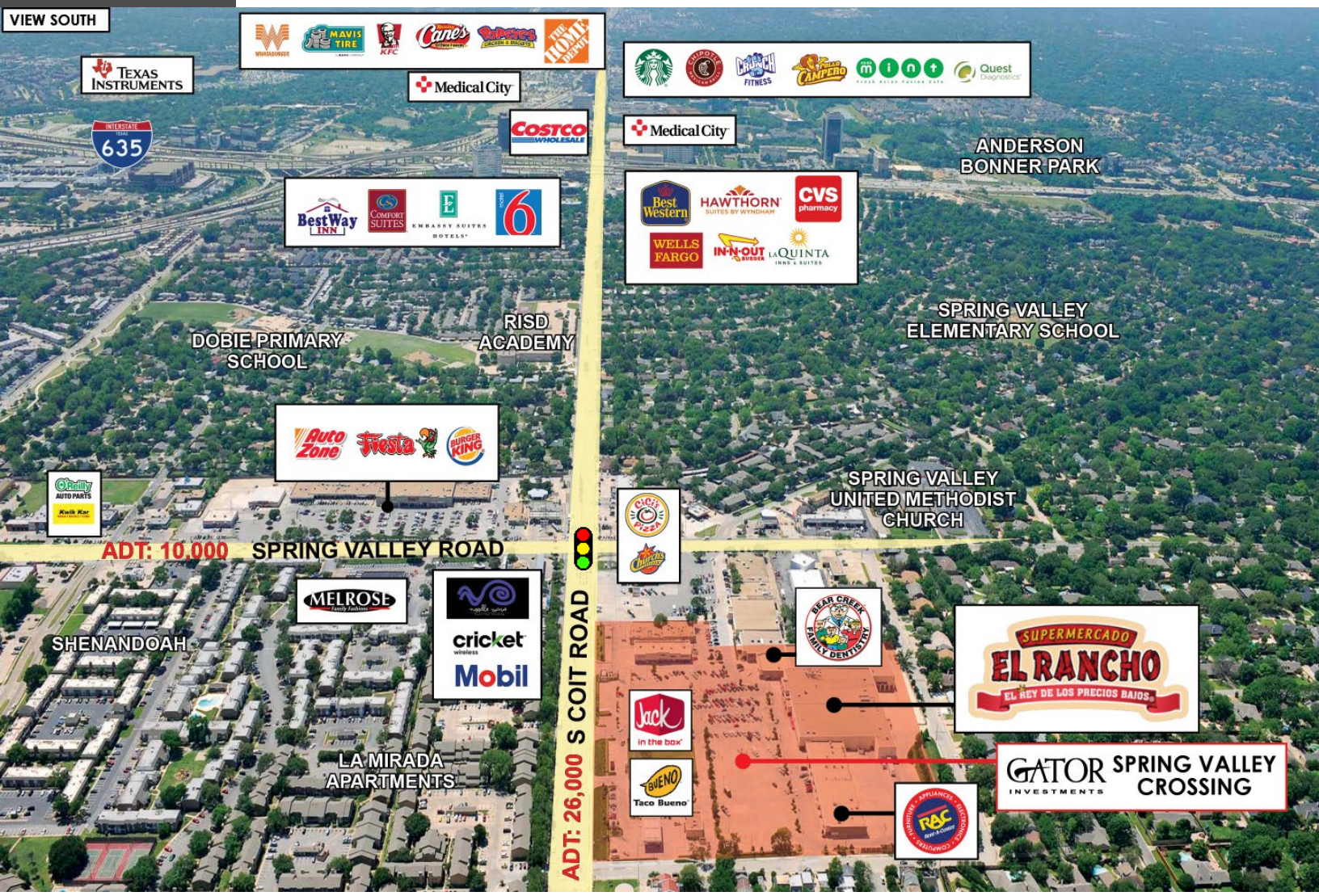
GATOR INVESTMENTS

FOR LEASE
SPRING VALLEY CROSSING
14211 COIT ROAD | DALLAS | TX 75254



PROPERTY HIGHLIGHTS

- Anchored by El Rancho Supermarket
- GLA of +/- 108,315 SF
- Located in north Dallas
- Nearest Intersection: South Coit Rd. & Spring Valley Rd.
- Dallas County
- Traffic Count: 45,000 AADT

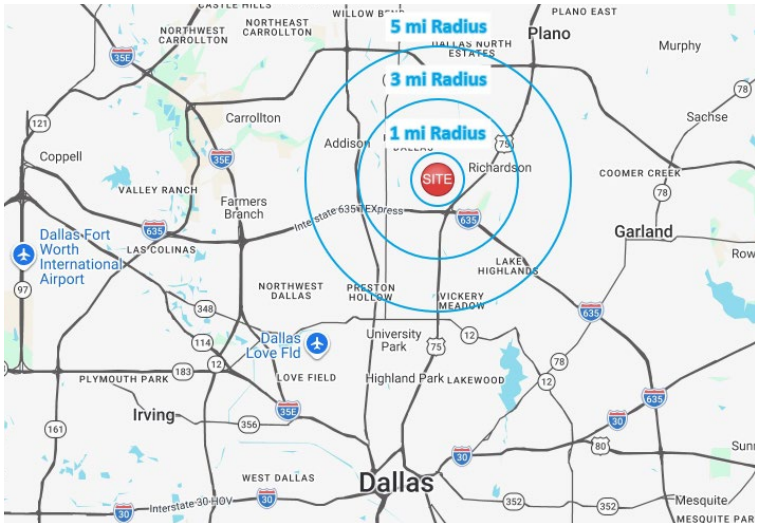
LEASING INFO: 877.459.9605 | **www.GatorInvestments.com**

Leasing@GatorInvestments.com

7850 NW 146th Street, 4th Floor | Miami Lakes | FL 33016

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James A. Goldsmith, Lic. Real Estate Broker



SPRING VALLEY CROSSING

14211 COIT ROAD | DALLAS | TX 75254

DEMOGRAPHICS

2025 Estimates

TRADE AREA	1 MILE	3 MILE	5 MILE
	27,262	159,959	399,010
	$109,878	$131,557	$137,543
AGE	32	37	37

AVAILABLE

3,860 SF, WILL SUBDIVIDE



COIT ROAD

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