



66TH STREET & MILWAUKEE AVENUE

Lubbock, TX 79424

LAND



QUICK FACTS



PURCHASE PRICE
Sale, BTS, GL



TOTAL ACREAGE
0.9 & 1.14 AC



ZONING
Commercial



TRAFFIC COUNT
45,000+ VPD

CBCWORLDWIDE.COM

BEAU TUCKER, CCIM
806.784.3298
BTUCKER@CBCWORLDWIDE.COM
CBCLANDMAN.COM

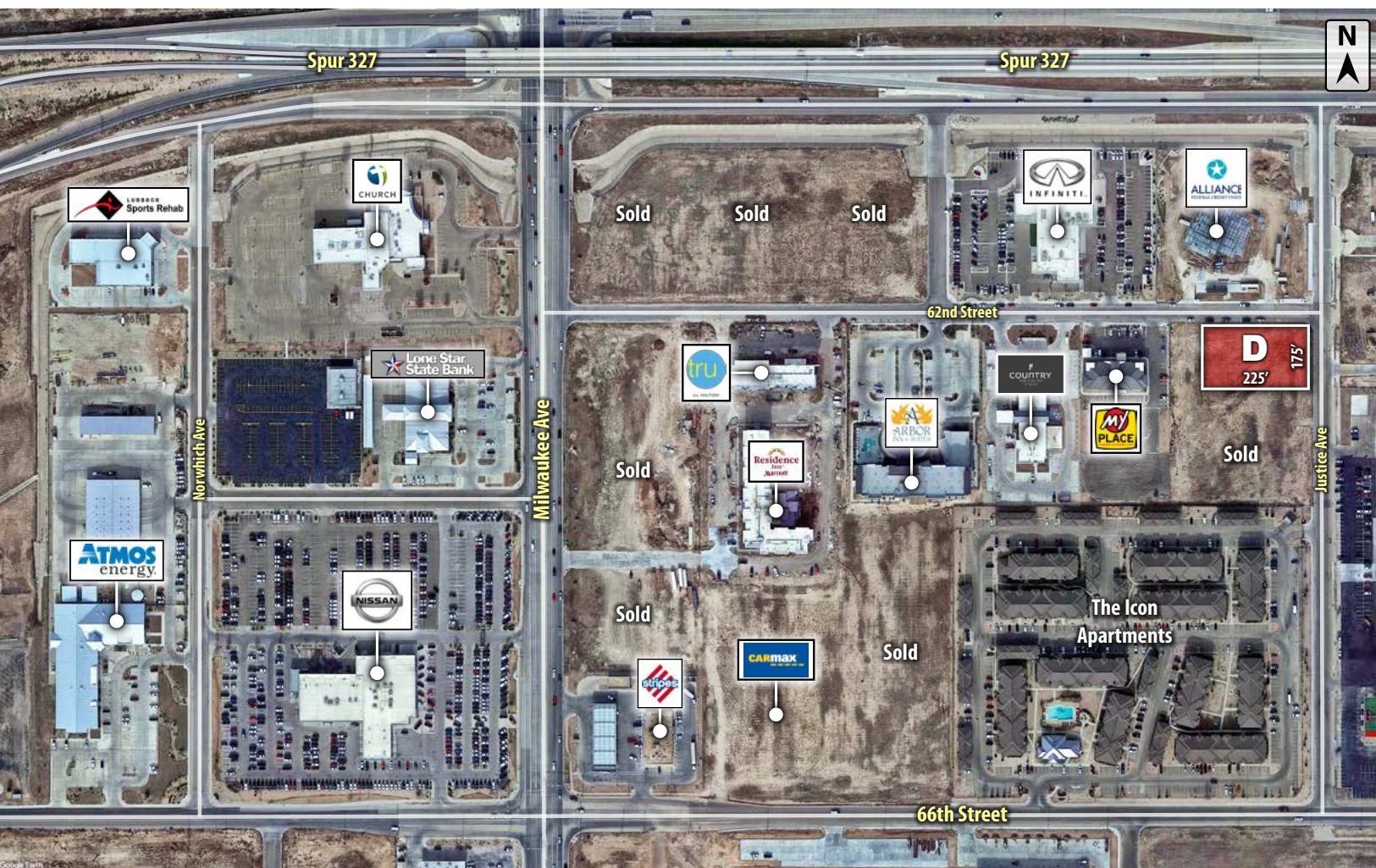
AARON HART
806.784.3254
AHART@CBCWORLDWIDE.COM
CBCLANDMAN.COM



**COLDWELL BANKER
COMMERCIAL**
CAPITAL ADVISORS



Northern Trade Area & Information



LOCATION

These tracts are located northeast of the 66th Street and Milwaukee Avenue intersection in Lubbock, TX.

DESCRIPTION

11 Acres of PRIME development land along the quickly developing Milwaukee corridor in the heart of the southwest Lubbock. This development is 1/2 mile south of Canyon West, the new 800,000+ square foot mixed use development with Super Target and Burlington Coat Factory as anchors. It is also approximately one mile from a new Super Walmart. The Milwaukee corridor is the primary avenue of transportation between these two high-traffic retail centers and is the newest major north-south corridor in Lubbock connecting U.S. Highway 84 (Clovis Hwy.) to FM 1585. Tracts included in this offering are suitable for retail, office, and hotel development.

Tracts are not in the floodplain.

OPTIONS

- Tract A - 2.38 Acres - Sold
- Tract B - 2.29 Acres - Sold
- Tract C - 2.29 Acres - Sold
- Tract D - 0.90 Acres - Call Broker for Pricing
- Tract E - 3.40 Acres - Sold



**COLDWELL BANKER
COMMERCIAL**
CAPITAL ADVISORS



Southern Trade Area & Information



LOCATION

These tracts are located south of the 66th Street and Milwaukee Avenue intersection in Lubbock, TX.

