

LEASE

SLIDE ROAD PLAZA

6109 Slide Road Lubbock, TX 79414



Jordan Wood, CCIM
806 784 3224



COLDWELL BANKER
COMMERCIAL
CAPITAL ADVISORS

LEASE

SLIDE ROAD PLAZA

6109 Slide Road Lubbock, TX 79414



PROPERTY DESCRIPTION

This is a new, 1,500 SF end cap with the ability to have a drive thru. The drive thru lane is already in place and there is a new Grease Trap ready for service. All utilities are available in the space. There is a brand new Roof Top Unit for HVAC, Tenant will be responsible for running their ductwork. Space is in Warm Vanilla Shell condition with a slab.

LOCATION DESCRIPTION

This is one of the strongest retail corridors in Lubbock, TX. Located at the newly redeveloped Slide Road Plaza, this end cap has the ability to have a drive thru (Drive thru lane already in place) and also has a brand new Grease Trap ready for service. This is directly across from the South Plains Mall and has great ingress/egress from Slide Road in both directions. Slide Road and S. Loop 289 has the highest VPD of any intersection in Lubbock with over 180,000+ Vehicle per day.

PROPERTY HIGHLIGHTS

- 1,500 SF
- End Cap
- Drive Thru Availability
- New Grease Trap
- New Slide Road Plaza Redevelopment
- Access from Slide Road & S. Loop 289

OFFERING SUMMARY

Lease Rate:	\$30.00 SF/yr (NNN)
Available SF:	1,500 SF
Zoning:	C3

Jordan Wood, CCIM
806 784 3224



COLDWELL BANKER
COMMERCIAL
CAPITAL ADVISORS

LEASE

SLIDE ROAD PLAZA

6109 Slide Road Lubbock, TX 79414



Jordan Wood, CCIM
806 784 3224



COLDWELL BANKER
COMMERCIAL
CAPITAL ADVISORS

LEASE

SLIDE ROAD PLAZA

6109 Slide Road Lubbock, TX 79414



Jordan Wood, CCIM
806 784 3224



COLDWELL BANKER
COMMERCIAL
CAPITAL ADVISORS

LEASE

SLIDE ROAD PLAZA

6109 Slide Road Lubbock, TX 79414



Jordan Wood, CCIM
806 784 3224



COLDWELL BANKER
COMMERCIAL
CAPITAL ADVISORS

SLIDE ROAD

61ST STREET

62nd STREET



LEASE

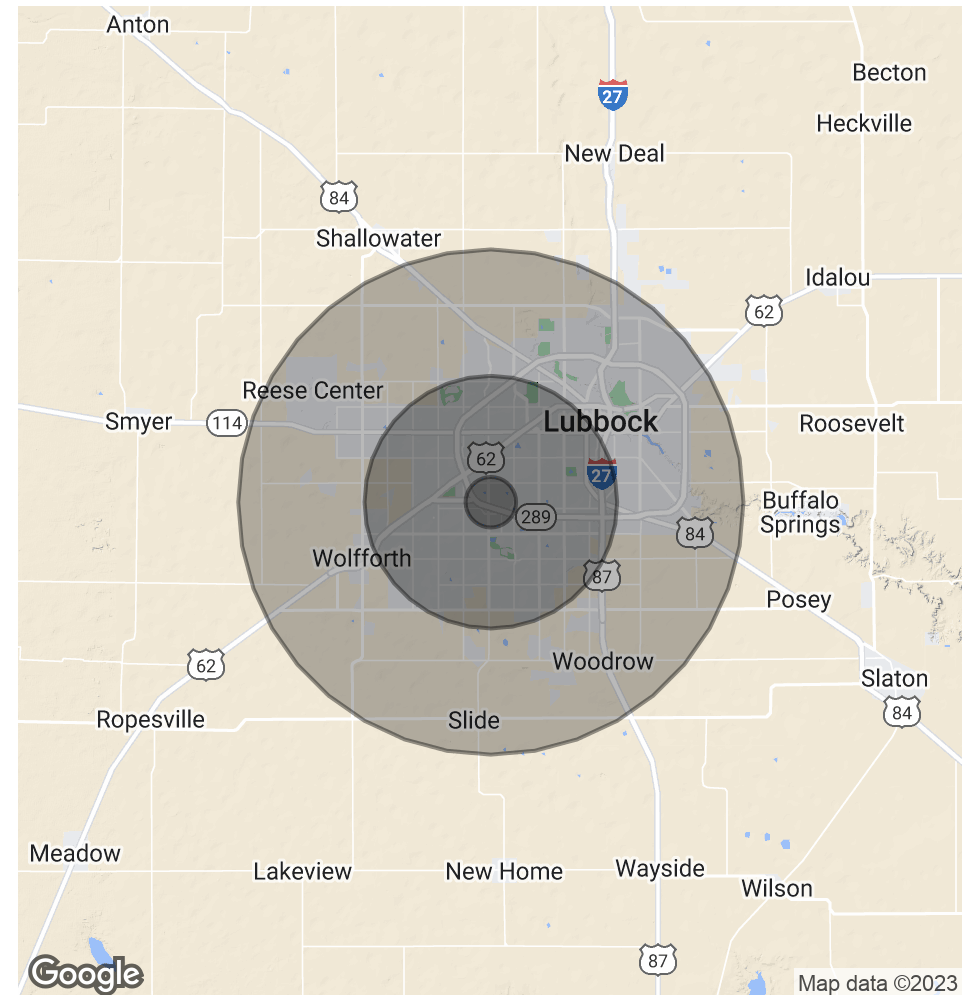
SLIDE ROAD PLAZA

6109 Slide Road Lubbock, TX 79414

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	14,885	224,169	282,052
Average Age	34.4	32.8	33
Average Age (Male)	35.3	32.6	32.5
Average Age (Female)	37.1	34.2	34.4

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	8,541	95,872	118,147
# of Persons per HH	1.7	2.3	2.4
Average HH Income	\$54,525	\$68,641	\$67,822
Average House Value	\$111,158	\$145,905	\$143,355

* Demographic data derived from 2020 ACS - US Census



Jordan Wood, CCIM
806 784 3224



COLDWELL BANKER
COMMERCIAL
CAPITAL ADVISORS