

# Westar Commercial Realty

## Listing Agents:

**Kevin Watt**  
(806) 776-1274  
kevin@lubbockwestar.com

**Cliff Watt**  
(806) 776-1271  
cliffbwatt@aol.com



## See Agent About Phase II



## Cooper Plaza 118th & Indiana Ave, Lubbock, TX

Lease Rate: ..... End Caps: \$19/SF + CAM  
Interior Space: \$18/SF + CAM  
Lease Term:..... 5-10yr  
Finish Out:..... \$25/SF Allowance for Qualified Tenants  
Estimated Delivery Date:..... September 2017  
Divisible SF: ..... 1,750 SF - 12,250 SF

- \* High growth area in rapidly developing South Lubbock
- \* Located in front of Laura Bush Middle School - Cooper ISD
- \* Surrounded by new residential construction
- \* Utilities to site
- \* New Location for Harrigans Restaurant

## Retail For Lease



# 806.797.3231

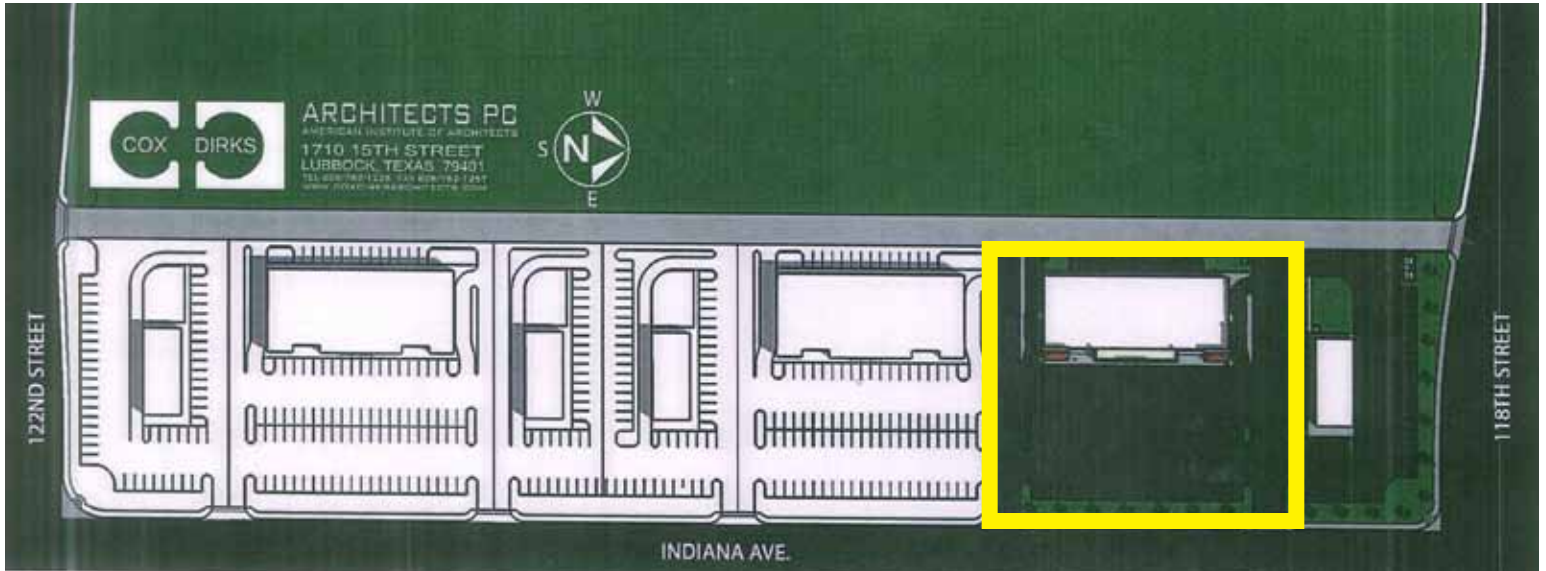
4415 71st, Suite 12 • Lubbock, TX 79424 • 806 793-2130 (Fax)

EVEN though the material in this sales package was gathered from resources deemed reliable, WESTAR COMMERCIAL REALTY, INC. and/or its sales agents, do not take responsibility for any errors or omissions. This sales package is subject to withdrawal or price change without notice.

