



7345 82ND STREET

Lubbock, TX 79424

LAND



QUICK FACTS



PURCHASE PRICE
\$12.00 per SF



TOTAL ACREAGE
1.42 AC



ZONING
Commercial



TRAFFIC COUNT
23,866 VPD

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Trade Area & Information



LOCATION

This property sits at the southeast corner of 82nd Street and Valencia Avenue.

DESCRIPTION

A commercial tract in growing southwest Lubbock. Conveniently located in the Frenship School District, just off of the Milwaukee Corridor with 82nd Street frontage. The Milwaukee Corridor has recently become the highest-trafficked corridor in the city and comprises more than 100 retailers and businesses. Additionally, Covenant Health Systems has broke-ground on their new 70+ acre medical campus 1/2 mile to the west. This property is ready for commercial development.

Property is not in the floodplain.

PRICING

1.42 Acres - \$12.00 per Square Foot

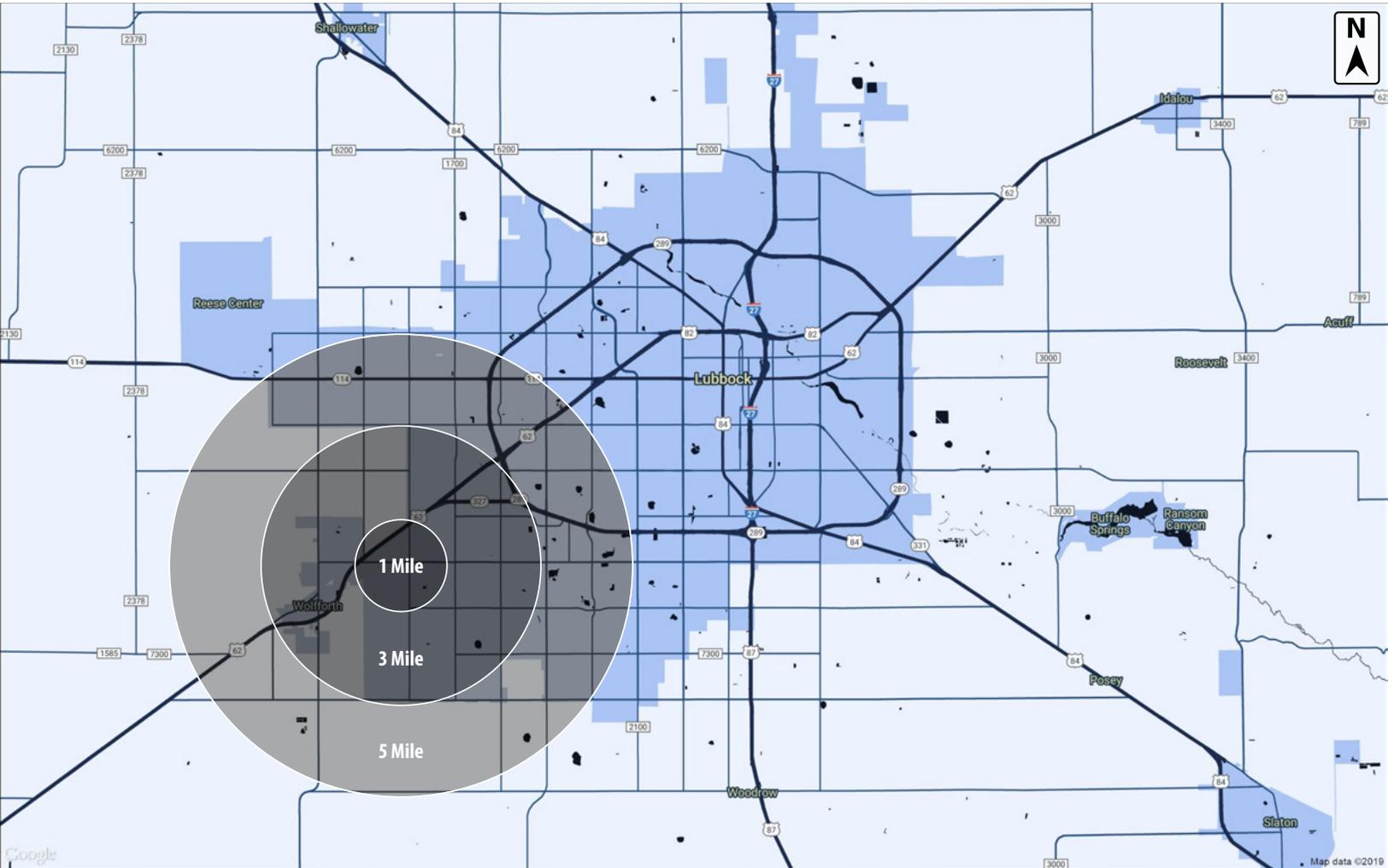


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Demographics



POPULATION

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	5,475	30,946	98,217
MEDIAN AGE	33.1	36.0	34.4
MEDIAN AGE (MALE)	33.4	35.1	33.5
MEDIAN AGE (FEMALE)	32.6	36.4	35.4

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	2,015	12,363	40,702
# OF PERSONS PER HH	2.7	2.5	2.4
AVERAGE HH INCOME	\$93,560	\$78,553	\$70,281
AVERAGE HOUSE VALUE	\$197,254	\$167,412	\$152,150

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