

MIDWAY HILLS VILLAGE | Plano, Texas



**3401, 3501, 3405 Midway Road
6405 Parker Road
Plano, Texas 75093**

Northwest corner of Midway Road and
Parker Road Plano, TX

SHOPPING CENTER SIZE: 8.67 +/- Acres
56,945 Sq. Ft.

AVAILABLE SPACE: 1,050 Sq. Ft.

TRIPLE NETS EXPENSES: \$6.93

TRAFFIC COUNTS

Parker Road – 23,916 per day
Midway Road – 27,884 per day

MAJOR TENANTS:

CVS Pharmacy, LePeep, Papa John's, Sola Salons

2009 DEMOGRAPHICS

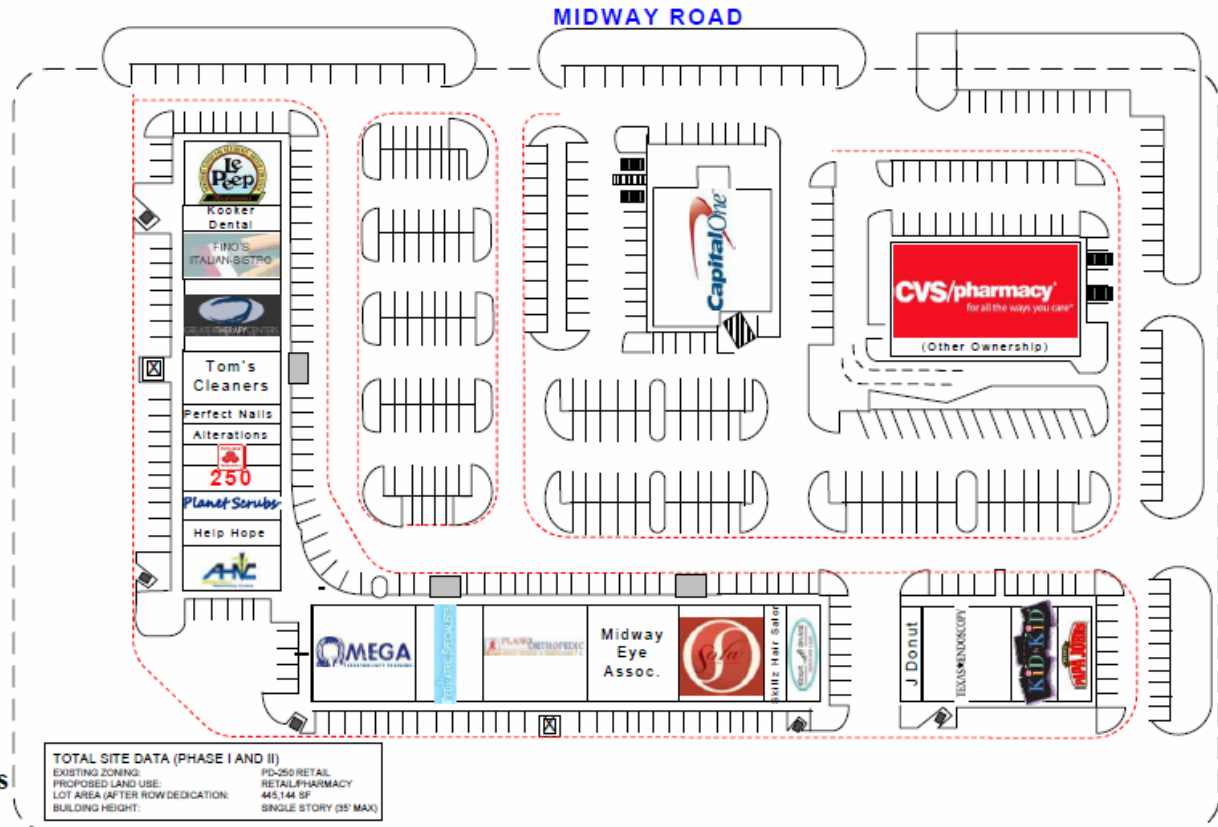
	1-Mile	3-Mile	5-Mile
Population	18,950	87,348	294,071
# of Households	7,357	37,933	120,540
Avg. H.H. Income	\$215,888	\$145,914	\$124,997

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PROPERTY DATA



<u>3401 MIDWAY ROAD</u>		
100	CAPITAL ONE BANK	Land: 41,472 SF, Bldg: 5,235 SF
<u>3501 MIDWAY ROAD - 21,875 SQ. FT.</u>		
120	LePEEP RESTAURANT	3,160 SQ. FT. 45.25X70-7.5
130	KOOKER DENTAL	1,407.5 SQ. FT. 26X70
148	FINO'S ITALIAN BISTRO	1,750 SQ. FT. 25X70
198	PLANO PHYSICAL THERAPY	3,150 SQ. FT. 45X70
210	TOM'S CLEANERS	2,800 SQ. FT. 40X70
220	PERFECT NAILS	1,050 SQ. FT. 15X70
230	ALLA'S ALTERATIONS	1,050 SQ. FT. 15X70
240	STATE FARM	1,050 SQ. FT. 15X70
250	AVAILABLE	1,050 SQ. FT. 15X70
260	PLANET SCRUBS	1,400 SQ. FT. 20X70
270	HELP HOPE SOLUTIONS	1,050 SQ. FT. 15X70
290	ARBOR HILLS PET	2,957.5 SQ. FT. 42.25X70
<u>3405 MIDWAY ROAD - 25,620 SQ. FT.</u>		
400	CLOSET REVIVAL	1,980 SQ. FT. 28X70
410	SKILLZ HAIR SALON	1,400 SQ. FT. 20X70
420	SOLA SALONS	4,592 SQ. FT.
421	MIDWAY EYE ASSOC.	3,310 SQ. FT. 50X70
500	PLANO THERAPY	5,888 SQ. FT. IRREG.
650	PEDIATRIC SPECIALISTS	3,920 SQ. FT.
690	OMEGA TRAINING	4,550 SQ. FT. 65X70
<u>6405 PARKER ROAD - 9,450 SQ. FT.</u>		
300	PAPA JOHNS	1,400 SQ. FT. 20X70
320	KID TO KID	2,450 SQ. FT. 35X70
370	TEXAS ENDOSCOPY	4,550 SQ. FT. 65X70
380	J DONUT	1,050 SQ. FT. 15X70
PROJECT TOTAL: - 56,945 SQ. FT.		

TOTAL SITE DATA (PHASE I AND II)
EXISTING ZONING: PD-250 RETAIL
PROPOSED LAND USE: RETAIL/PHARMACY
LOT AREA (AFTER ROW DEDICATION): 445,144 SF
BUILDING HEIGHT: SINGLE STORY (35' MAX)

Triple Nets: \$6.93