

PRIME 1,500 SF BUILD-TO-SUIT RETAIL OPPORTUNITY



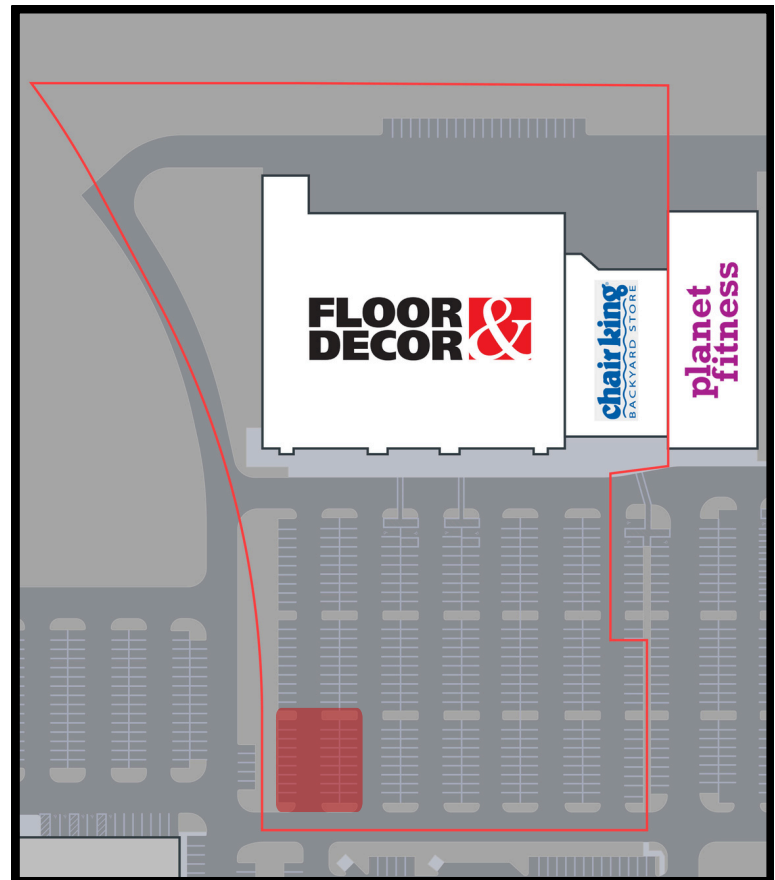
THE COLONY RETAIL

5651 Highway 121, The Colony, TX 75056

**Customize Your Space in One of
DFW's Highest-Traffic Retail
Corridors**

FEATURES

Property Type	Shopping Center
Year Built	2016
Total Square Feet	86,826 SF
Available Space	1,500 SF Build-to-Suit
Parking Ratio	7.57:1,000 SF
Population	103,497 per 3 square miles
Average Traffic	111,464 vehicles per day
Average Income.	\$86,933 per 1 square mile
Cross Streets	Highway 121 & Spring Creek



CONTACT



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The information provided is from sources believed reliable. Hartman makes no guarantees, warranties, or representations as to the completeness or accuracy herein. The price or condition prior to sale or lease are subject to change.



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EXCEPTIONAL SERVICE + INSPIRED VALUES



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