



SEC 19th Street & Upland Avenue

Lubbock, TX 79407



QUICK FACTS



PURCHASE PRICE
\$3.50 - \$5.00 per SF



TOTAL ACREAGE
25 AC



ZONING
Commercial



TRAFFIC COUNT
20,000+ VPD

CBCWORLDWIDE.COM

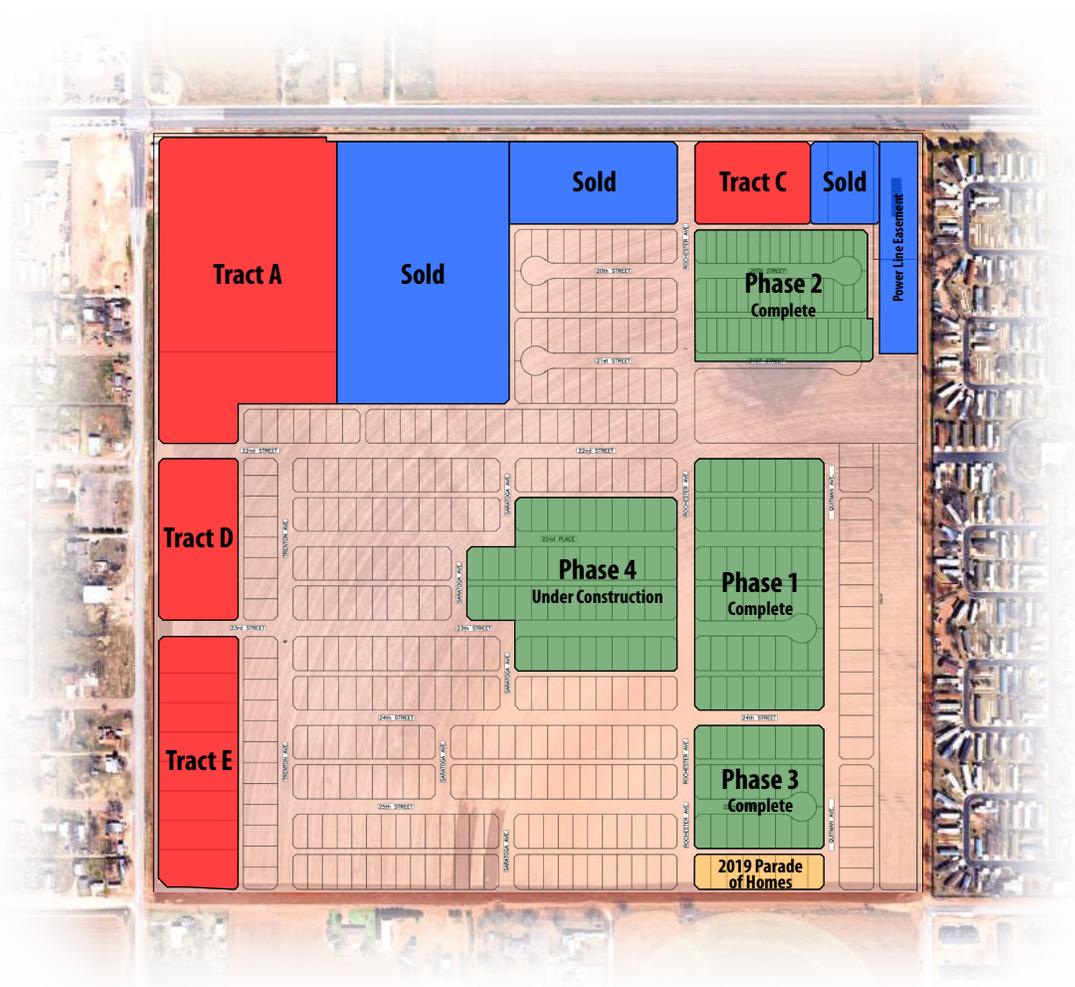
Beau Tucker, CCIM
806.470.3944
BTucker@CBCWorldwide.com



**COLDWELL
BANKER
COMMERCIAL**
CAPITAL ADVISORS



Trade Area & Information



LOCATION

Located at the southeast corner of 19th Street & Upland Avenue in Lubbock, TX.

DESCRIPTION

Large development tracts available in one of Lubbock’s newest mixed-use developments. These tracts are conveniently positioned near the west city limits of Lubbock. Seated on 19th Street the main thoroughfare between Lubbock and Level-land giving access to both of South Plains College’s campuses. Only 4-minutes away from the Milwaukee Corridor, including the new 800,000+ square foot mixed-use retail center Canyon West, Texas Tech University, University Medical Center, & Covenant Health Systems are all within a 10-minute drive. Nominated as the host of the 2019 Parade of Homes!

Properties are not in the floodplain.

OPTIONS

- Tract A - 13.32 Acres - \$4.50 per Square Foot
- Tract B - sold
- Tract C - 3.21 Acres - \$5.00 per Square Foot
- Tract D - 3.44 Acres - \$3.50 per Square Foot
- Tract E - 5.27 Acres - \$3.50 per Square Foot



**COLDWELL
BANKER
COMMERCIAL**

CAPITAL ADVISORS



Demographics



POPULATION

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	11,088	54,144	141,862
MEDIAN AGE	28.5	28.7	29.2
MEDIAN AGE (MALE)	28.1	28.1	28.2
MEDIAN AGE (FEMALE)	28.8	29.3	30.6

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	4,616	22,615	55,567
# OF PERSONS PER HH	2.4	2.4	2.4
AVERAGE HH INCOME	\$53,253	\$52,473	\$61,078
AVERAGE HOUSE VALUE	\$109,291	\$112,066	\$148,611

CBCWORLDWIDE.COM

Beau Tucker, CCIM
 806.470.3944
 BTucker@CBCWorldwide.com

©2019 Coldwell Banker Real Estate LLC, dba Coldwell Banker Commercial Capital Advisors. All rights reserved. Coldwell Banker Commercial® and the Coldwell Banker Commercial are registered service marks owned by Coldwell Banker Real Estate LLC. Coldwell Banker Real Estate LLC, dba Coldwell Banker Commercial Affiliates fully supports the principles of the Fair Housing Act and the Equal Opportunity Act. Each office is independently owned and operated. The information provided is deemed reliable, but it is not guaranteed to be accurate or complete, and it should not be relied upon as such. This information should be independently verified before any person enters into a transaction based upon it.



**COLDWELL
 BANKER
 COMMERCIAL**

CAPITAL ADVISORS