



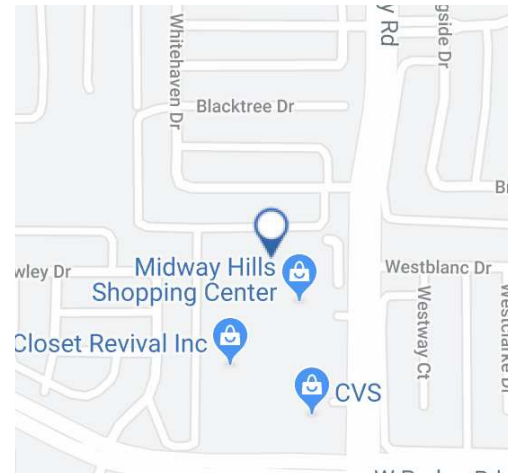
**Multi-Tenant For Lease**

**Total SF: 56,945**  
**Available: 2,450 SF**  
**Total Acres: 8.67**  
**Min Contiguous SF: 1,050**  
**Max Contiguous SF: 2,450**  
**NNN Rate: \$9.58 Per SF**

Wonderfully located at the Northwest corner of Parker Road and Midway Road, across the street from Presbyterian Hospital of Plano and nestled among beautiful residential neighborhoods. This center was completed in 2004. Midway Hills Village is very well established and a busy shopping center which includes retail, physician's offices, and popular restaurants. Midway Hills Village is the perfect location to meet your business' needs.

**Demographics**

2017 - Source: ESRI	1 Mile	3 Mile	5 Mile
Population	15,462	92,693	317,207
Households	7,044	43,449	133,825
Avg Household Income	\$137,377	\$122,734	\$119,174



**Traffic Counts**

Parker Road	23,916 CPD
Midway Road	27,884 CPD
Year: 2017 Source: TXDOT	



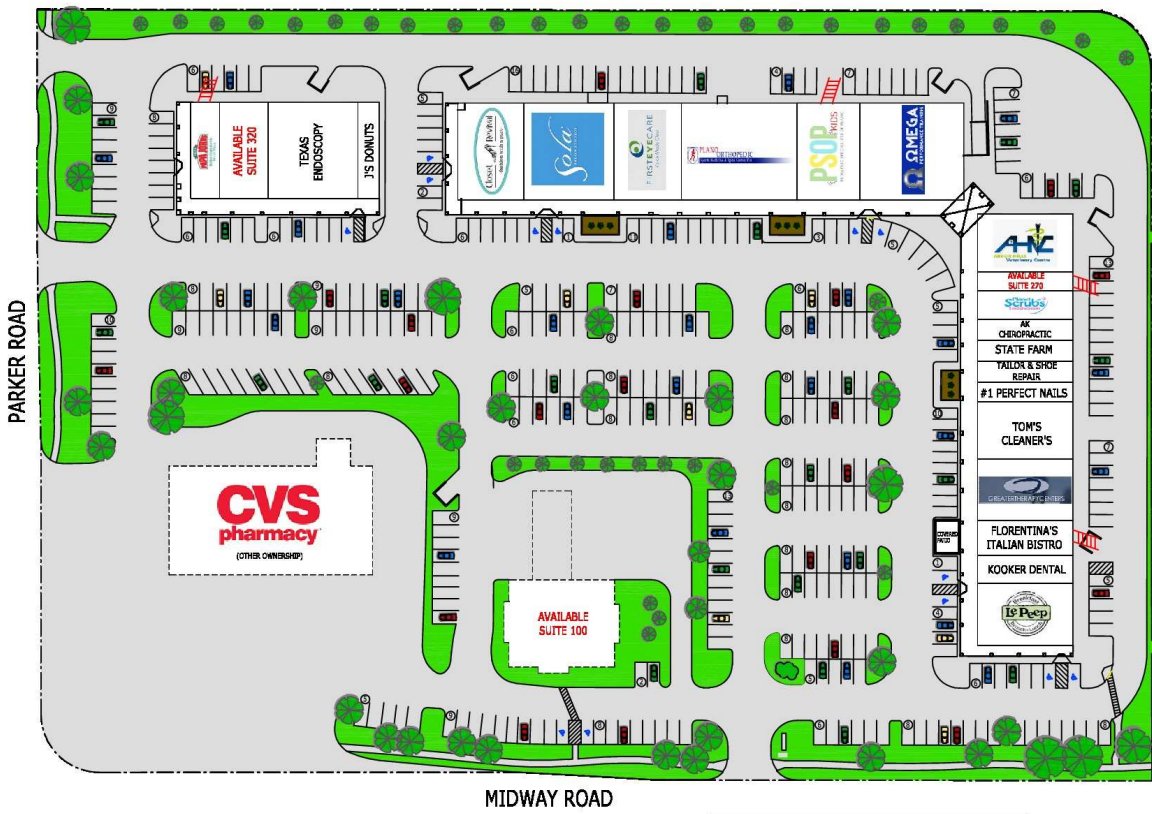
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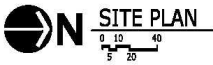
## MIDWAY HILLS SHOPPING CENTER

