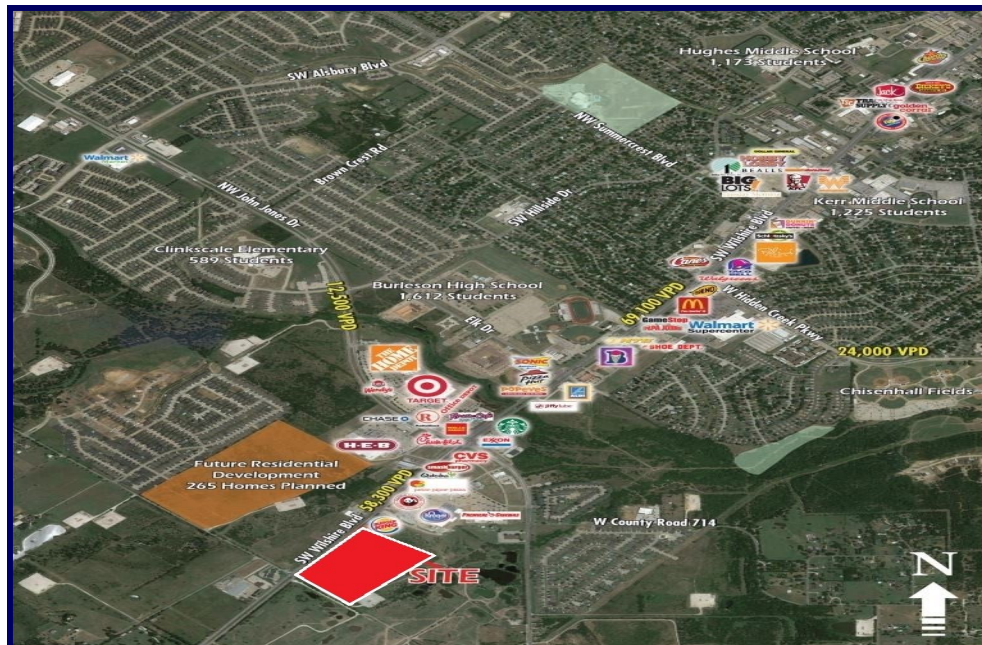


FOR SALE

COMMERCIAL LAND - BURLESON, TX

PROPERTY INFO:

- +/- 11 AC zoned General Retail
- +/- 1 AC Pad Sites Fronting Wilshire Blvd
- Frontage on Wilshire Blvd/Hwy 174
- Future Hulen Rd Extension will create Hard Corner



LOCATION:

SE quadrant of Hwy 174 & Hwy 731. This property is next to Burleson Commons, a 165,000sf retail development that includes CVS, a 14 screen theater, and new Kroger Marketplace. Across the street is HEB Grocery Store and Chick-fil-A. This intersection also includes Target, Home Depot, Office Depot. Hwy 174 is the major route to the new residential growth area to the south and to Joshua and Cleburne.

DEMOGRAPHICS (2020):

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population:	5,977	43,152	88,981
2010-2020 Pop Growth:	52%	29%	27%
Avg. Household Income:	\$95,488	\$95,078	\$94,043

For More Information Contact:

Patrick O'Toole at 214.769.1755, potoole@grayandcorealtors.com
or

Jeremy Gray at 214.498.2979, jgray@grayandcorealtors.com

GRAYCO REALTY, INC.
4300 MacArthur Ave. Ste 175
Dallas, TX 75209
www.grayandcorealtors.com

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