
DQ
Pinnacle Bank

114 TEXAS

35

114 TEXAS

TEXAS MOTOR SPEEDWAY

FM718



Rolling V Ranch

287

Tanger Outlets
IHOP
Burger King
Sonic
IHOP

Walsh Properties

BNSF RAILWAY

Alliance Airport

35

Kenneth Copeland Airport

AVONDALE HASLET RD

U-HAUL
McDonald's
O'Reilly
Walmart
DISCOUNT TIRE DIRECT
SONIC
PIZZA PLACE

DynCorp INTERNATIONAL

170

EAGLE MOUNTAIN LAKE

287

35

Texas Health Resources

QT



AREA HIGHLIGHTS

DR Horton | Bluestem
- 1,200 Homes

PBM Capital | Rolling V Ranch
- Master planned Community
- 3,400 acres
- \$3.5B Residential Development
- 10,000 Homes

Multiple Area Schools

Walsh Properties

Kenneth Copeland Ministries

LOCATION

25 MIN | Fort Worth

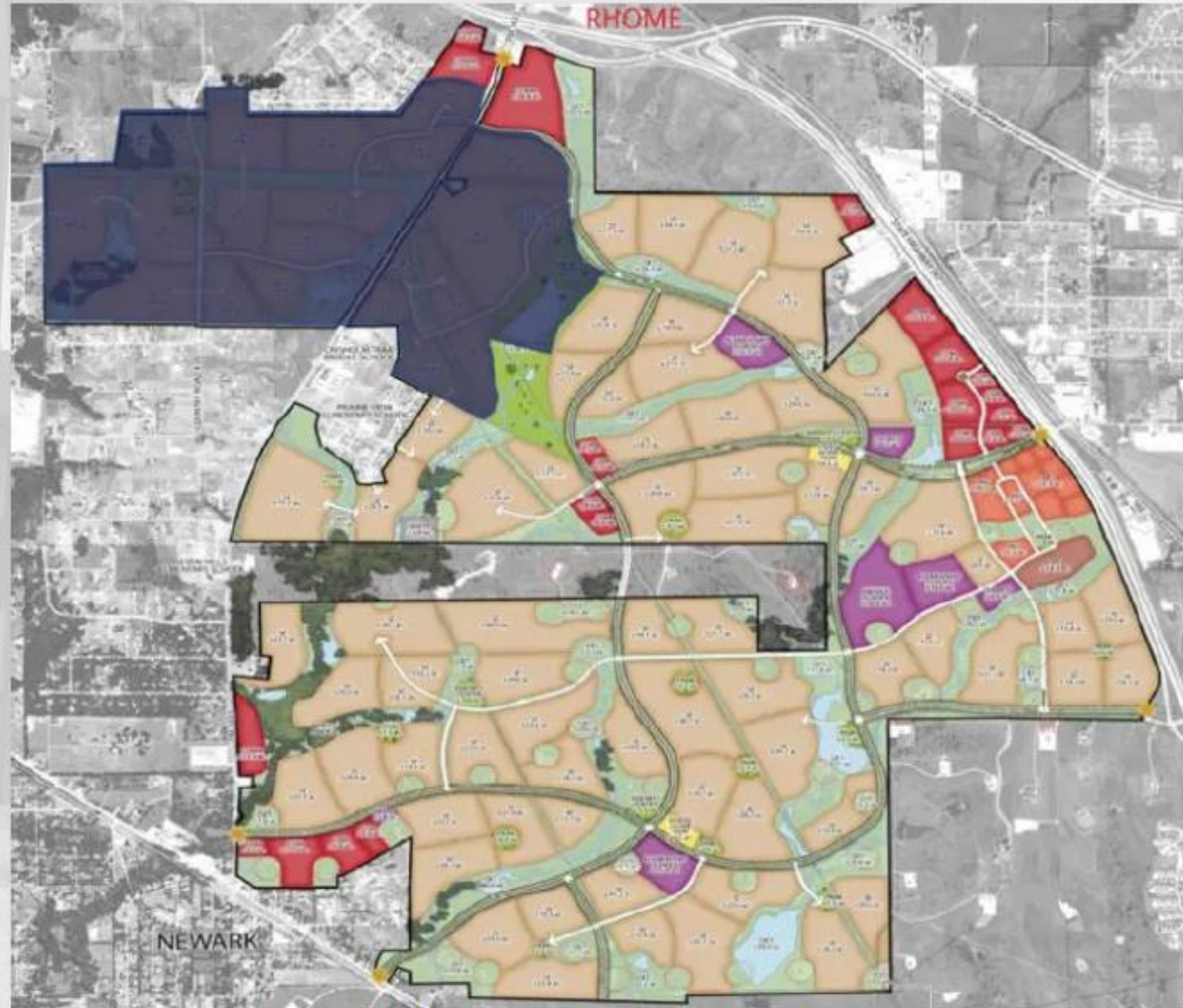
15 MIN | Tanger Outlets

15 MIN | Texas Motor Speedway

15 MIN | Eagle Mountain Lake

21 MIN | Alliance Town Center

ROLLING V RANCH | PHASE 1 STARTED



PENDING DEVELOPMENT – The former Rolling V Ranch is now named Reunion. The first 300 homes in the proposed 10,000-home development are expected to be under construction in 2022. *Messenger* archive photo

COMMERCE

250+ Major Companies & Headquarters
70+ announced in 2020 & 2021 to Expand or Relocate to DFW



#1 in the country for 3-year job growth (185,600 jobs)
#1 in the country for job recovery to pre-pandemic high (3,951,900 jobs)
BLS, Dec. 2021

4 Global 500 Companies
Fortune, 2021
9 World's Most Admired Companies
Fortune, 2022
22 Fortune 500 Companies



DFW AREA GROWTH

50%
LOWER COST OF LIVING
With a lower cost of living than the top three U.S. Metros.

+7.2%
EMPLOYMENT GROWTH
With a year over year gain of 277,600 jobs as of July 2022

+328

people per day (2020)



1,302,041

added in 2010-2020

7,694,138

TOTAL POPULATION

11,200,000

Population by 2045

4TH LARGEST METRO IN U.S. OVER 200 CITIES



HIGHER EDUCATION

Three
Research 1
Universities

UNT
UNIVERSITY OF NORTH TEXAS

UTD
THE UNIVERSITY OF TEXAS AT DALLAS

UNIVERSITY OF TEXAS AT ARLINGTON

Carnegie Classification of Institutions of Higher Education R-1: Doctoral Universities

30 Higher Education Institutions

15 Major Universities Including:

TCU
SMU



HEALTH CARE

138 HOSPITALS & FACILITIES with Acute Care
32 MAJOR HOSPITALS
23 HEALTHCARE SYSTEMS