

3,784 SF OF RETAIL SPACE FOR LEASE

6701 Indiana Avenue , Lubbock, TX 79413



AVAILABLE SPACE:

1,017 SF AVAILABLE

LEASE RATE:

\$13.00 SF/yr
\$3.37 NNN

PROPERTY OVERVIEW: Corner Suite Retail Space for lease with Indiana Frontage in well known strip center. SuiteC offers 1,017 SF. Owner is offering a 3-5 year Lease at \$13.00 PSF + \$3.37 NNN Fee. Property features large floor plan that can be tailored to multiple business use, 3 Restrooms, parking on both sides of the space, and Facia building signage available. Neighboring tenants include: Golf USA & DFC Cycles. Property is surrounded by retail and offers excellent traffic counts.

PROPERTY HIGHLIGHTS

- Indiana Avenue Frontage
- Ample Parking
- High Traffic Counts
- Corner Suite
- Under New Ownership
- New Brick and Stone Facade

KW COMMERCIAL
10210 Quaker Avenue
Lubbock , TX 79424

LEIGH ANNE DUNLAP, CCIM
Commercial Agent
O: 806.577.5986
C: 806.577.5986
leighannedunlap@gmail.com
TX #0595762

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INDIANA SPORTS COMPLEX

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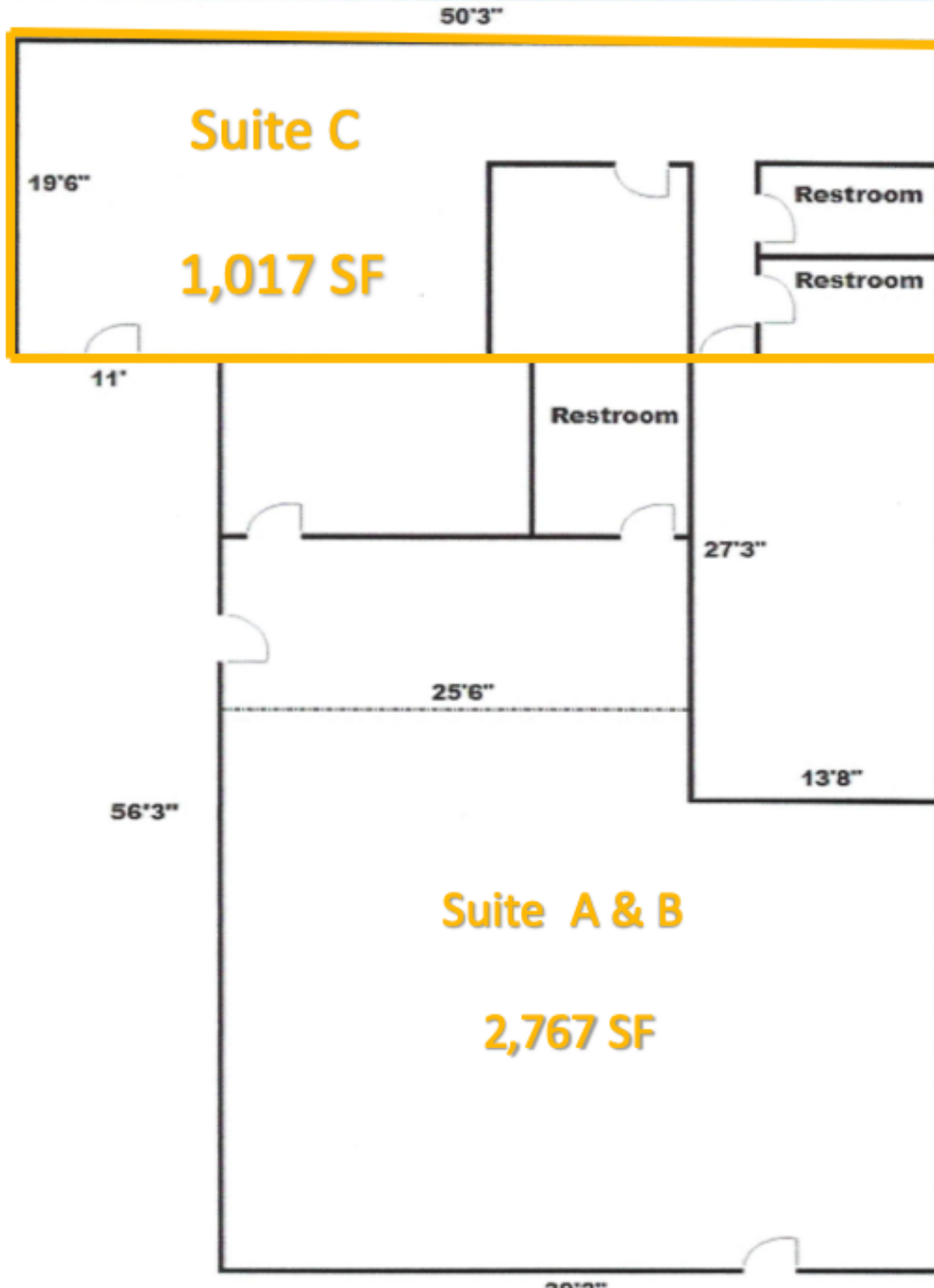
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FLOOR PLAN

