

GALLERIA PLAZA | Dallas, Texas

AVAILABLE SPACE 4,565 Sq. Ft.

2nd Generation Restaurant End Cap Space



14060 Dallas Parkway
Dallas, Texas 75240

Southeast corner of Dallas Parkway and Spring Valley Road just north of the Galleria Mall

SHOPPING CENTER SIZE: 4.125 +/- Acres
44,106 Sq. Ft

TRAFFIC COUNTS

Dallas Tollway: 119,972 VPD

Spring Valley: 26,946 VPD

MAJOR TENANTS:

Tiger Direct, Aaron Brothers Art & Frame, Jersey Mike's

AREA RETAILERS:

Nordstrom, Macy's, Dick's Sporting Goods, Bed Bath & Beyond, buybuy Baby

DEMOGRAPHICS

Population	20,958	111,090	365,054
# of Households	10,896	51,659	115,992
Avg. H.H. Income	\$68,439	\$101,816	\$94,085

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GALLERIA PLAZA SHOPPING CENTER

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Triple Nets: \$5.76

PROPERTY DATA

14060 A	AARON BROTHERS	6,588 SQ. FT.
14060 B	AVAILABLE	4,565 SQ. FT.
14060 C	JERSEY MIKE'S	1,557 SQ. FT.
14060 D	TIGER DIRECT	31,396 SQ. FT.
140	Electrical Room	147 Sq. Ft.
TOTAL LEASABLE AREA		44,106 SQ. FT.
TOTAL LAND AREA		4.215 ACRES

VICINITY MAP



PARKING COUNT:
233 REGULAR SPACES
7 HANDICAP SPACES
240 TOTAL SPACES

This site plan is presented solely for the purpose of identifying the approximate location and size of the buildings presently contemplated by the owner. Building sizes, site dimensions, access and parking areas, existing tenant locations, and identities are subject to change at the owner's discretion, except as otherwise expressly restricted herein.