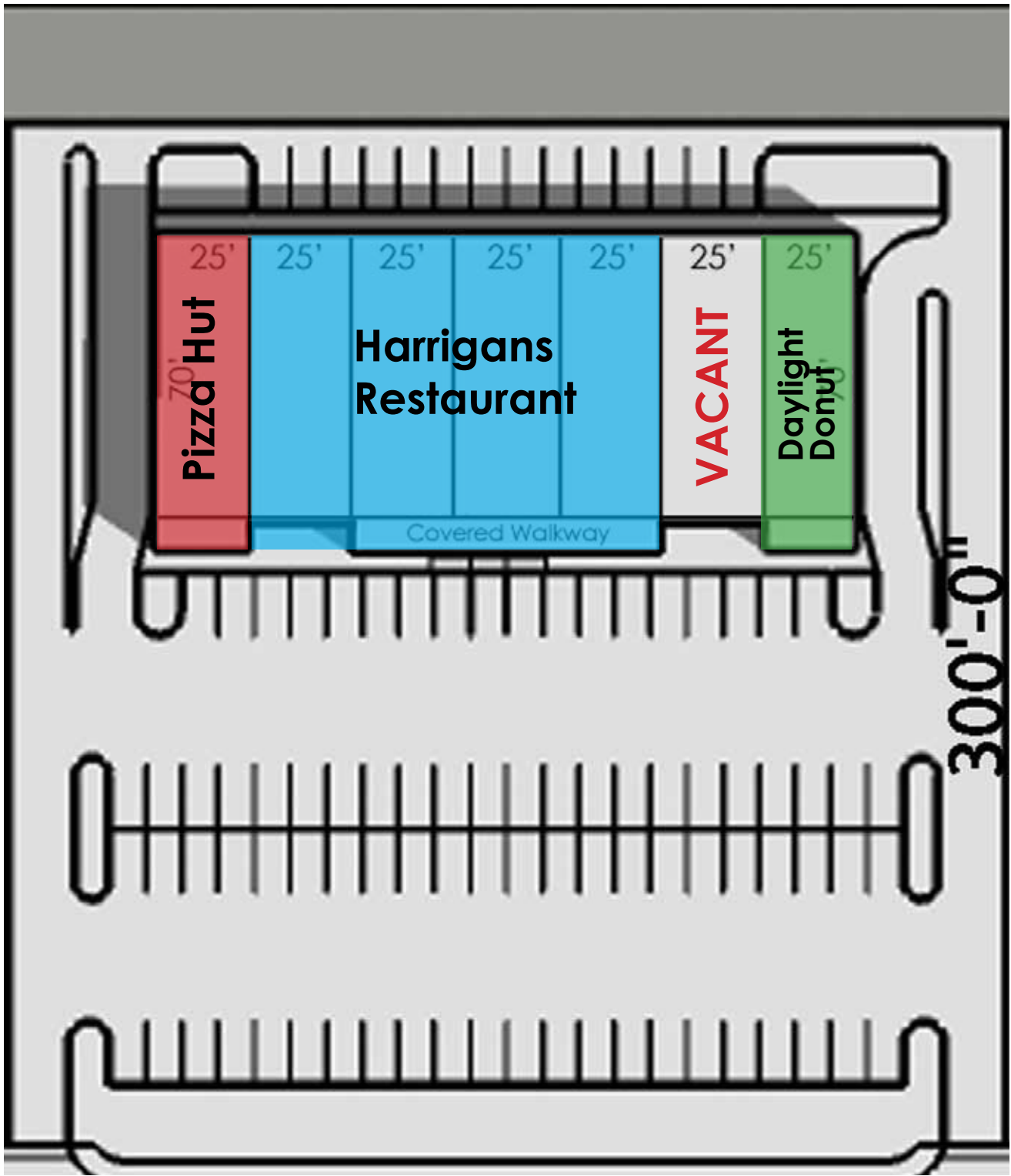
703\_W\_16

www.lubbockwestar.com

# Phase One



## Cooper Plaza

