

DALLAS-FORT WORTH AREA LAND SITES

PRAIRIE RIDGE CENTER | Pad Site For Sale

Interstate 20 & 360 Highway (NEC), Grand Prairie, TX



SALE PRICE: \$25/SF | LOT SIZE: 1.88 ACRES

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	12,895	132,090	335,087
Avg. Household Income	\$68,473	\$77,537	\$78,246

- Join Garden Ridge, Northern Tool, Goodyear, Johnny Carino's, Golden Corral, Chuck E. Cheese, Harley Davidson, and Dairy Queen
- Next to the Paragon Outlets, a 417,000 SF upscale retail outlet development
- Great I-20 visibility and signage
- One of the best traffic counts in the state of Texas
- Access from I-20, Highway 360, and Great Southwest Parkway
- Across Highway 360 from Arlington Heights and The Parks at Arlington Shopping Centers
- Pad sites graded and ready for development



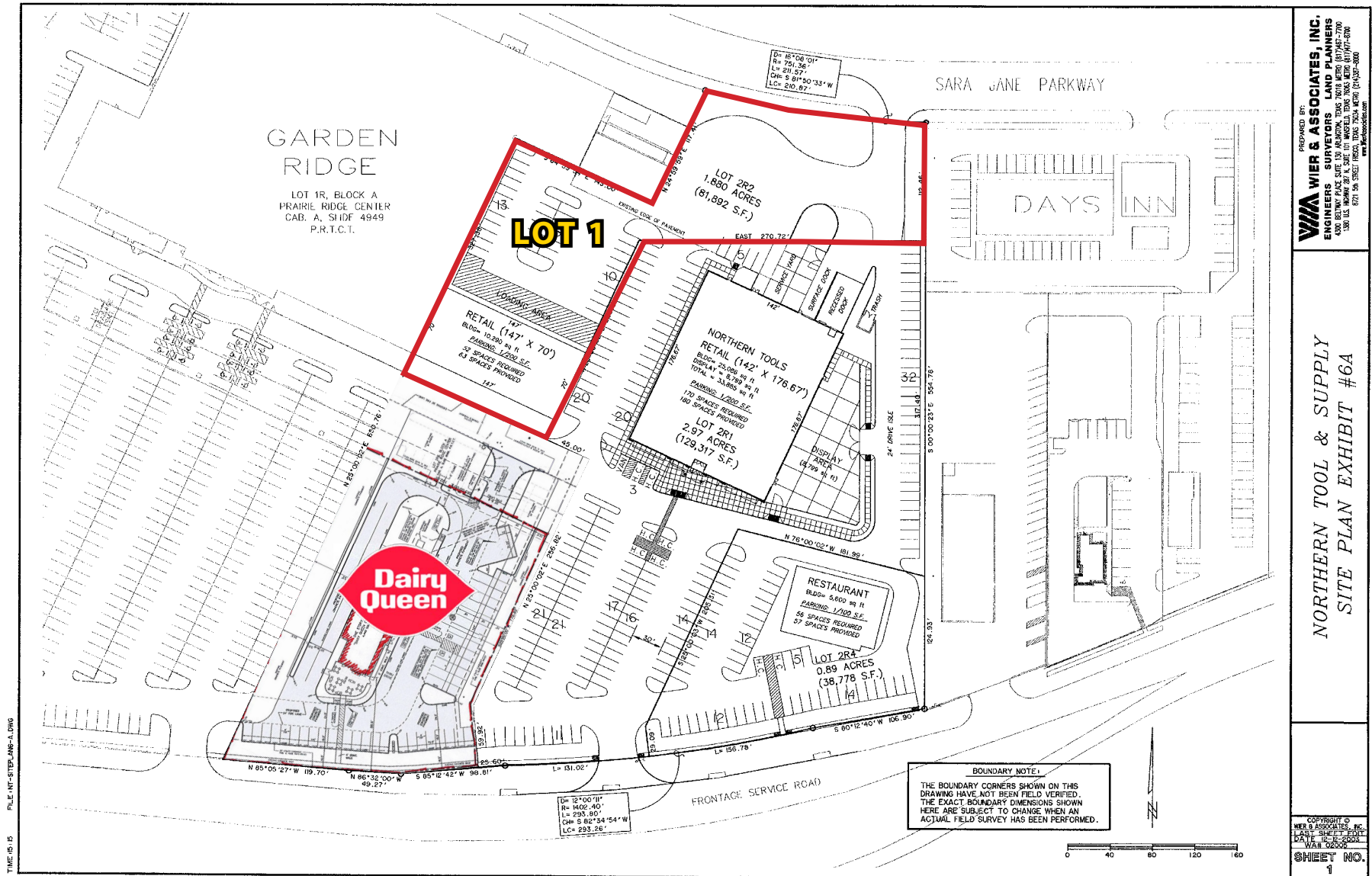
CLICK HERE TO VIEW MORE LISTING INFORMATION

For More Information Contact:

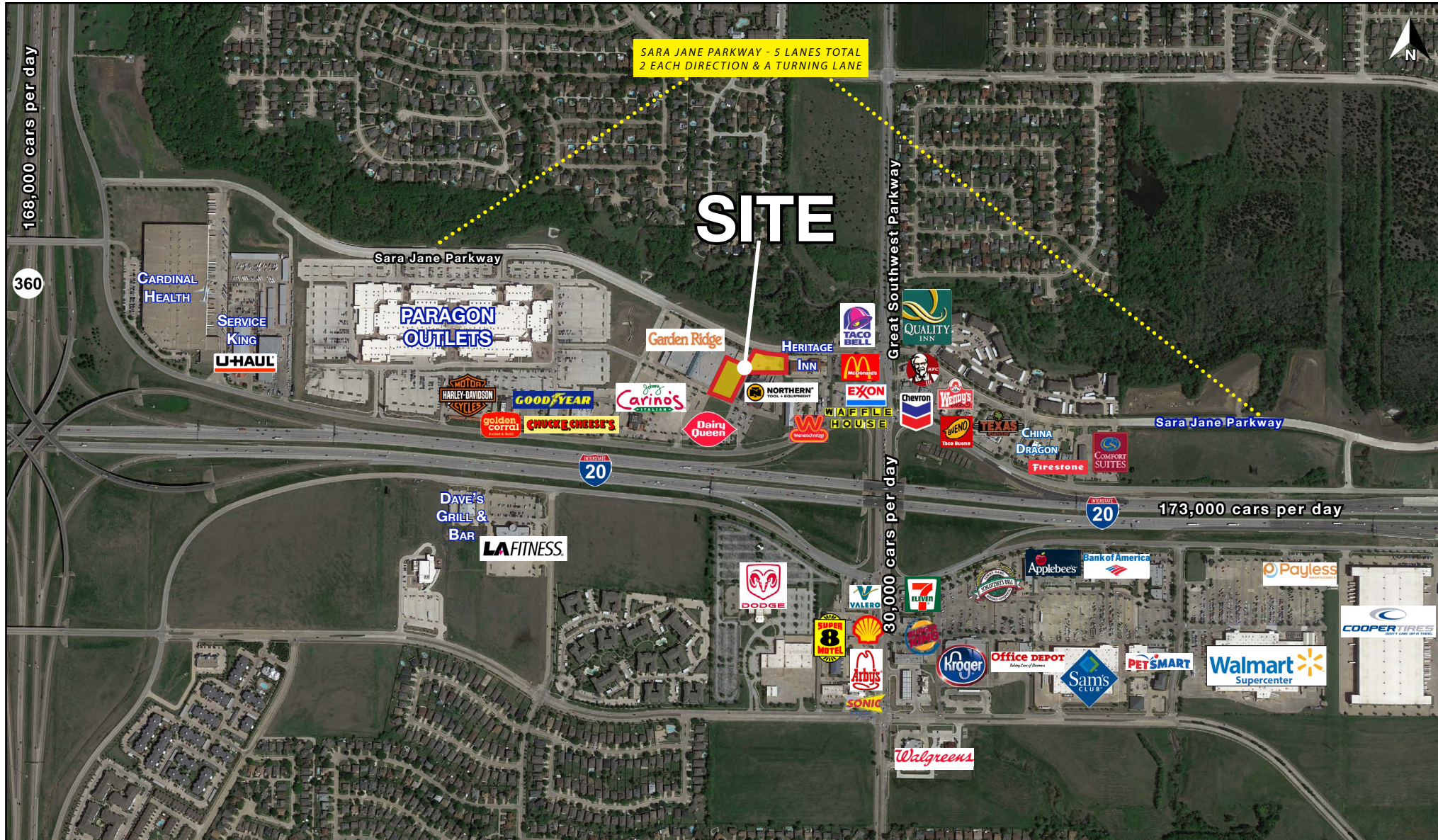
DAVID BLOCK | 816.412.7400 | dblock@blockandco.com

