

LAND

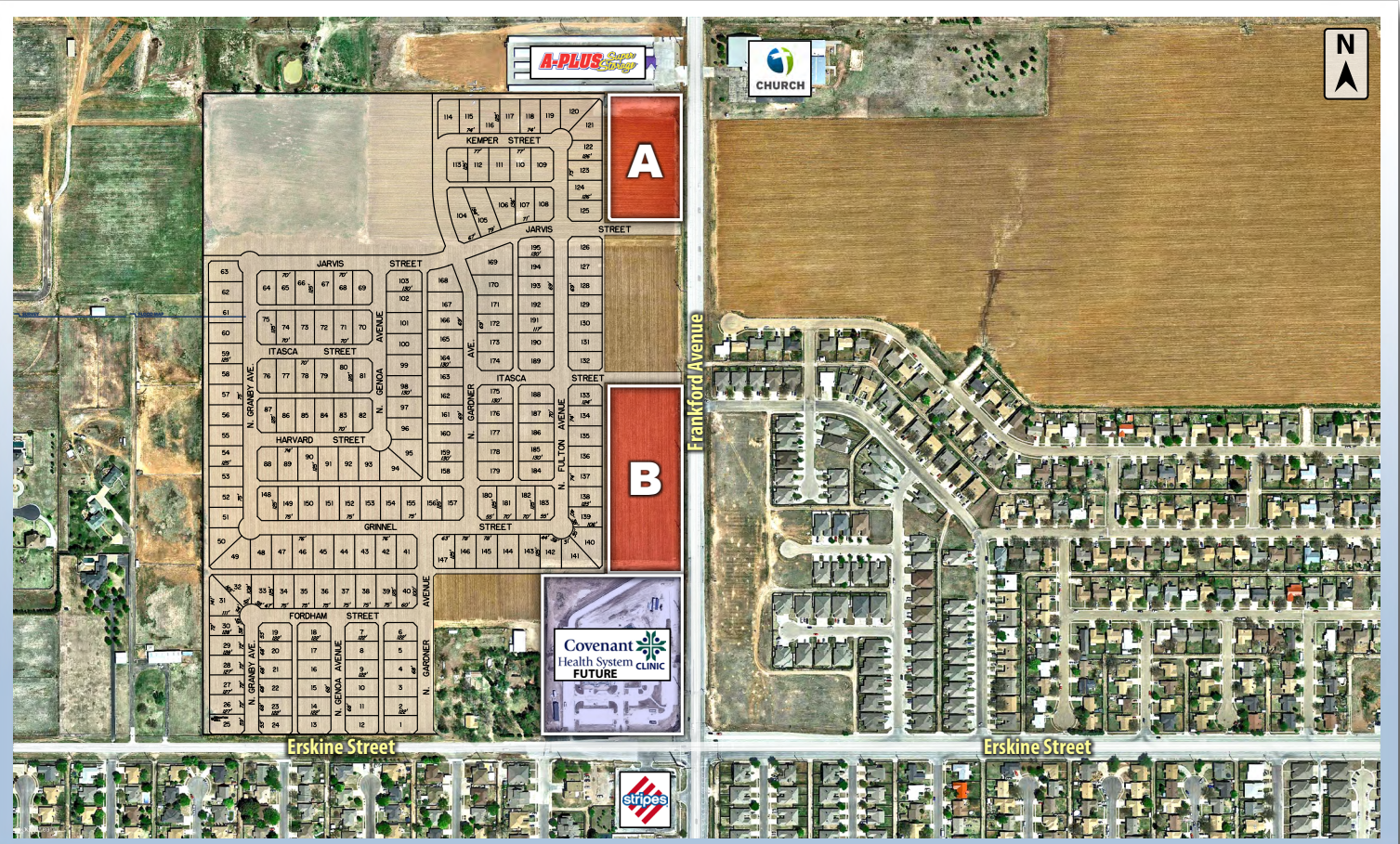
FOR SALE



COLDWELL
BANKER
COMMERCIAL

CAPITAL ADVISORS

700 & 1200 N FRANKFORD AVENUE
LUBBOCK, TX 79416



PROPERTY INFORMATION

LOCATION:

Two rectangular shaped tracts of land in a developing area of northwest Lubbock with frontage on Frankford Avenue.

DESCRIPTION:

These tracts are just north of Erskine Street and situated on the west side of Frankford Avenue.

