



SITE AVAILABLE | ± 3.25 ACRE SITE

FM-544 and Sanden Boulevard | Wylie, Texas 75098

WYLIE, TX

ECONOMIC DEVELOPMENT CORPORATION

AVAILABLE SPACE

Approximately 3.25 Acre Site

RATES | NNN & PRICE

Call for pricing

TRAFFIC COUNTS

FM-544 – 40,925 CPD

Sanden Blvd – 15,483 CPD

Source: Wylie EDC 2019

PROPERTY INFORMATION

- Lots located adjacent to a MOB/Emergency Room, an area traffic generator, and the La Quinta Inn
- Lots include underground power
- Utilities on site

DEMOGRAPHICS (based on 2019 data)

Variable	Community Population	Primary RTA
2019 Population	55,820	138,887
Average HH Income	\$109,456	\$124,788
Median Age	35.30	36.26

* RTA – Retail Trade Area; the geographic area from which retailers derive approximately 80-85% of their business.

Additional reports: <http://www.retail360.us/wylie-tx/>



CONTACT

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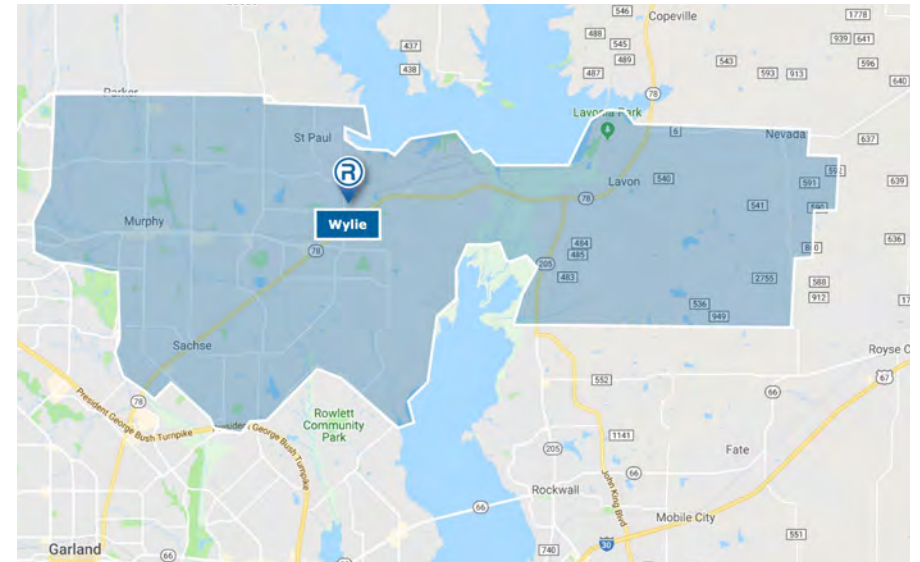
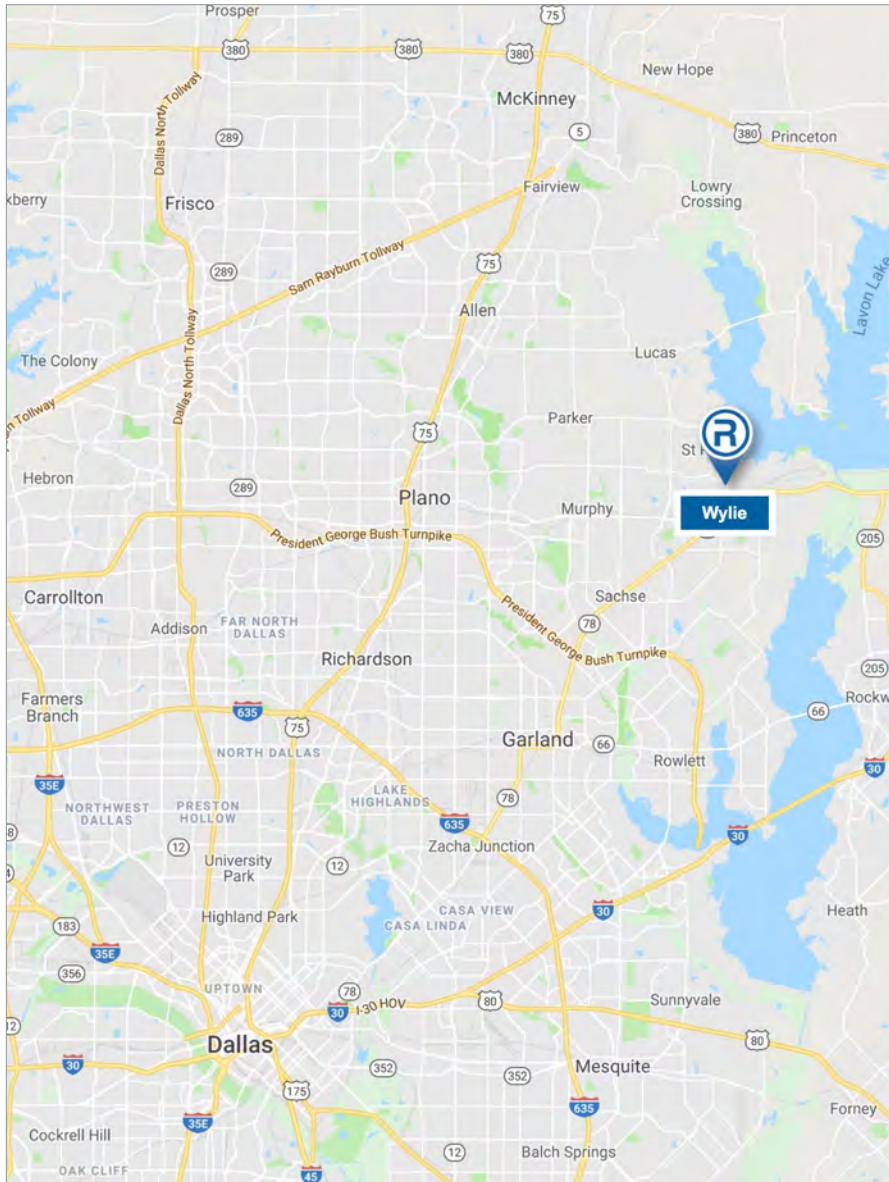


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