

LOCATION:

SEQ of 50th Street & University Avenue 2625-2925 50th St, Lubbock, Texas 79413

AVAILABLE:

1,500 SF - 32,275 SF

DESCRIPTION:

- 255,614 SF Regional Retail Power Center
- Anchor, Jr. Anchor, Shop Space & 1 Outparcel Available!!
- Large 2nd-level Mezzanine space (with convenient parking below) perfect for a myriad of uses such as a call center, church, banquet/reception hall, various office uses and many others!!
- Located in the most dense area of Lubbock
- Between two signalized intersections
- Easy access to Downtown and the Medical District
- Close proximity to Texas Tech University with approximately 40,528 students
- Just east of Monterey High School with 2,153 students
- Adjacent to Home Depot
- Join these national retailers:



TRAFFIC COUNTS:

50th St @ Boston Ave: 23,387 VPD (TXDOT 2022) 50th St @ Elgin Ave: 23,002 VPD (TXDOT 2022) University Ave: 20,842 VPD (TXDOT 2022)

DEMOGRAPHICS:

	1 mile	3 mile	5 mile
2023 Population	14,290	110,224	213,875
Daytime Population	12,176	127,826	235,195
Average HH Income	\$76,385	\$75,847	\$84,141

CAPROCK SHOPPING CENTER

2625-2925 50th St (West of University Ave), Lubbock, Texas 79413







Tim Kushner | 972-867-1100 x 24

tim@netcoinvestments.com



2625-2925 50th St (West of University Ave), Lubbock, Texas 79413



Available



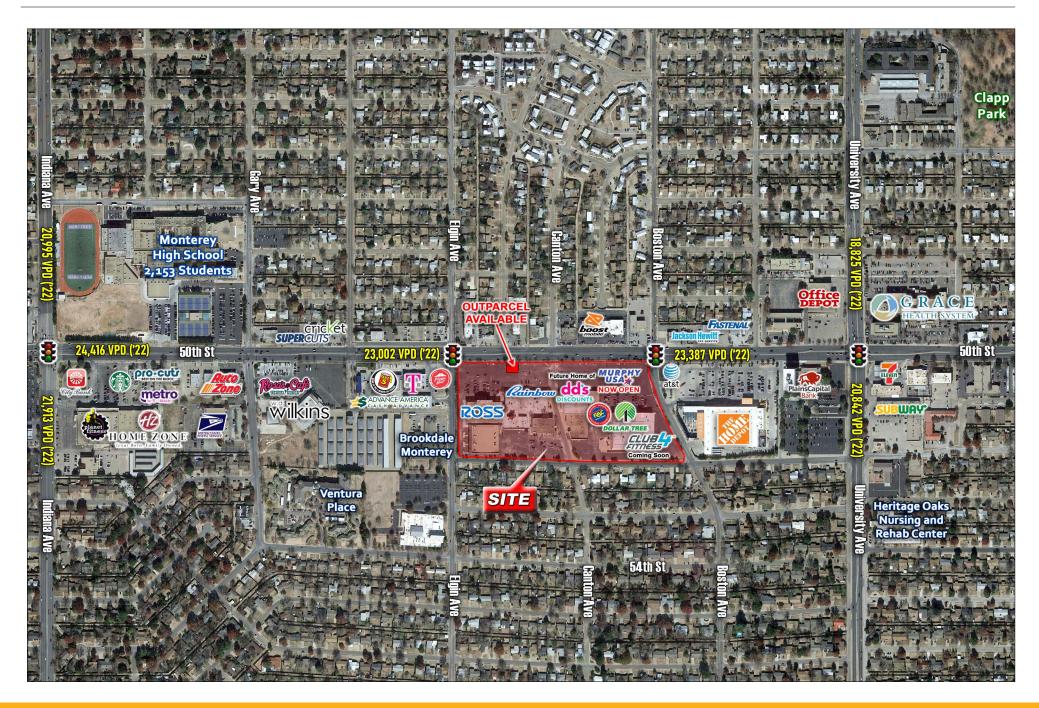
2625-2925 50th St (West of University Ave), Lubbock, Texas 79413



The information contained herein has been obtained from sources we deem reliable. However, NetCo Investments, Inc. does not guarantee or assume any responsibility for its accuracy

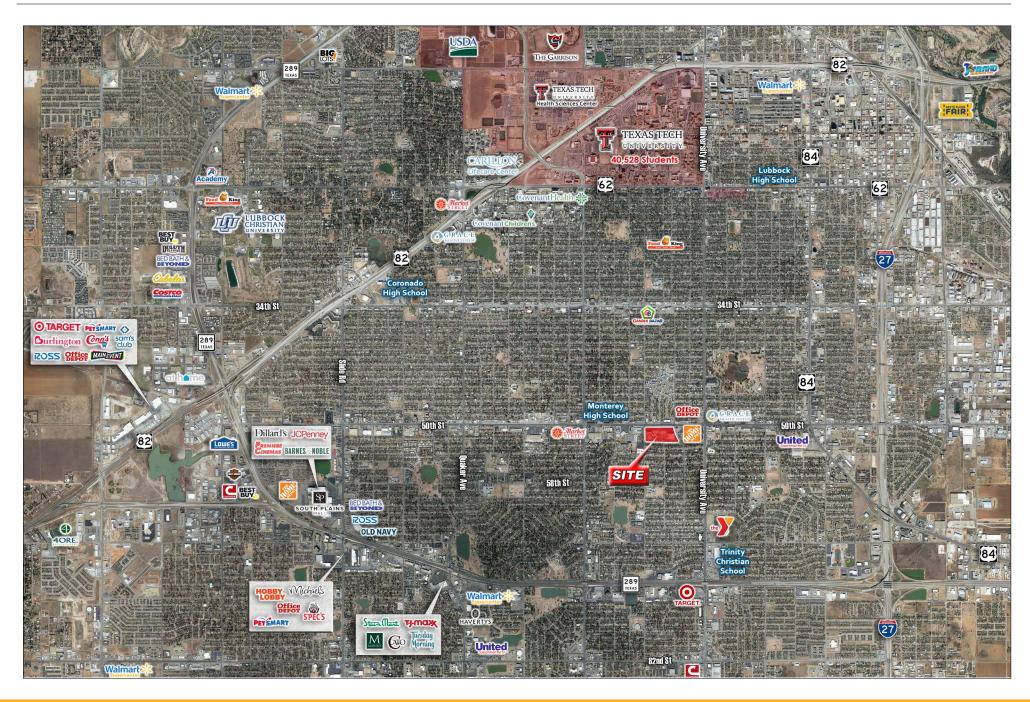


2625-2925 50th St (West of University Ave), Lubbock, Texas 79413





2625-2925 50th St (West of University Ave), Lubbock, Texas 79413



The information contained herein has been obtained from sources we deem reliable. However, NetCo Investments, Inc. does not guarantee or assume any responsibility for its accuracy.