

# Mission Lot

N. Minnesota Rd. & Mile 7 Rd,  
MISSION. TX 78574



15,675 VPD

W Mile 7 Rd (Hwy 107)

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population 2023	4,985	32,891	72,481
Daytime Population	3,311	25,044	56,799
Average HH Income	\$46,699	\$51,069	\$60,243

## FOR SALE

\$906,000

## AVAILABLE

2.08 AC, 90,600 SF

## PROPERTY HIGHLIGHTS

- Strategically located on Mile 7 Rd.
- High Traffic Volume
- Fast Commercial and Residential Growth
- Great Development Opportunity

## TRAFFIC COUNTS

W. Mile 7 Rd.: 15,675 VPD

E. Mile 7 Rd.: 17,416 VPD

(TXDOT)

## AREA RETAILERS



API REAL ESTATE

Commercial • Residential • Industrial • Property Management

Listing Agent: Sergio A. Adame, CCIM  
Broker/Owner

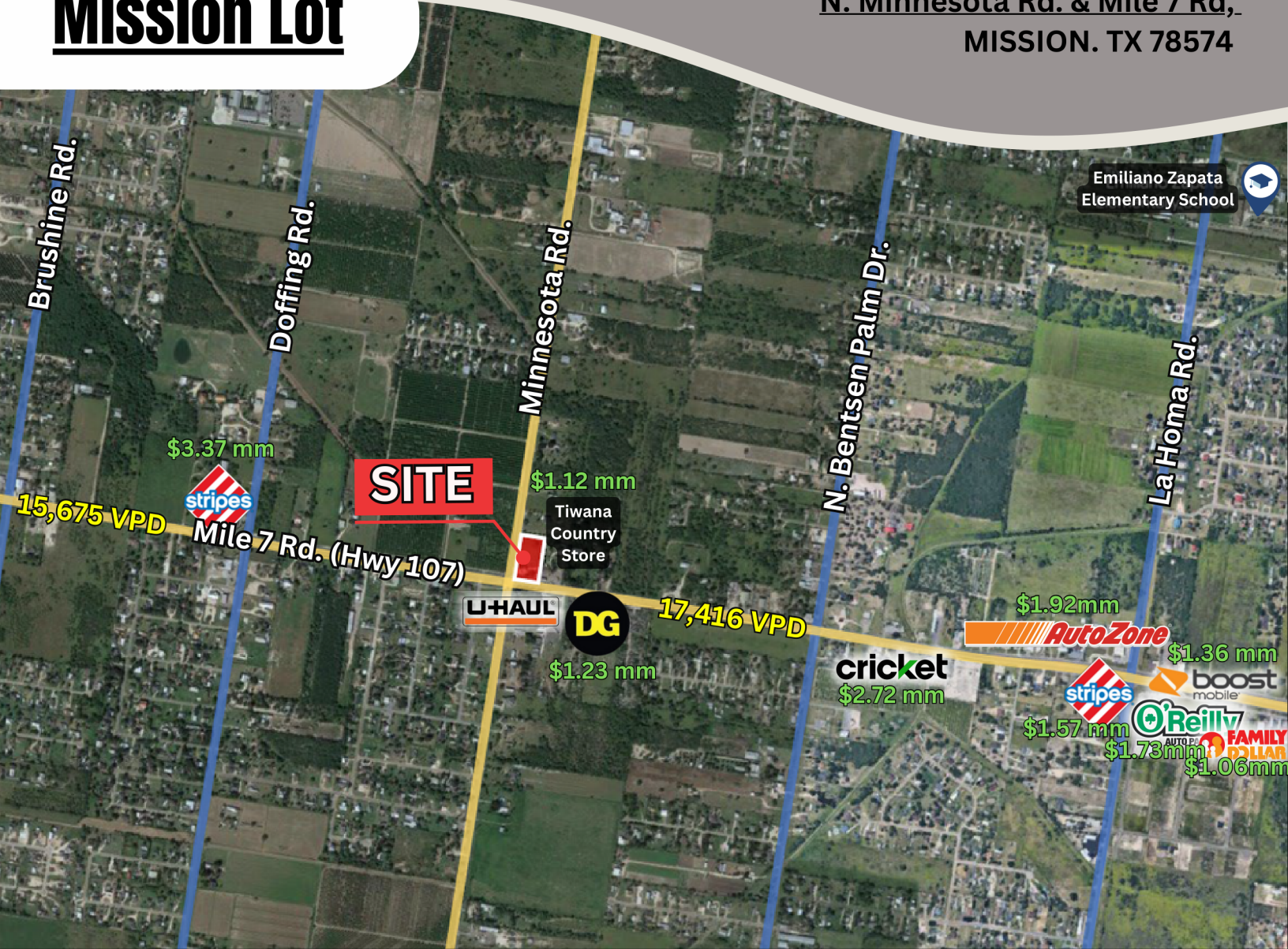
[sergio@apirealtor.com](mailto:sergio@apirealtor.com)

956.412.1412

The information contained herein was obtained from sources deemed reliable; however, API Real Estate makes no guaranties, warranties or representations to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice.

