



104TH STREET & MILWAUKEE AVENUE

6714 104th Street, Lubbock, TX 79424

LAND



QUICK FACTS



PURCHASE PRICE

CALL BROKER



TOTAL ACREAGE

15 AC



ZONING

COMMERCIAL

CBCWORLDWIDE.COM

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TRADE AREA & INFORMATION



LOCATION

Located on the north side of 104th Street just west of Milwaukee Avenue in Lubbock, TX.

DESCRIPTION

Seize the chance to develop in one of Lubbock's fastest-growing areas with this expansive tract offering a prime canvas for your development ambitions. All essential utilities are merely a short extension away, and while a very small portion of the property lies within the floodplain, the tract remains highly viable for a variety of projects. Conveniently situated near major thoroughfares, it provides easy access for future residents or businesses. With utilities in close proximity, the property is poised for immediate development and located in a high-growth area where the community is flourishing with new construction, amenities, and infrastructure. Whether you're considering multifamily homes, commercial spaces, or mixed-use developments, this property presents a compelling opportunity to capitalize on the rapid expansion of southwest Lubbock. Don't miss out on this excellent investment prospect—this land is ready to sell.

OPTIONS

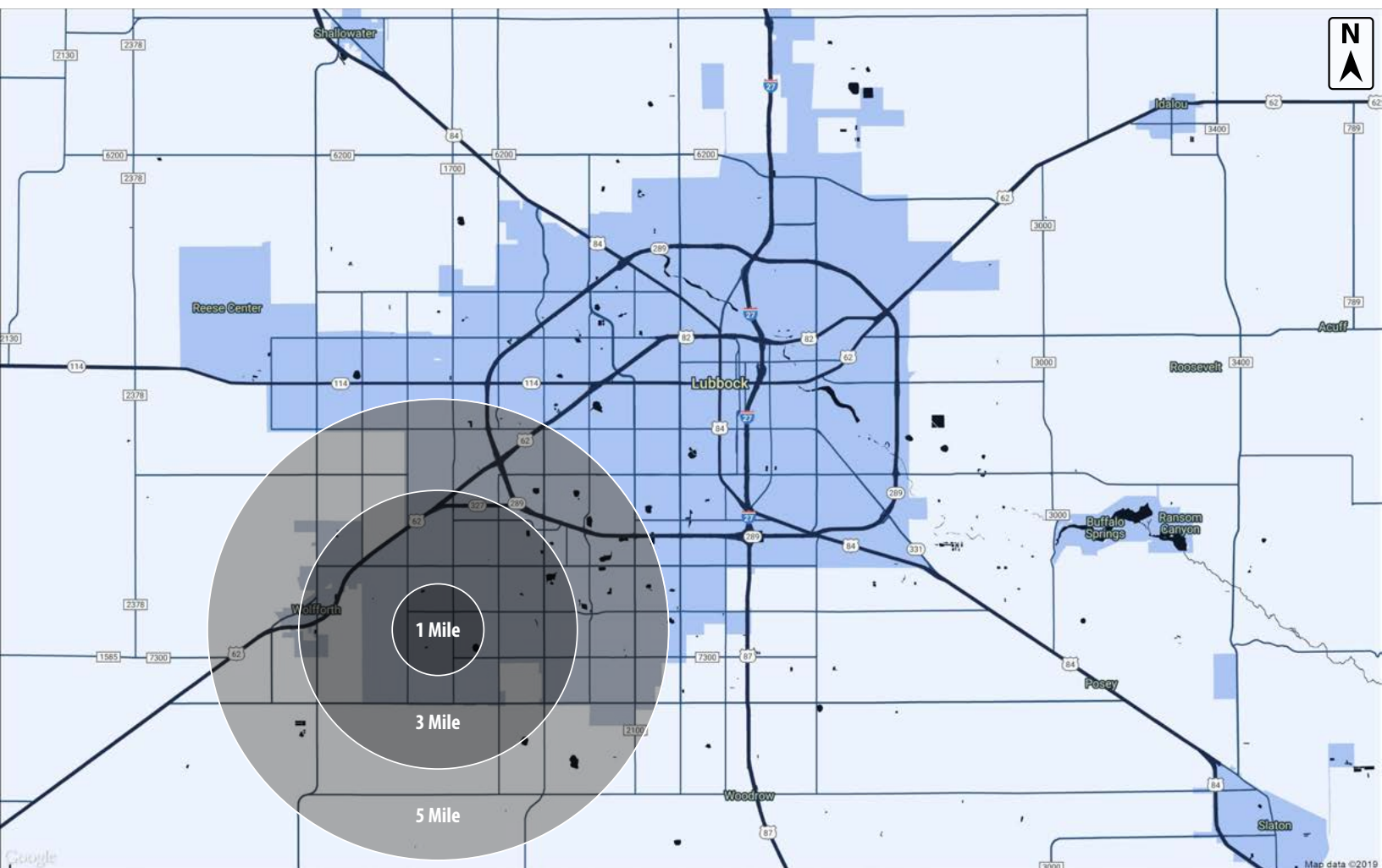
15 Acres - Call Broker for Pricing



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DEMOGRAPHICS



POPULATION

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	8,256	50,959	130,627
MEDIAN AGE	35	39	39
MEDIAN AGE (MALE)	35	38	38
MEDIAN AGE (FEMALE)	36	40	40

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	2,940	19,593	52,700
# OF PERSONS PER HH	2.8	2.6	2.5
AVERAGE HH INCOME	\$117,838	\$123,593	\$112,605
AVERAGE HOUSE VALUE	\$344,339	\$340,609	\$298,870

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