3401 MIDWAY ROAD, 3501 MIDWAY ROAD, 3405 MIDWAY ROAD, 6405 PARKER ROAD  
DALLAS, TX 75093



**PROPERTY DATA**

3401 Midway Road		
Suite	Tenant	SF
100	AVAILABLE	5,235
LAND		41,472
3501 Midway Road		
Suite	Tenant	SF
120	LE PEEP RESTURANT	3160
130	KOOKER DENTAL	1407.5
148	FLORENTINA'S ITALIAN BISTRO	2302
198	GREATHER THERAPY CENTERS	3150
210	TOM'S CLEANERS	2800
220	#1 PERFECT NAILS	1050
230	TAILOR & SHOE REPIAR	1050
240	JESSICA BROCK STATE FARM	1050
250	AK CHIROPRACTIC	1050
260	PLANET SCRUBS	1400
270	AVAILABLE	1050
290	ARBOR HILLS PET	2957.5
Total		22,427
3405 Midway Road		
Suite	Tenant	SF
400	CLOSET REVIVAL	3360
400CR	CAMERA ROOM	0
420	SOLA SALONS	4592
421	1st EYE CARE WEST PLANO	3310
500	PLANO THERAPY	5888
650	PEDIATRIC SPECIALISTS	3920
690	OMEGA TRAINING	4550
Total		25,620
6405 Parker Road		
Suite	Tenant	SF
300	PAPA JOHNS	1400
320	AVAILABLE	2450
370	TEXAS ENDOSCOPY	4550
380	J DONUT	1050
Total		9450
Total		57,497



**TOTAL SITE DATA (PHASE I AND II)**

EXISTING ZONING:	PD-250 RETAIL
PROPOSED LAND USE:	RETAIL/PHARMACY
LOT AREA (AFTER ROW DEDICATION):	445,144 SF
BUILDING HEIGHT:	SINGLE STORY (35' MAX)

**PARKING TOTALS**

STANDARD:	417
HANDICAP:	13
TOTAL:	430

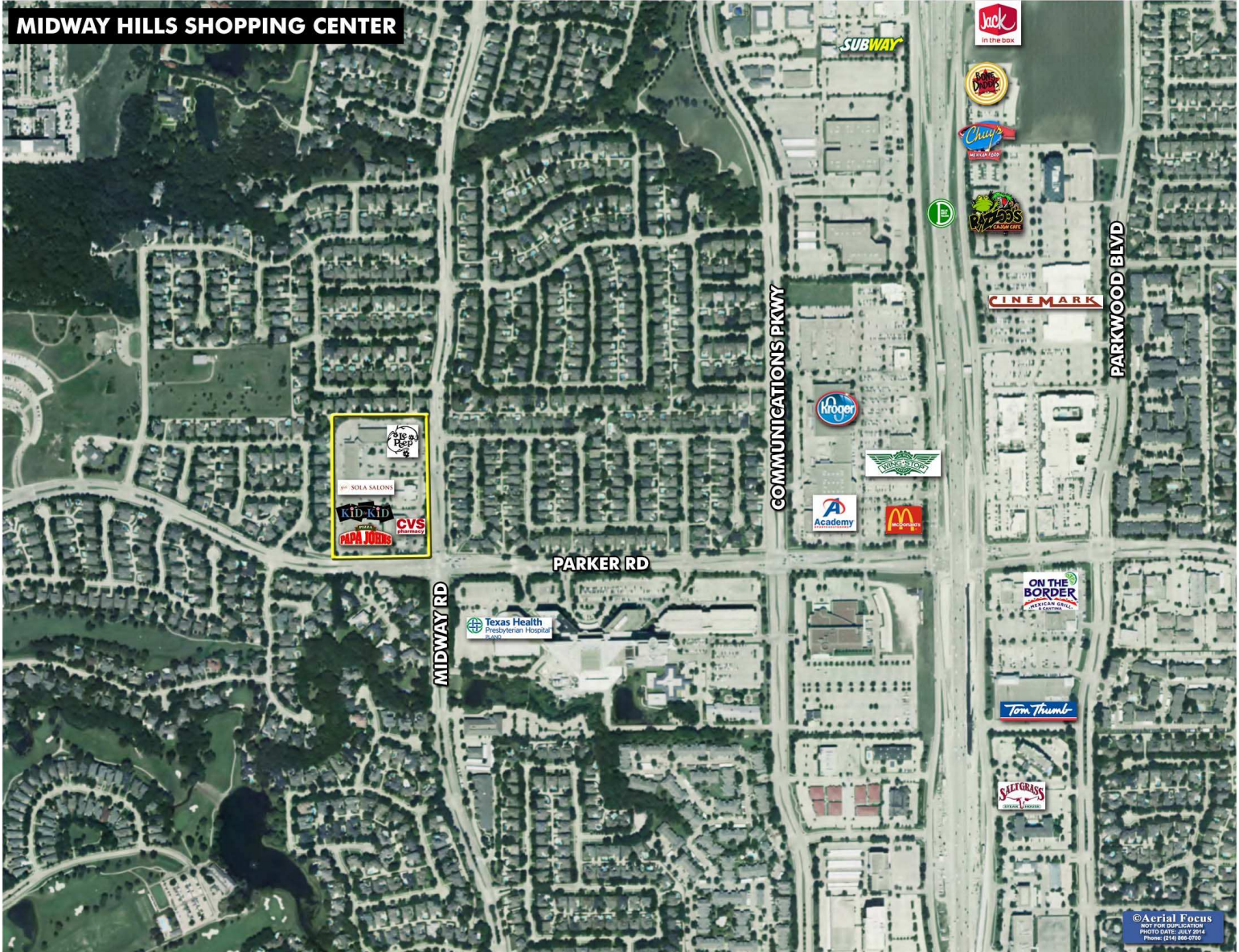
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