



HIGHLIGHTS

- 7,000 SF retail center built in 2017
- Located at signalized intersection on Cartwright Rd and FM 1092
- Suite 103 - 1,625 SF (2nd generation clinic)
- Suite 104 - 2,000 SF (divisible)
- Rental Rate: \$21.00 NNN
- CAM: est. \$6.00

AREA RETAILERS



TRADE AREA DEMOGRAPHICS

Within 5 miles



218,300
POPULATION



76,612
HOUSEHOLDS



\$124,654
AVERAGE HOUSEHOLD
INCOME



103,294
DAYTIME POPULATION



FM 1092 AT CARTWRIGHT 38,707 VPD