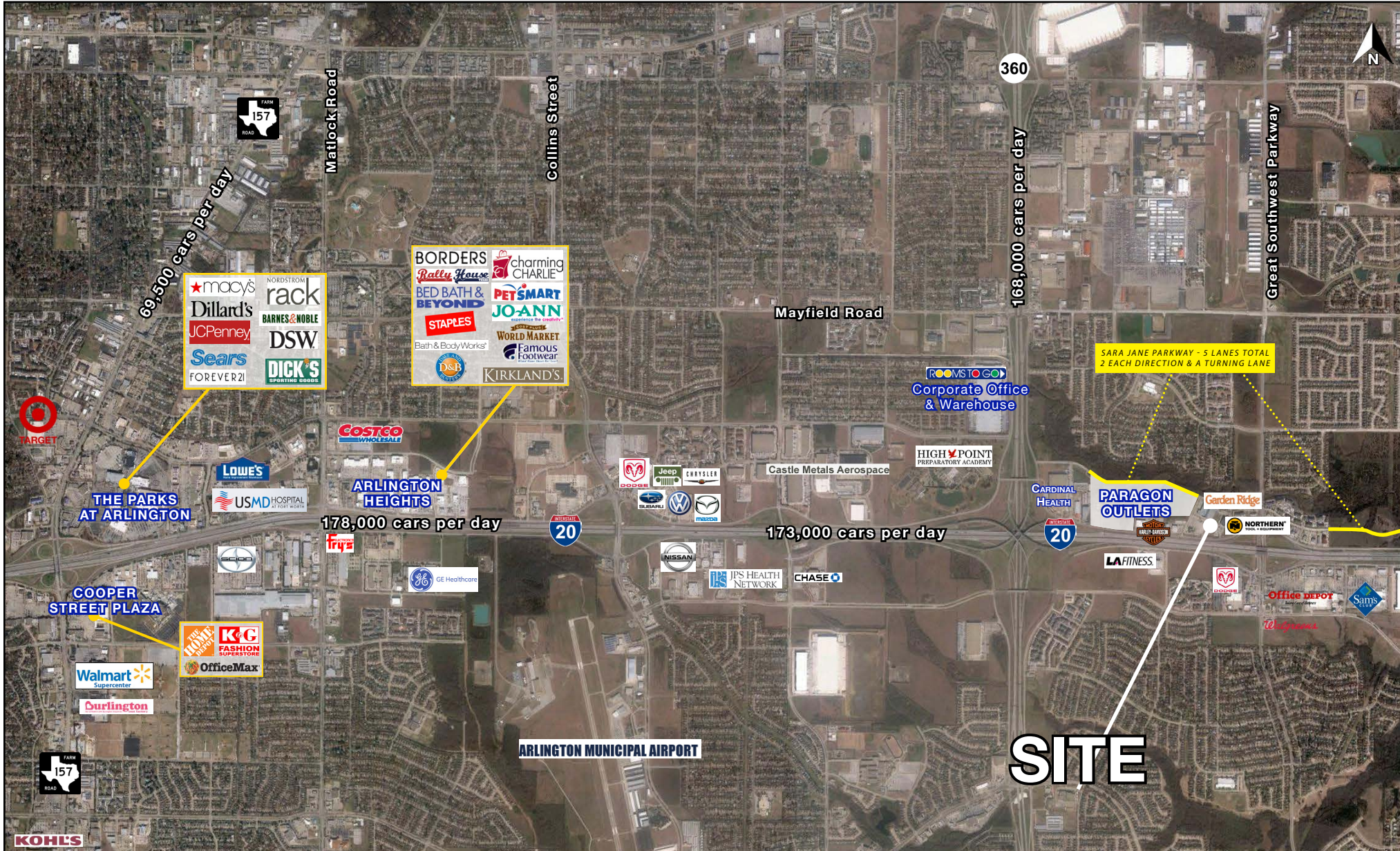
Exclusive Agent

SITE PLAN



AERIAL





PRAIRIE RIDGE CENTER | NEIGHBORING TENANTS





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PARAGON OUTLETS | TENANT LIST