DESCRIPTION

8 acres of PRIME development land along the quickly developing Milwaukee corridor in the heart of the southwest Lubbock. Texas Tech University, University Medical Center, & Covenant Health Systems are only a 10-minute drive away. Tracts included in this offering are suitable for retail, office, and hotel development.

Tracts are not in the floodplain.

OPTIONS

Tract F - 2.08 Acres - Sold

Tract G - 33,000 Sq. Ft. - Sold

Tract H - 4.21 Acres - Sold

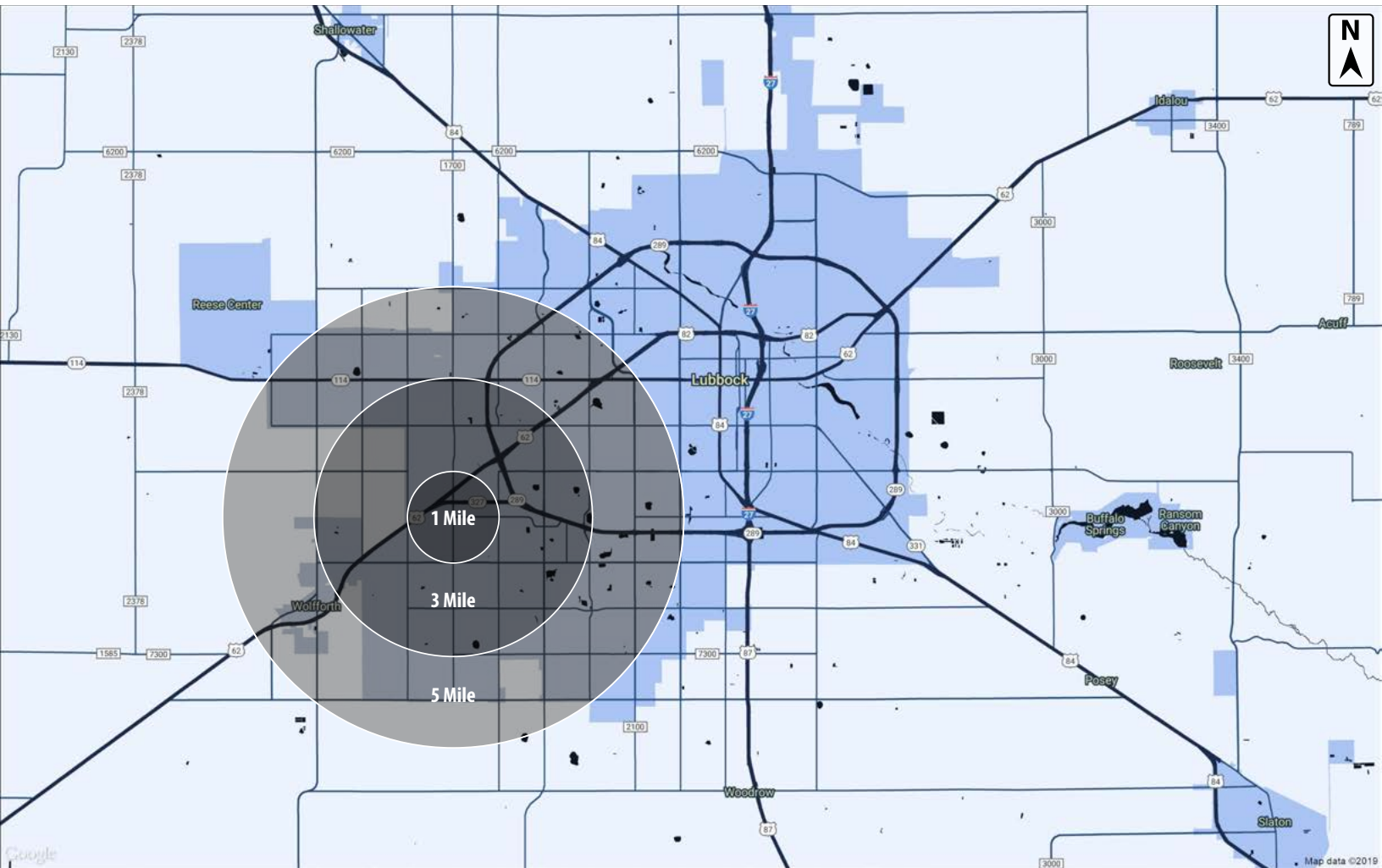
Tract I - 1.14 Acres - Call Broker for Pricing



**COLDWELL BANKER
COMMERCIAL**
CAPITAL ADVISORS



Demographics



POPULATION

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	3,888	54,515	125,262
MEDIAN AGE	34.4	33.6	34.3
MEDIAN AGE (MALE)	34.2	32.9	33.2
MEDIAN AGE (FEMALE)	35.0	34.5	35.7

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,709	22,703	51,874
# OF PERSONS PER HH	2.3	2.4	2.4
AVERAGE HH INCOME	\$67,687	\$64,930	\$70,729
AVERAGE HOUSE VALUE	\$174,673	\$150,550	\$153,928

CBCWORLDWIDE.COM

BEAUTUCKER@CBCM
806.470.3944
BTUCKER@CBCWORLDWIDE.COM
CBCLANDMAN.COM

©2019 Coldwell Banker Real Estate LLC, dba Coldwell Banker Commercial Capital Advisors. All rights reserved.
Coldwell Banker Commercial and the Coldwell Banker Commercial logo 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