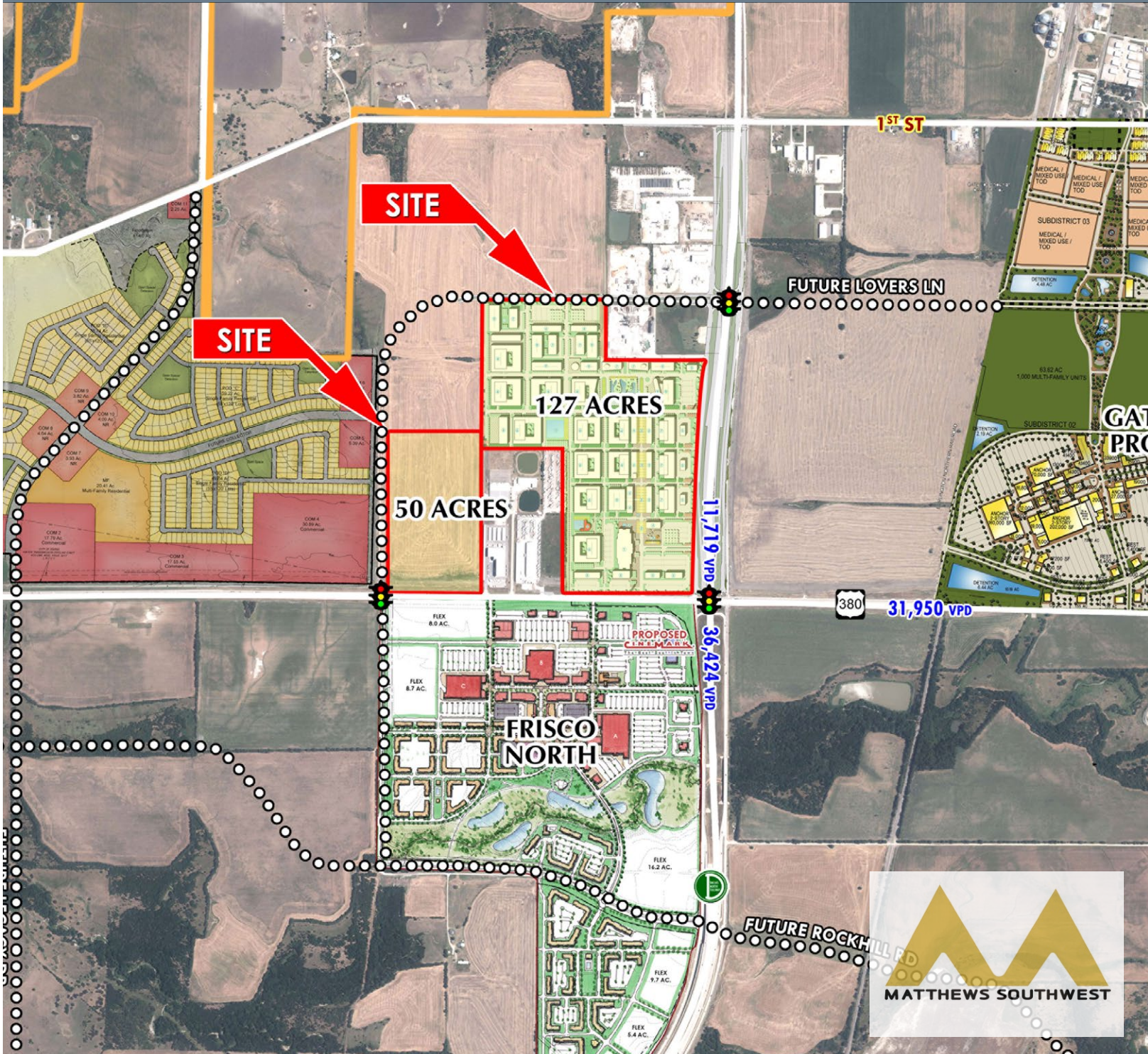


NWC DALLAS NORTH TOLLWAY & US 380

177± ACRES/PAD SITES/OFFICE BTS/GROUND LEASE

PROSPER, TEXAS

KEN REIMER



LEASING | TENANT REPRESENTATION | LAND | INVESTMENT SALES | PROPERTY MANAGEMENT



BLUE STAR
2,000 LOTS

ARTESIA
2,100 LOTS

Reynolds
Middle School
628 STUDENTS
46 TEACHERS

Rucker
Elementary
591 STUDENTS
40 TEACHERS

SITE

SITE

127 ACRES

50 ACRES

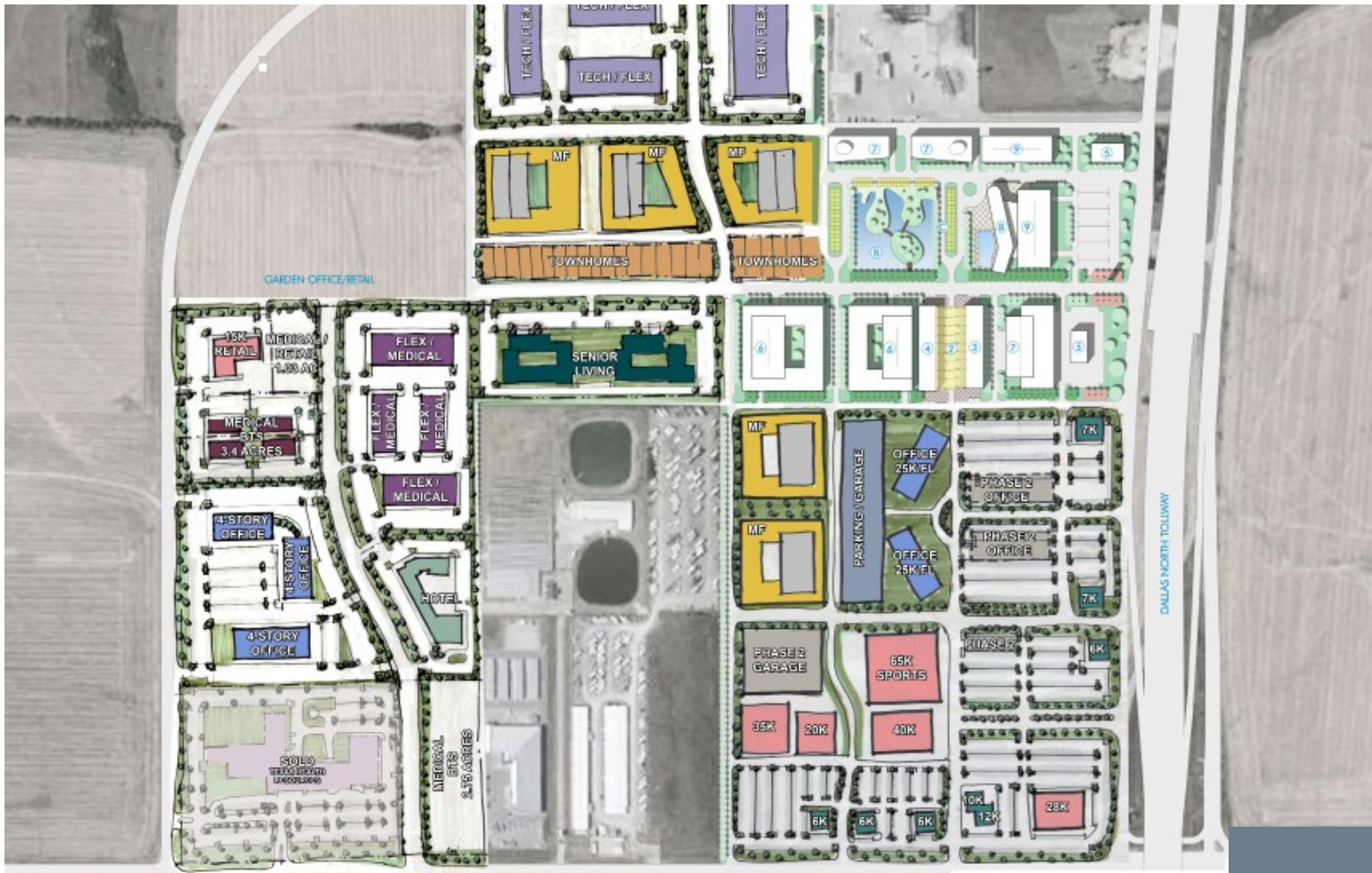
GATES OF
PROSPER

FRISCO
NORTH

380 31,950 VPD

11,719 VPD
36,424 VPD

NWC DALLAS NORTH TOLLWAY & US 380



HIGHLIGHTS

- ZONING PD - Planned Development
- UTILITIES Water - At Site
Sewer - Completed

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2017 EST POPULATION	20	17,562	95,936
2017 EST AVG HH INCOME	\$126,937	\$135,432	\$143,223

TRAFFIC COUNTS	
US 380	31,950 VPD
DALLAS NORTH TOLLWAY	36,424 VPD