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	1 mile	3 miles	5 miles
<b>Population Summary</b>			
2010 Total Population	4,202	26,983	59,840
2020 Total Population	5,002	31,876	69,670
2020 Group Quarters	0	0	4
2023 Total Population	4,985	32,891	72,481
2023 Group Quarters	0	0	4
2028 Total Population	4,892	33,644	74,913
2023-2028 Annual Rate	-0.38%	0.45%	0.66%
2023 Total Daytime Population	3,311	25,044	56,799
Workers	146	2,730	8,538
Residents	3,165	22,314	48,261
<b>Household Summary</b>			
2010 Households	936	5,978	13,786
2010 Average Household Size	4.49	4.51	4.34
2020 Total Households	1,184	7,431	17,091
2020 Average Household Size	4.22	4.29	4.08
2023 Households	1,191	7,768	18,024
2023 Average Household Size	4.19	4.23	4.02
2028 Households	1,189	8,089	18,988
2028 Average Household Size	4.11	4.16	3.95
2023-2028 Annual Rate	-0.03%	0.81%	1.05%
2010 Families	865	5,496	12,579
2010 Average Family Size	4.68	4.72	4.55
2023 Families	1,089	7,060	16,246
2023 Average Family Size	4.39	4.46	4.26
2028 Families	1,087	7,344	17,092
2028 Average Family Size	4.32	4.38	4.18
2023-2028 Annual Rate	-0.04%	0.79%	1.02%
<b>Housing Unit Summary</b>			
2000 Housing Units	676	4,110	10,575
Owner Occupied Housing Units	77.2%	74.8%	71.7%
Renter Occupied Housing Units	11.4%	12.4%	14.4%
Vacant Housing Units	11.4%	12.9%	13.9%
2010 Housing Units	1,004	6,445	14,866
Owner Occupied Housing Units	72.7%	73.9%	72.3%
Renter Occupied Housing Units	20.5%	18.8%	20.4%
Vacant Housing Units	6.8%	7.2%	7.3%
2020 Housing Units	1,319	8,073	18,797
Vacant Housing Units	10.2%	8.0%	9.1%
2023 Housing Units	1,335	8,488	19,900
Owner Occupied Housing Units	68.4%	69.7%	68.0%
Renter Occupied Housing Units	20.8%	21.8%	22.6%
Vacant Housing Units	10.8%	8.5%	9.4%
2028 Housing Units	1,338	8,803	20,835
Owner Occupied Housing Units	68.7%	70.6%	69.1%
Renter Occupied Housing Units	20.2%	21.3%	22.0%
Vacant Housing Units	11.1%	8.1%	8.9%
<b>Median Household Income</b>			
2023	\$29,753	\$29,532	\$33,196
2028	\$32,176	\$33,439	\$37,788
<b>Median Home Value</b>			
2023	\$76,372	\$87,429	\$96,478
2028	\$94,608	\$155,245	\$173,419
<b>Per Capita Income</b>			
2023	\$9,925	\$10,567	\$13,151
2028	\$11,296	\$12,296	\$15,370
<b>Median Age</b>			
2010	21.3	21.6	23.1
2023	24.5	24.6	25.8
2028	26.4	26.0	26.9

**Data Note:** Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households.

Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

**Source:** Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



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# Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

**TYPES OF REAL ESTATE LICENSE HOLDERS:**

- A **BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- A **SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

**A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):**

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

**A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:**

**AS AGENT FOR OWNER (SELLER/LANDLORD):** The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

**AS AGENT FOR BUYER/TENANT:** The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

**AS AGENT FOR BOTH - INTERMEDIARY:** To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
  - o that the owner will accept a price less than the written asking price;
  - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  - o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

**AS SUBAGENT:** A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

**TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:**

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

**LICENSE HOLDER CONTACT INFORMATION:** This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

API Real Estate	534881	info@apire.us	956.412.1412
Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Sergio A. Adame	534881	sergio@apire.us	956.412.1412
Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone

\_\_\_\_\_  
Buyer/Tenant/Seller/Landlord Initials

\_\_\_\_\_  
Date