Cole Haan

TUMI

MICHAEL KORS

TOMMY HILFIGER

JOE'S

GYMBOREE.
OUTLET

Soma

SKECHERS

KENNETH COLE

carter's

BANANA REPUBLIC
FACTORY STORE

LACOSTE

UNDER ARMOUR
FACTORY HOUSE

OAKLEY

U.S. POLO ASSN.

AÉROPOSTALE

WHITE | BLACK
HOUSE MARKET
OUTLET

TRUE RELIGION
BRAND JEANS



VINCE CAMUTO

BROOKS
BROTHERS
FACTORY STORE

LOVECLTURE

PACSUM

JOHNSTON & MURPHY



Juicy Couture

PERRY ELLIS

Tommy Bahama

J.CREW

THE CHILDREN'S
PLACE

TALBOTS
OUTLET

GAP OUTLET



GUESS
FACTORY STORE

CHICO'S
OUTLET

DKNY

BOSE

Papaya

YANKEE
CANDLE

Columbia
Sportswear Company.

Clarks BOSTONIAN.
OUTLET



VANS

Reebok

JOCKEY

zumiez

JONES NEW YORK

ESPRIT

NIKE FACTORY STORE

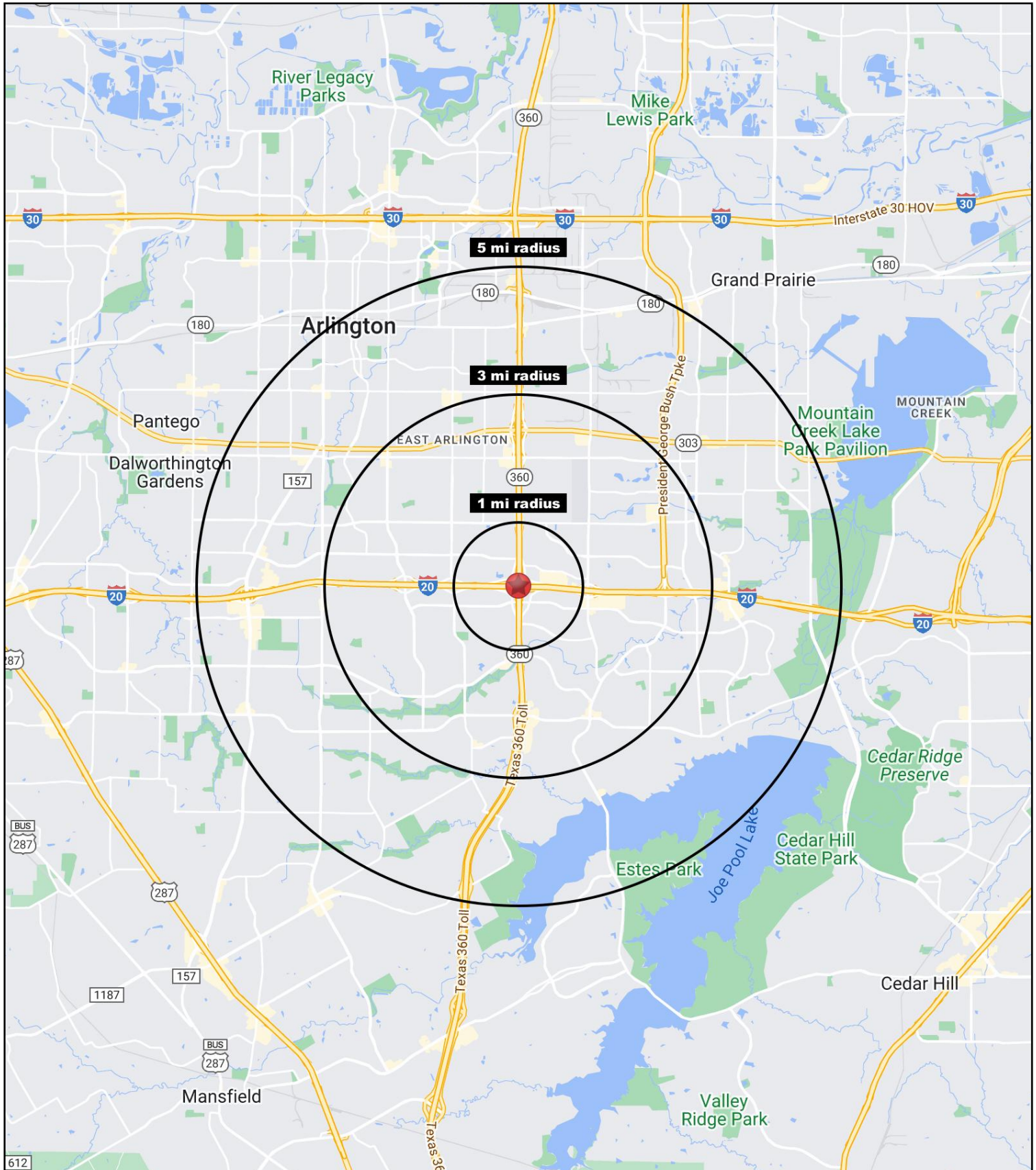
NINE WEST
OUTLET

HANESbrands

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Interstate 20 & 360 Highway	1 mi radius	3 mi radius	5 mi radius
Grand Prairie, TX			
Population			
2021 Estimated Population	12,895	132,090	335,087
2026 Projected Population	13,610	136,559	344,015
2020 Census Population	12,913	130,768	330,063
2010 Census Population	11,172	121,239	306,230
Projected Annual Growth 2021 to 2026	1.1%	0.7%	0.5%
Historical Annual Growth 2010 to 2021	1.4%	0.8%	0.9%
2021 Median Age	30.8	31.2	31.7
Households			
2021 Estimated Households	4,718	42,731	109,484
2026 Projected Households	4,959	44,367	113,552
2020 Census Households	4,689	42,292	108,217
