



FOR SALE

1146 W TRINITY MILLS RD

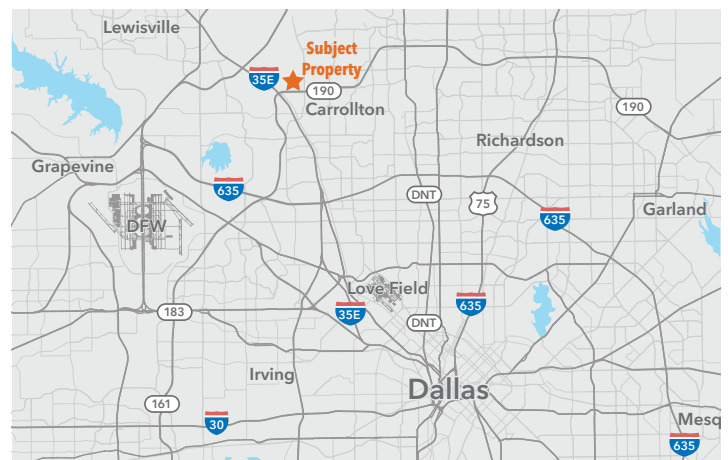
CARROLLTON, TEXAS

KEY FEATURES

- 3.25 Acres Raw Land
- Zoned for Multifamily with no maximum number of units
- Zoned for Hotel (Full Service & Limited Service)
- Convenient location on George Bush Turnpike
- Short commute to North Dallas Tollway, Hwy 121, I-35E, DFW Airport
- Improved access with recently completed Dickerson Pkwy Overpass
- Two-minute drive to Trinity Mills Station Park & Ride
- Trinity Mills Station services DART Green Line and Denton County A-Train and will be the hub of a major Transit Oriented Development

DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population	5,118	100,699	301,183
Average Income	\$119,953	\$101,120	\$98,972
Daytime Pop	10,123	89,067	300,836



FOR INFORMATION

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