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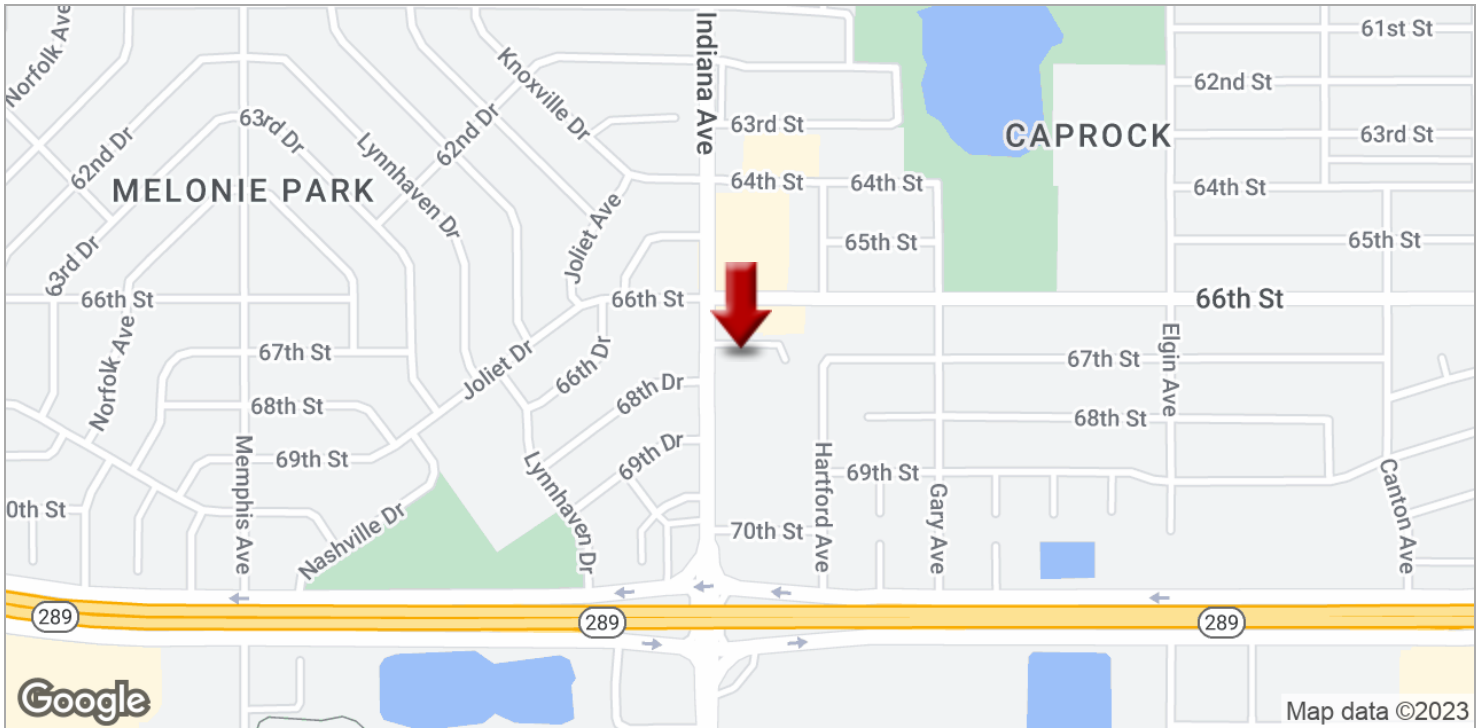
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3,936 SF OF RETAIL SPACE FOR LEASE