2010 Census Households	4,025	39,260	100,807
Projected Annual Growth 2021 to 2026	1.0%	0.8%	0.7%
Historical Annual Growth 2010 to 2021	1.6%	0.8%	0.8%
Race and Ethnicity			
2021 Estimated White	27.8%	27.9%	32.2%
2021 Estimated Black or African American	36.1%	27.9%	24.0%
2021 Estimated Asian or Pacific Islander	11.0%	13.0%	11.2%
2021 Estimated American Indian or Native Alaskan	0.8%	1.1%	1.1%
2021 Estimated Other Races	24.3%	30.2%	31.5%
2021 Estimated Hispanic	27.9%	35.3%	36.7%
Income			
2021 Estimated Average Household Income	\$68,473	\$77,537	\$78,246
2021 Estimated Median Household Income	\$71,872	\$70,052	\$68,959
2021 Estimated Per Capita Income	\$25,061	\$25,097	\$25,621
Education (Age 25+)			
2021 Estimated Elementary (Grade Level 0 to 8)	4.4%	8.5%	9.1%
2021 Estimated Some High School (Grade Level 9 to 11)	8.5%	9.2%	9.3%
2021 Estimated High School Graduate	22.0%	28.3%	27.9%
2021 Estimated Some College	25.7%	22.8%	21.6%
2021 Estimated Associates Degree Only	11.2%	7.9%	7.5%
2021 Estimated Bachelors Degree Only	20.5%	16.4%	16.9%
2021 Estimated Graduate Degree	7.8%	6.9%	7.8%
Business			
2021 Estimated Total Businesses	349	3,688	10,929
2021 Estimated Total Employees	3,958	35,166	109,720
2021 Estimated Employee Population per Business	11.3	9.5	10.0
2021 Estimated Residential Population per Business	36.9	35.8	30.7

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