

# THE PLAZA KIOSK

## HOBBY LOBBY-ANCHORED SHOPPING CENTER

280 SF AVAILABLE FOR LEASE

4756 SOUTH BROADWAY AVE TYLER, TX 75703



**GENECOV**  
COMMERCIAL PROPERTIES

# EXECUTIVE SUMMARY



## OVERVIEW

**ADDRESS:** 4756 S BROADWAY AVE TYLER, TX 75703

**AVAILABLE:** 280 SF

**PROPERTY TYPE:** Kiosk

**PROPERTY NAME:** The Plaza Kiosk

**NEARBY FEATURES:** Natural Grocers, Hobby Lobby, Jersey Mike's, Chicken Salad Chick and more

**AS-IS BASE RENT:** \$900 flat monthly rate

[GOOGLE MAPS](#)

VEHICLES PER DAY  
**41,718**

AVERAGE HH  
INCOME  
**\$100,529**  
(3 MILE)

TYLER, TX RETAIL SALES  
**\$3.2 BILLION+**

## DEMOGRAPHIC SNAPSHOT

|                     | 1 MILE    | 3 MILE    | 5 MILE   |
|---------------------|-----------|-----------|----------|
| TOTAL POPULATION:   | 8,724     | 61,063    | 110,470  |
| DAYTIME POPULATION: | 18,225    | 93,568    | 160,637  |
| MEDIAN HH INCOME:   | \$86,812  | \$75,742  | \$71,088 |
| AVERAGE HH INCOME:  | \$109,469 | \$100,529 | \$98,141 |

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# EXCLUSIVELY LISTED BY



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