

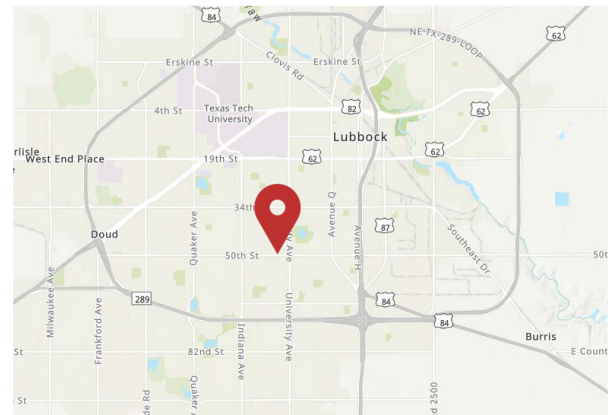


Multi-Use Commercial Property

2808 50th Street, Lubbock, TX 79413

Property Features

- This second-generation car wash features 4,680 SF of space on 0.69 AC of land on the corner of 50th Street & Detroit Avenue in Lubbock, TX. The building can be converted into a number of uses or can be cleared and the land can be ground-leased or sold for additional uses!
- The property provides excellent frontage and visibility to 23,002 vehicles passing the site daily and is located across from Caprock Shopping Center with major national retailers.



Area Retailers:



BUILDING SIZE	4,680 SF
LOT SIZE	0.69 AC (Approx.)
SALE PRICE	Contact Broker
LEASE PRICE	Contact Broker

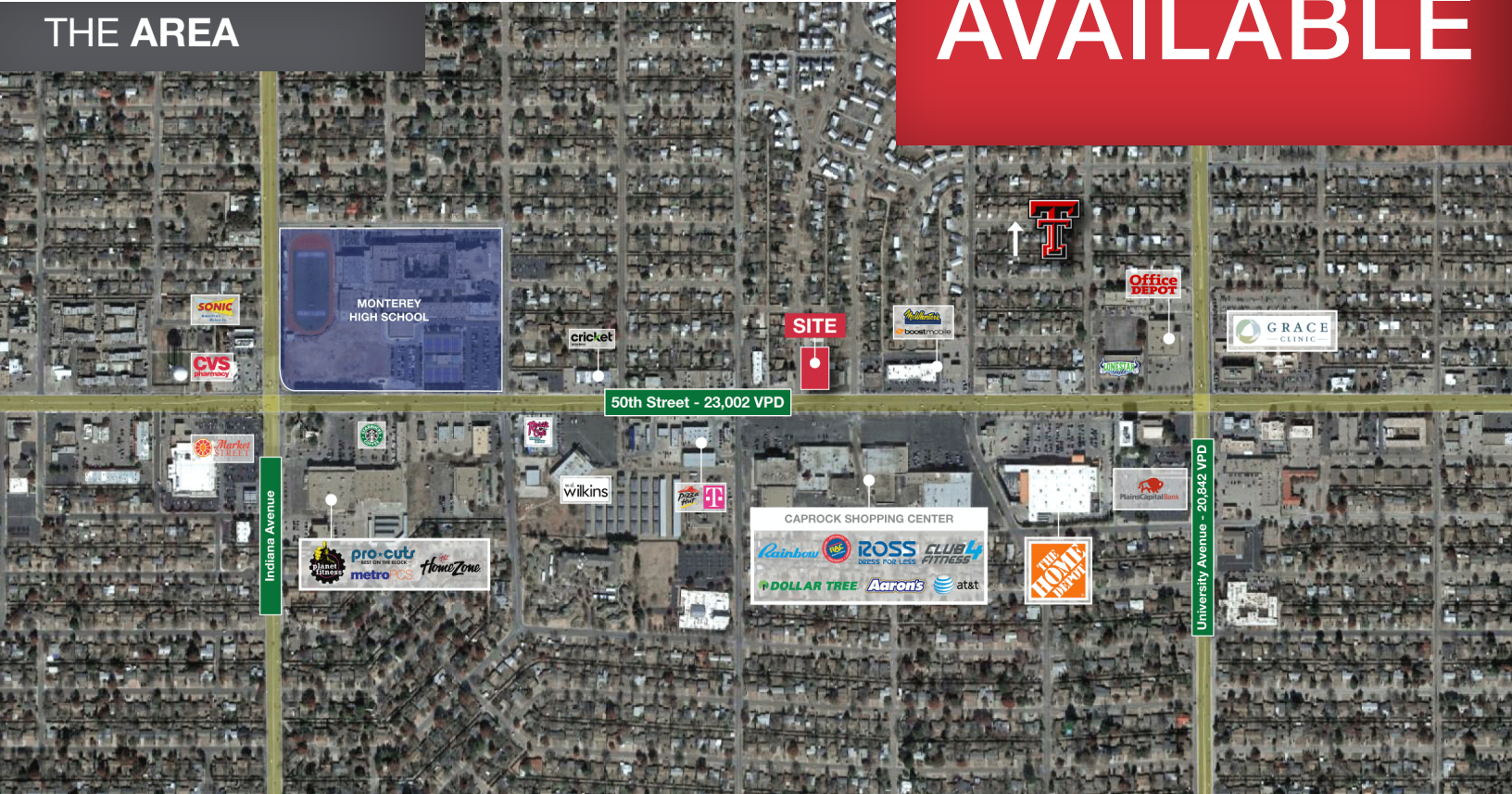
NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

