



SEC 62ND STREET & MILWAUKEE AVENUE

Lubbock, TX 79424

LAND



QUICK FACTS



PURCHASE PRICE
For Sale & For Lease



TOTAL ACREAGE
5.1 AC



ZONING
Commercial



TRAFFIC COUNT
45,000+ VPD

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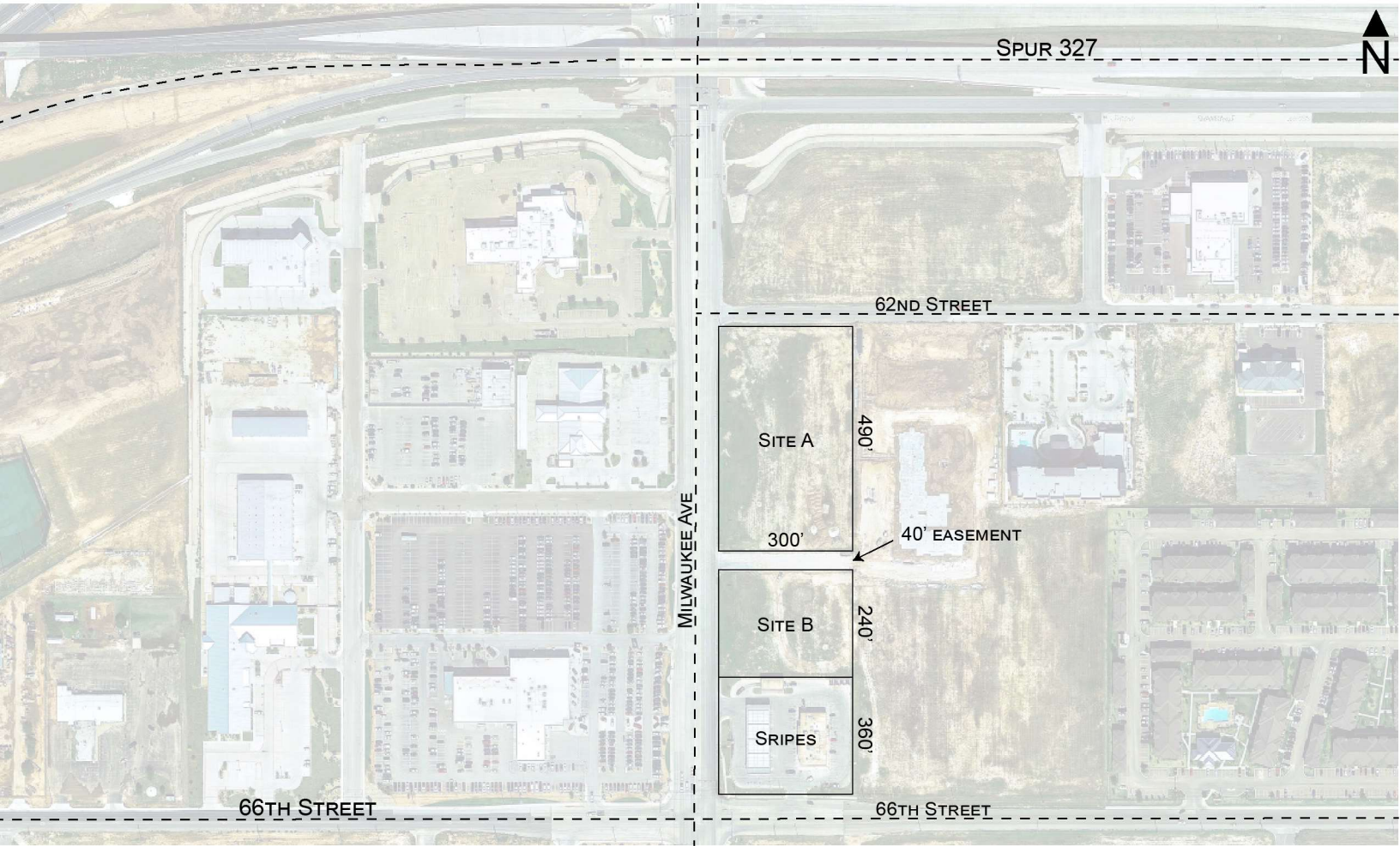
Beau Tucker, CCIM
806.470.3944
BTucker@CBCWorldwide.com
CBCLandMan.com



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Trade Area & Information



LOCATION

Located on the south side of 62nd Street just east of Milwaukee Avenue in Lubbock, TX. This property sits in the heart of the "Milwaukee Corridor".

DESCRIPTION

PRIME development land in the heart of the growth area of southwest Lubbock along the newly created "Milwaukee Corridor". This corridor is the primary avenue of transportation between two high traffic retail centers and has become the most recent major trafficked corridor in Lubbock.

