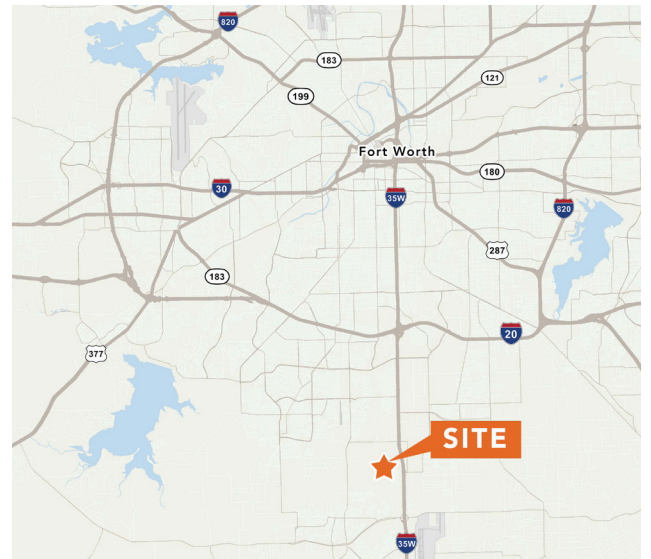


I-35W RETAIL PADS

NWQ I-35W & MCPHERSON BLVD-GARDEN ACRES DR | FORT WORTH, TEXAS

KEY FEATURES

- ◆ Site: +/- 2.5 Combined Acres
Lot 2R3 - 0.702
Lot 2R4 - 1.798
- ◆ Zoning: "F" - General Commercial
- ◆ Utilities: All to site
- ◆ Price: Please call for pricing



FOR INFORMATION

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I-35W RETAIL PADS

NWQ I-35W & MCPHERSON BLVD-GARDEN ACRES DR | FORT WORTH, TEXAS

MARKET PROFILE

DEMOGRAPHICS

1 Mile

3 Mile

5 Mile



Population 2017 **7,250**
Est. Growth 2017-2022 - **10.31%**

Population 2017 **53,388**
Est. Growth 2017-2022 - **8.59%**

Population 2017 **171,614**
Est. Growth 2017-2022 - **8.12%**



2017 Average Household Income
\$93,160

2017 Average Household Income
\$74,850

2017 Average Household Income
\$76,160



2018 Daytime Population
4,557

2018 Daytime Population
53,309

2018 Daytime Population
146,386

TRAFFIC COUNTS



Interstate 35W
232,086 vpd



TRANSWESTERN DALLAS | 5001 SPRING VALLEY ROAD, SUITE 400W | DALLAS, TX 75244 | 972.774.2500 | TRANSWESTERN.COM

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