CITY LIMITS:

Inside the Lubbock city limits

FLOOD ZONE:

Not in flood zone

ZONING:

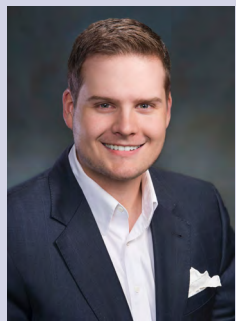
C-2

SIZE:

Tract A - 3.192 Acres
Tract B - 4.252 Acres

SALES PRICE:

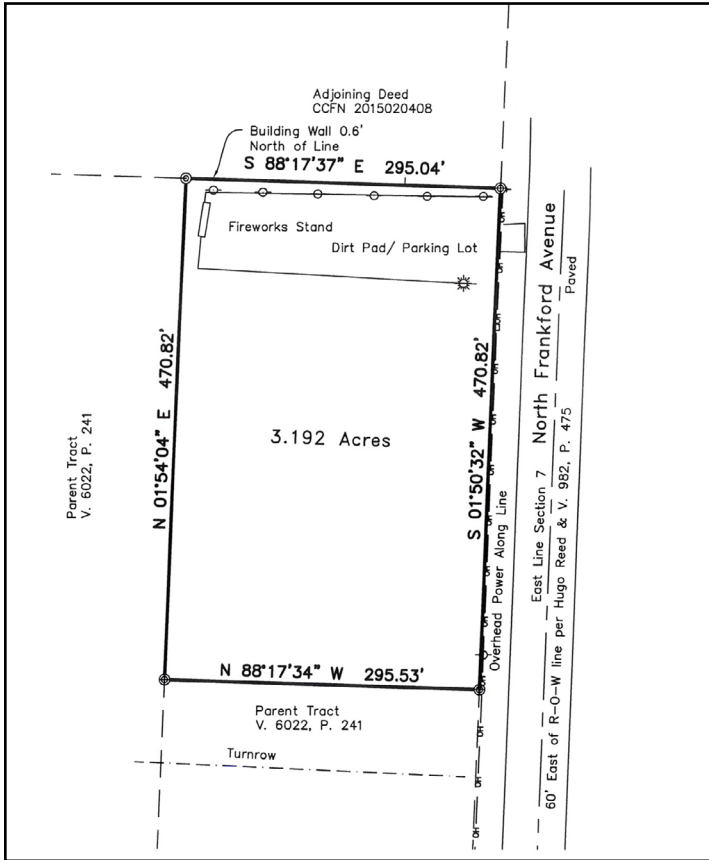
Tract A - \$4.50 per SF
Tract B - \$5.00 per SF



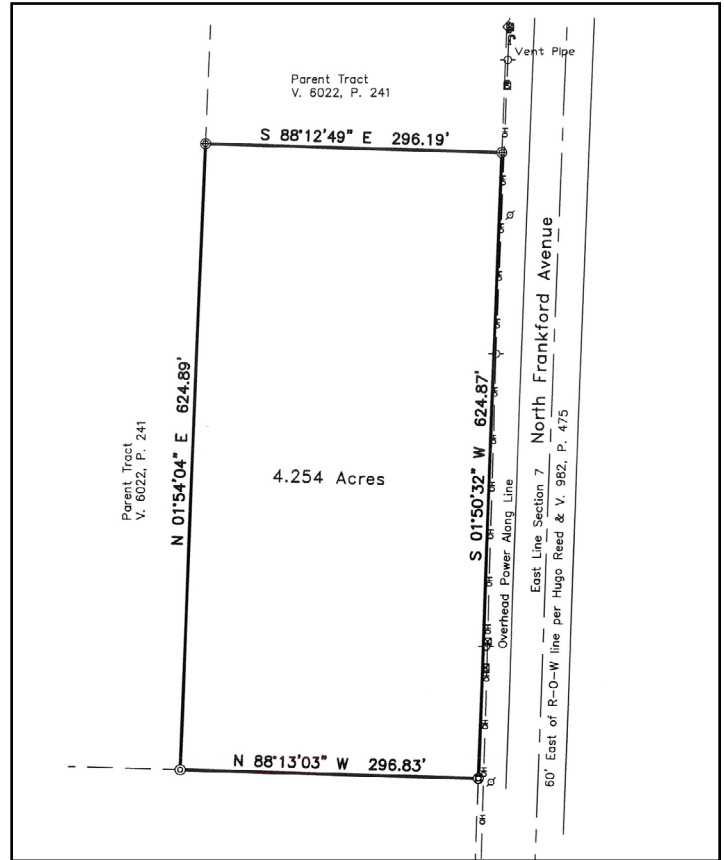
Beau Tucker, CCIM
The Land Man
806.784.3298 direct
806.470.3944 cell
BTucker@CBCWorldwide.com

SURVEYS

TRACT A



TRACT B



DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	3,519	38,374	99,689
AVERAGE AGE	24.0	27.4	27.0
AVERAGE AGE (MALE)	24.1	27.0	26.7
AVERAGE AGE (FEMALE)	24.1	28.3	28.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,242	14,713	36,694
# OF PERSONS PER HH	2.8	2.6	2.7
AVERAGE HH INCOME	\$48,148	\$59,605	\$51,191
AVERAGE HOUSE VALUE	\$115,223	\$139,613	\$130,812

Mini-Map and Location

