



**COLDWELL  
BANKER  
COMMERCIAL**

RIO GRANDE VALLEY

## 220 S. CONWAY AVENUE

Mission, TX 78572

AVAILABLE SPACE

6,859 SF



**FOR SALE**

CBCWORLDWIDE.COM

### Retail

Michael Pacheco  
956 739 5172  
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Jacob Galvan  
956 363 1179  
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TX #744008

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**COLDWELL BANKER COMMERCIAL**  
RIO GRANDE VALLEY  
508 E Dove Ave, McAllen, TX 78504  
956.631.1322



# 220 S. CONWAY AVENUE

Mission, TX 78572

SALE



### OFFERING SUMMARY

Sale Price: \$975,000

Lot Size: 40,536 SF

Building Size: 6,859 SF

Market: Rio Grande Valley

Submarket: Mission

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### PROPERTY OVERVIEW

Situated on Mission's major arterial roadway and seconds from Expressway 83, this freestanding commercial property includes 6,859 square feet of high quality commercial improvements and over 40 parking spaces. With over 14,000 vehicles per day in traffic and frontage on S Conway, this property is ideal for any retail end-user or investor.

### PROPERTY HIGHLIGHTS

- Freestanding Building
- High Traffic Area
- Easily Accessible
- Excellent Visibility



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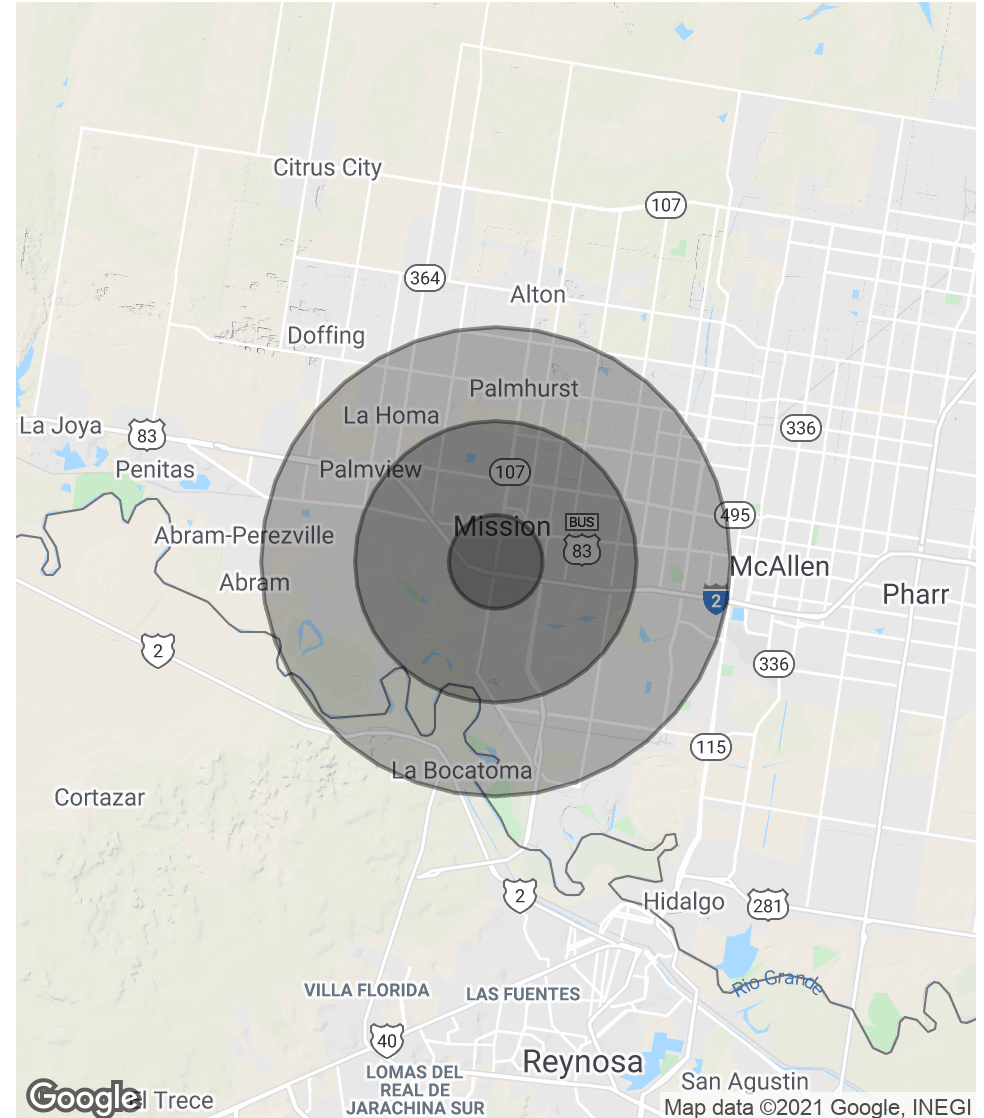
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SALE

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,225	59,747	128,147
Average Age	32.4	33.1	30.9
Average Age (Male)	32.0	31.4	29.5
Average Age (Female)	32.8	34.1	31.8

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,310	18,104	36,933
# of Persons per HH	3.4	3.3	3.5
Average HH Income	\$37,011	\$52,467	\$52,310
Average House Value	\$78,568	\$116,723	\$117,107

\* Demographic data derived from 2010 US Census



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