

STONEBRIDGE COMMONS FOR LEASE



Eldorado Parkway and Ridge Road in McKinney, Texas

[Click here for additional photos and aerials of Stonebridge Commons](#)

Property Information

Offering new commercial space to retailers, restaurants, medical and office space users, **Stonebridge Commons** is highly visible to Eldorado Parkway at its key intersection with Ridge Road. **Stonebridge Commons** is in exploding McKinney, Texas, the fastest-growing city in the country with a population of 149,082, an increase of 174.2% since 2000, where 86% of the residents have received at least some college education.

Stonebridge Commons is adjacent to CVS Pharmacy and InTouch Credit Union, with cross-access to each. This dynamic site is across from the affluent 5,000 acre master-planned Stonebridge Ranch, home of two country clubs, seven schools, several churches and a YMCA, and is 1.5 miles north of the 2,500 acre Craig Ranch, 2014 Master-Planned Community of the Year, known as the ultimate evolution in modern community living.

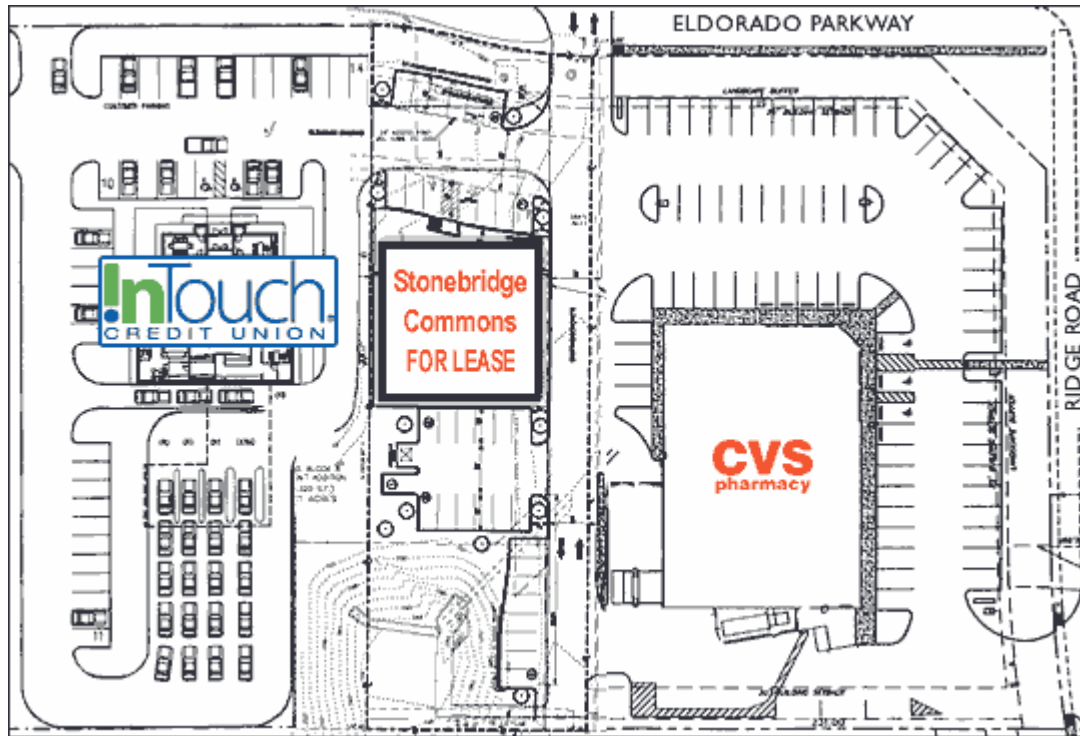
Availability Spaces range from 1,440 SF to 5,600 SF

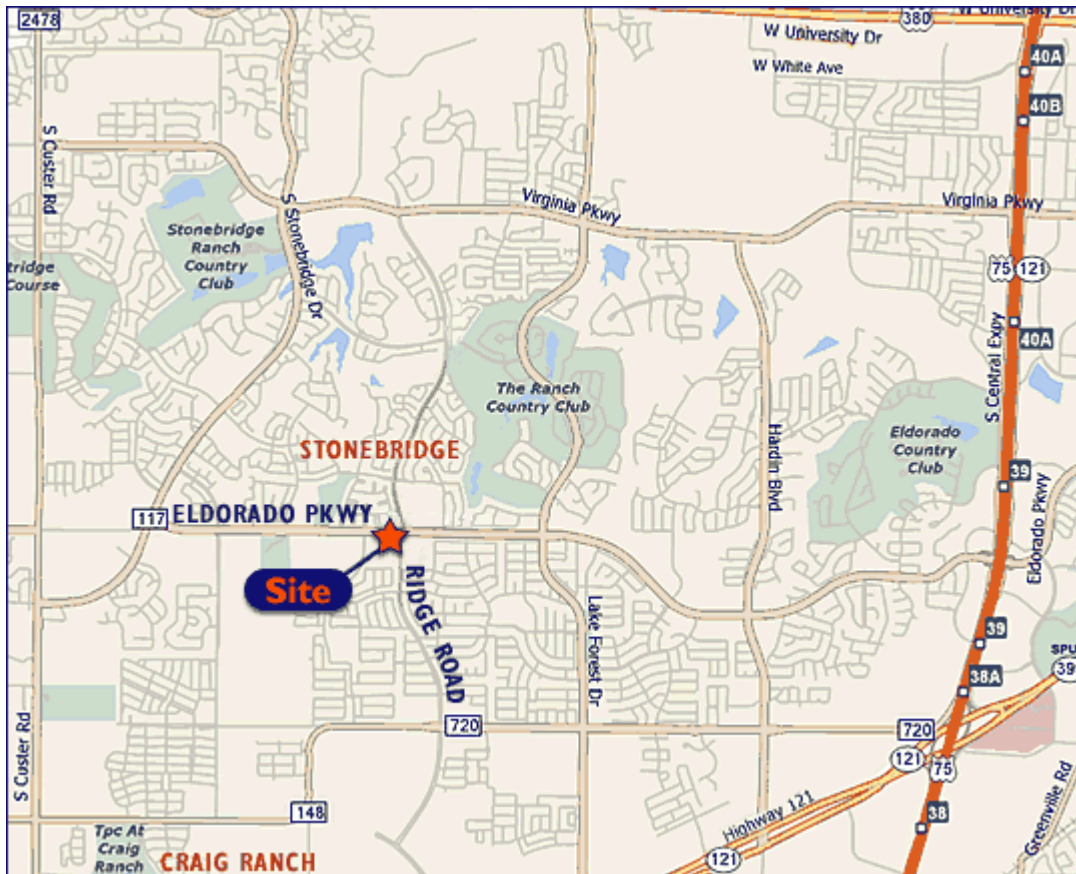
Traffic count 24,160 on Eldorado west of Ridge (April 18, 2014)

Demographics*

Radius	3 miles	5 miles
Population 2014	83,917	164,488
Average HH Income	\$119,125	\$107,784
Median HH Income	\$103,389	\$86,932

*Source: U.S. Census Bureau, 2008-2012, American Community Survey
Provided by Cubit Planning, Inc., on July 18, 2014





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