Property is not in the floodplain.

OPTIONS

Tract A: 3.5 Acres - Lease: Build-to-Suit, Ground-Lease, or Sale: \$30 per SF.

Tract B: 1.6 Acres - Lease: Build-to-Suit, Ground-Lease, or Sale: \$30 per SF.

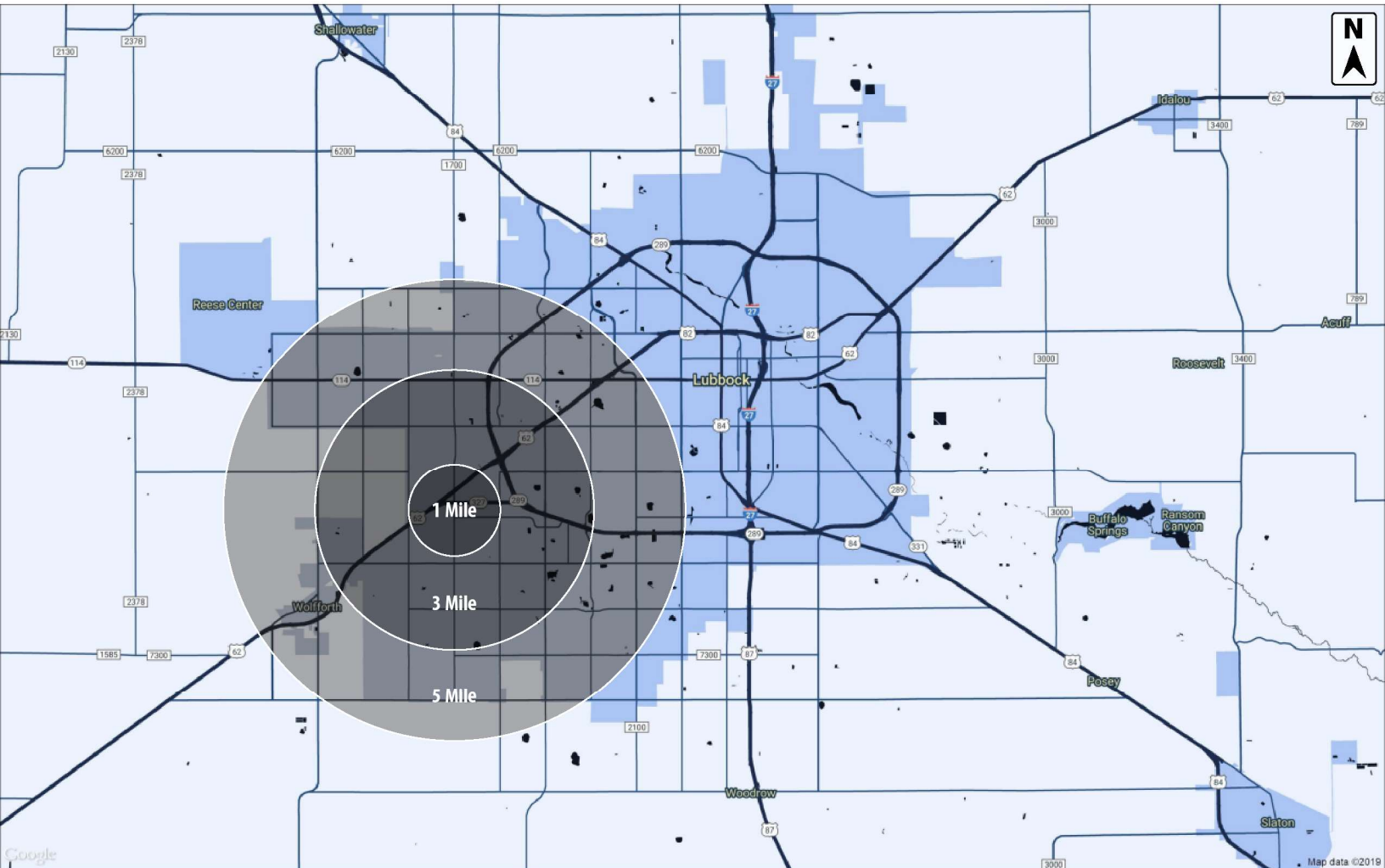


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Demographics



POPULATION

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	3,785	54,127	131,885
MEDIAN AGE	33.4	33.3	34.3
MEDIAN AGE (MALE)	33.1	32.5	33.1
MEDIAN AGE (FEMALE)	34.0	34.2	35.7

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,648	22,507	54,487
# OF PERSONS PER HH	2.3	2.4	2.4
AVERAGE HH INCOME	\$65,465	\$63,867	\$70,689
AVERAGE HOUSE VALUE	\$167,096	\$149,387	\$153,904

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