



# NWC EVANS BOULEVARD & 87TH STREET

Odessa, TX 79765

LAND



## QUICK FACTS



PURCHASE PRICE

**\$3.75 & \$9.00 per SF**



TOTAL ACREAGE

**34 AC**



ZONING

**Retail & Multifamily**

[CBCWORLDWIDE.COM](http://CBCWORLDWIDE.COM)

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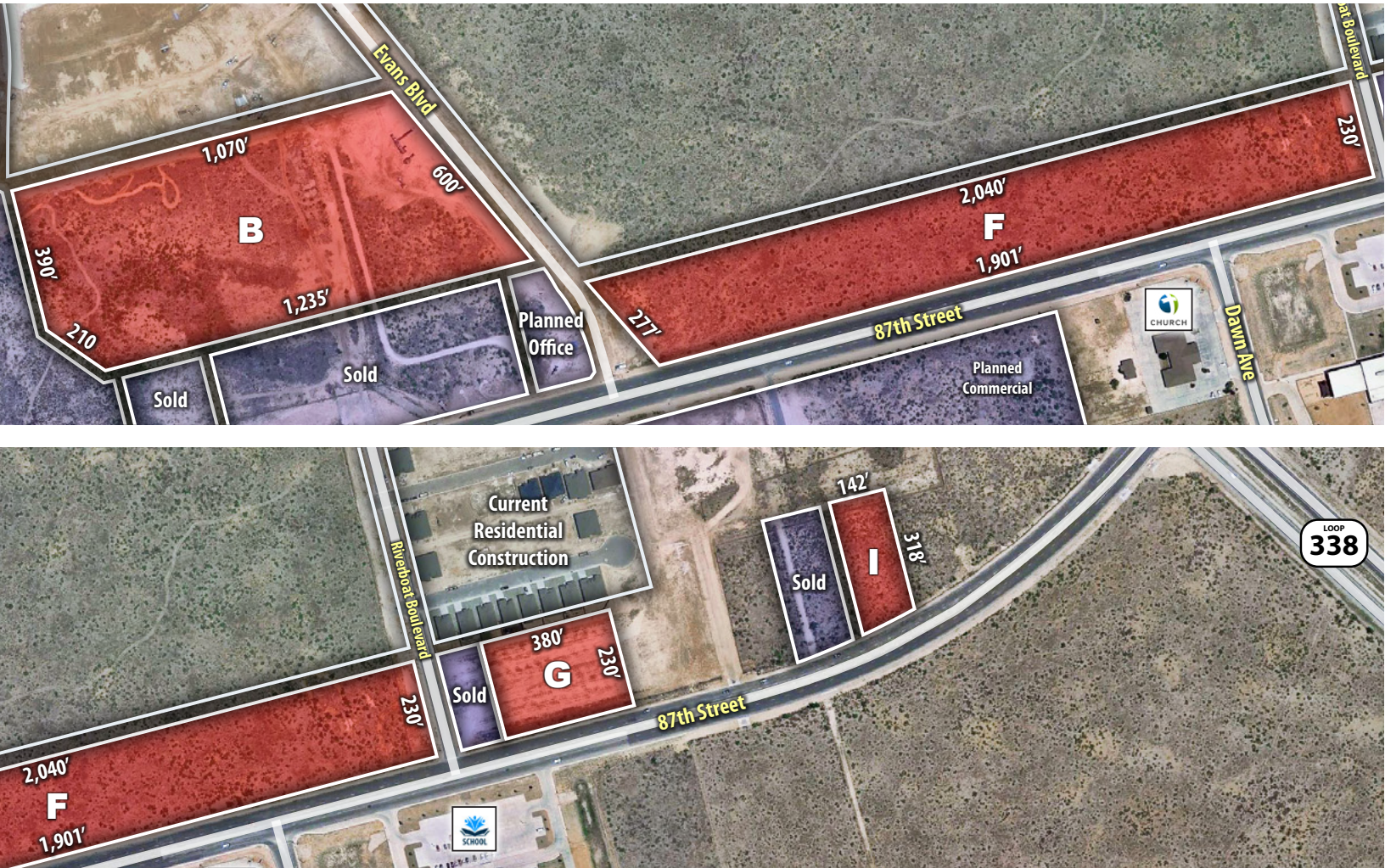
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## Trade Area & Information



## LOCATION

This property sits north of 87th Street on the both sides of Evans Boulevard between the Andrews Highway & Loop 338.

## DESCRIPTION

Large development tracts in growing northeast Odessa, TX. Acreage is adjacent to the newest residential construction in the city. Conveniently located 1/2 mile from the airport, 1.5 miles from Ratliff Stadium and is only a 6-minute drive to the retail heart of Odessa.

Property is not in the floodplain.