Shannon Powell
 shannon@naiwheelhouse.com
 +1 281 788 1758
 naiwheelhouse.com

Jax Collier
 jax@naiwheelhouse.com
 +1 325 207 6118
 naiwheelhouse.com

THE AREA

AVAILABLE



THE SITE



Shannon Powell
 shannon@naiwheelhouse.com
 +1 281 788 1758
 naiwheelhouse.com

Jax Collier
 jax@naiwheelhouse.com
 +1 325 207 6118
 naiwheelhouse.com

AVAILABLE

THE SITE

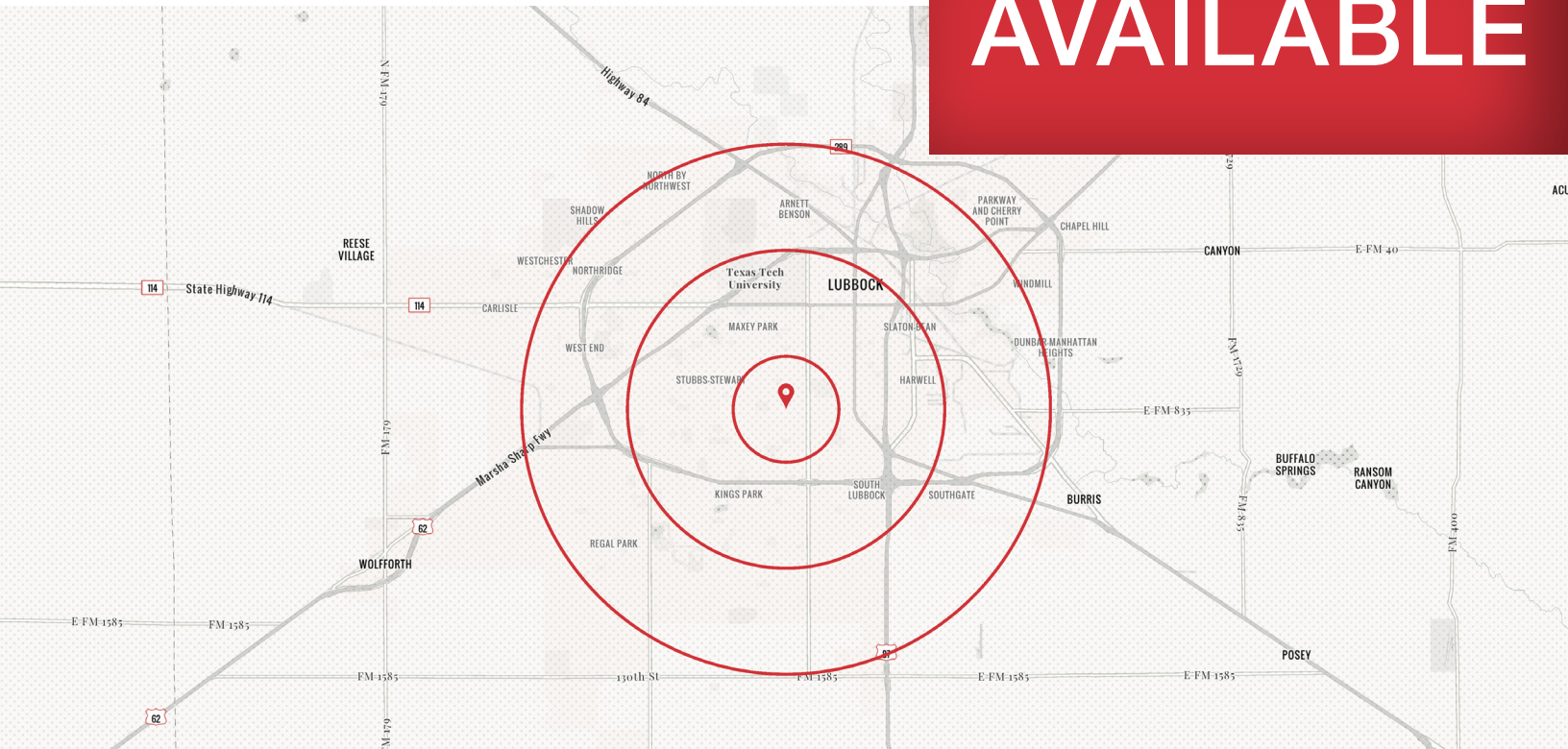


NAIWheelhouse

Shannon Powell
shannon@naiwheelhouse.com
+1 281 788 1758
naiwheelhouse.com

Jax Collier
jax@naiwheelhouse.com
+1 325 207 6118
naiwheelhouse.com

AVAILABLE



Demographic Summary:

	1 MILE	3 MILES	5 MILES
POPULATION	14,722	111,576	218,909
AVG HH INCOME	\$78,669	\$77,664	\$86,397
HOUSEHOLDS	5,842	43,120	87,677
MEDIAN AGE	34.4	30.9	32.3

Location Advantages

- Located in between the busy intersections of 50th & University and 50th & Indiana
- 2 miles away from Texas Tech University, serving over 40,000 students every year
- Quick access to Loop 289 & I-27 makes this location easy to get to from anywhere in Lubbock
- In an extremely dense residential and commercial area with many neighborhoods, schools, shopping centers & more.