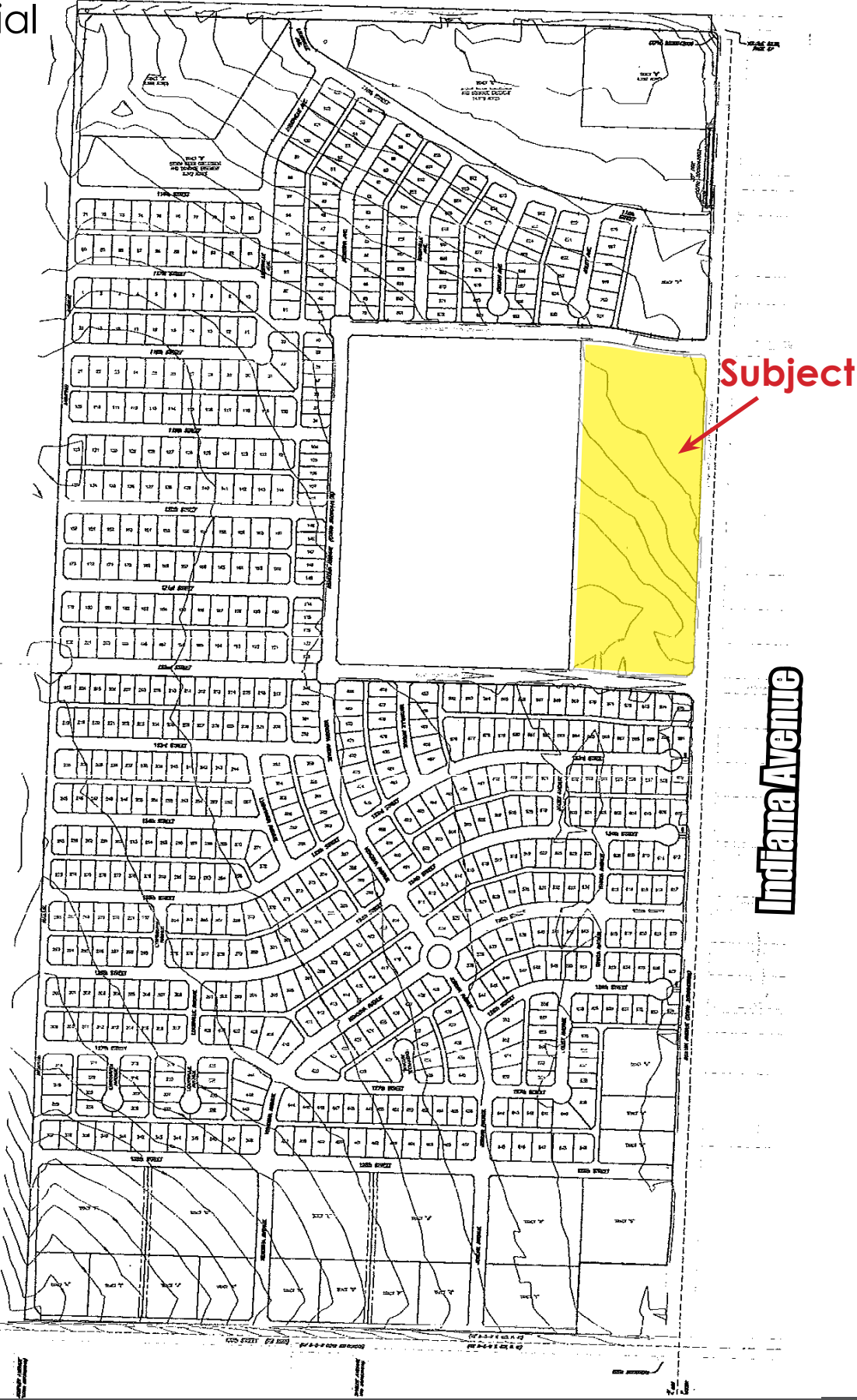




# Aerial



# Future Residential Development



**Indiana Avenue**