## OPTIONS

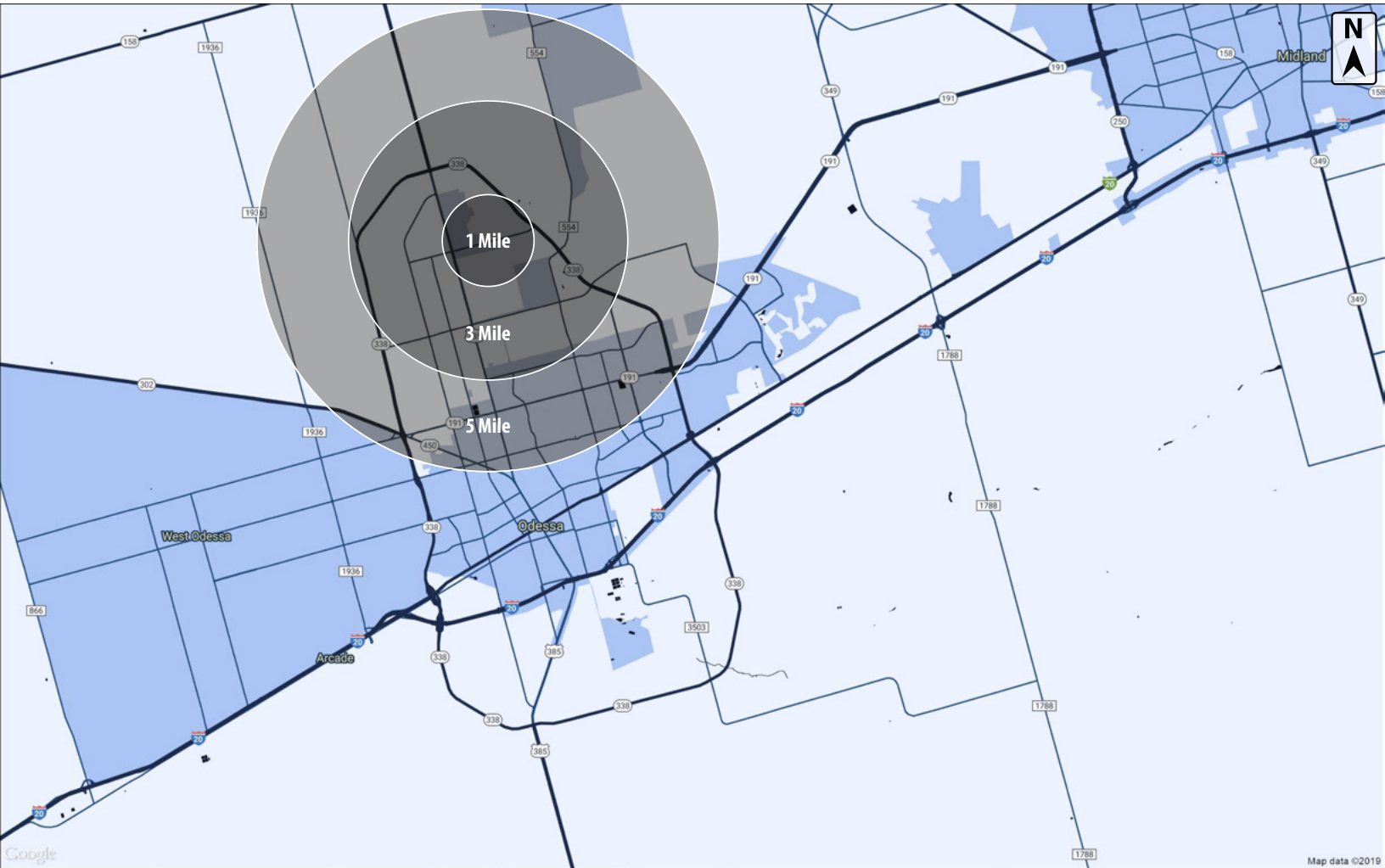
Tract A - Sold   Tract C - Sold   Tract D - Sold   Tract E - Sold   Tract H - Sold			
Tract B	15.41 Acres	\$3.75 per Square Foot	Multifamily
Tract F	14.00 Acres	\$9.00 per Square Foot	Retail
Tract G	2.00 Acres	\$8.25 per Square Foot	Retail
Tract I	1.09 Acres	\$7.50 per Square Foot	Retail







## Demographics



### POPULATION

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	1,604	16,042	53,998
MEDIAN AGE	29.1	33.4	31.7
MEDIAN AGE (MALE)	29.2	32.6	30.9
MEDIAN AGE (FEMALE)	29.0	34.1	32.2

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	532	5,962	19,914
# OF PERSONS PER HH	3.0	2.7	2.7
AVERAGE HH INCOME	\$80,299	\$68,902	\$65,735
AVERAGE HOUSE VALUE	\$230,117	\$176,342	\$115,966

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