

THE SHOPS AT BELT LINE

FOR SALE

IRVING, TEXAS
3511 REGENT BOULEVARD

MIKE SMITH

KIMBERLY SON



HIGHLIGHTS

- 0.972 AC pad site available
- Great frontage and easy access on Regent Blvd.
- Surrounded by other retailers such as: McAllisters, McDonalds, Subway and Chipotle.

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



VENTURE 214.378.1212
 COMMERCIAL 8235 Douglas Ave, Suite 720
 Dallas, TX 75225

3511 REGENT BLVD

IRVING, TX

THE SHOPS AT BELT LINE



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2017 EST POPULATION	1,328	48,329	160,458
2017 EST DAYTIME POPULATION	16,397	81,852	200,056
2017 EST AVG HH INCOME	\$132,825	\$117,749	\$102,523