6701 Indiana Avenue , Lubbock, TX 79413



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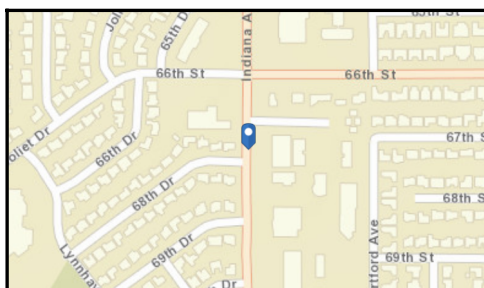
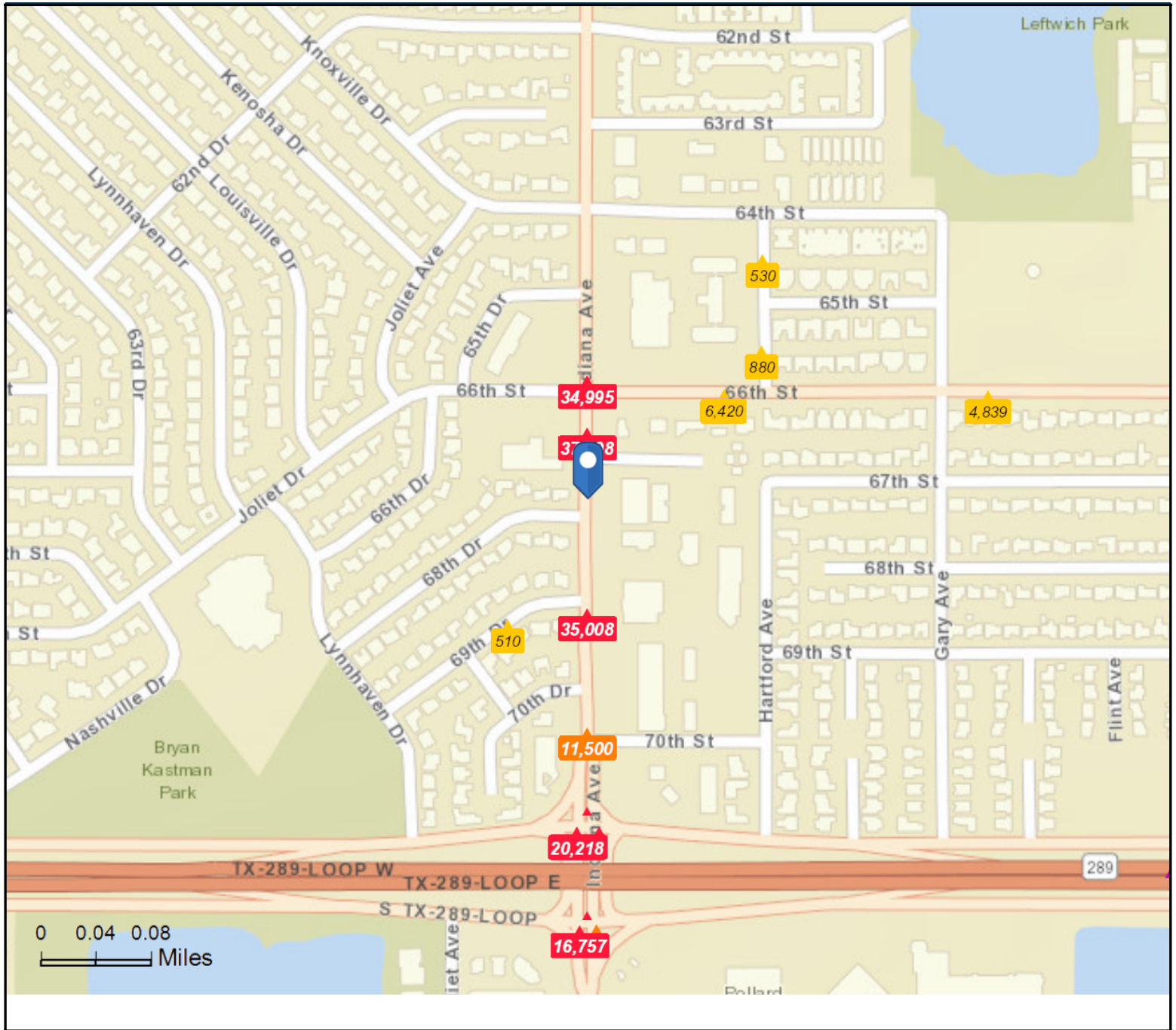
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Traffic Count Map - Close Up

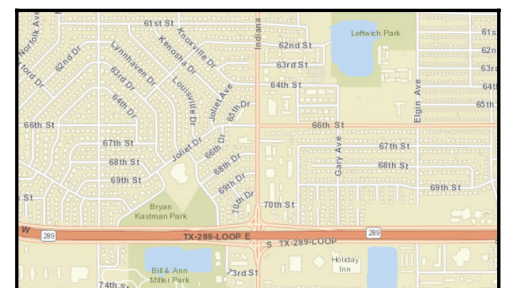
6701 Indiana Ave, Lubbock, Texas, 79413
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 33.53318
Longitude: -101.88773



Average Daily Traffic Volume

- ▲ Up to 6,000 vehicles per day
- ▲ 6,001 - 15,000
- ▲ 15,001 - 30,000
- ▲ 30,001 - 50,000
- ▲ 50,001 - 100,000
- ▲ More than 100,000 per day



Source: ©2018 Kalibrate Technologies (Q3 2018).

February 25, 2019