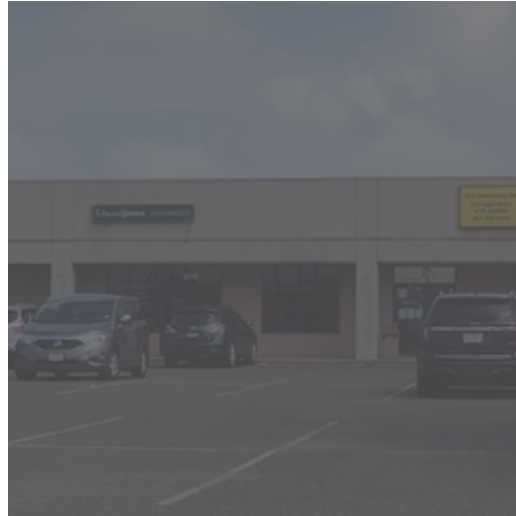
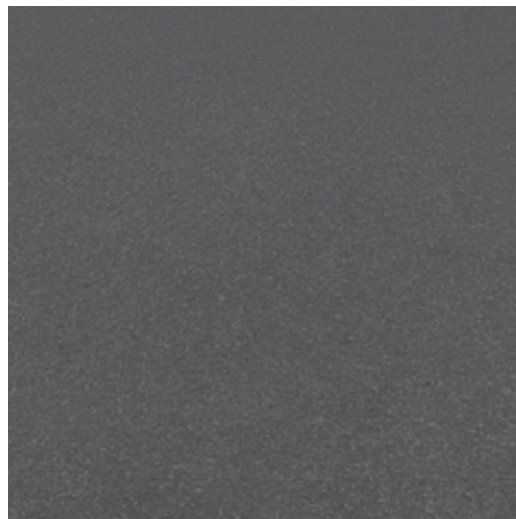


RETAIL PROPERTY FOR LEASE

# SUNDIAL PLAZA



**1010**  
S 14TH STREET  
KINGSVILLE, TX

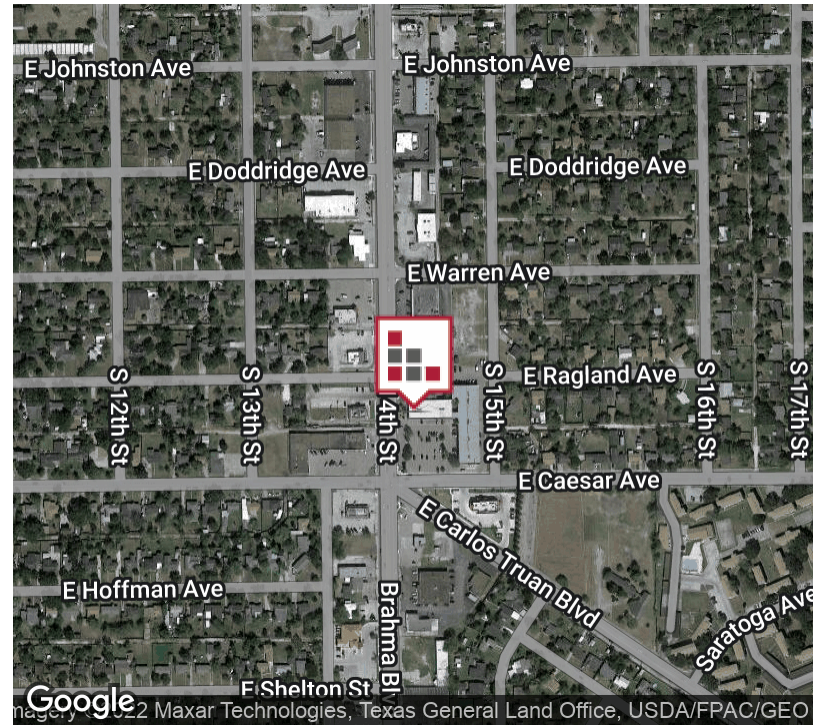


Neighborhood Retail Shopping Center located on the corner of 14th Street and Caesar Avenue, Kingsville, Texas on a major North/South thoroughfare. Sundial Plaza offers excellent co-tenancy to support the Kingsville and surrounding areas, along with Texas A & M University Kingsville Campus Students and Faculty. Majority of tenants have been leasing at Sundial Plaza for many years prior.



# FOR LEASE SUNDIAL PLAZA

## EXECUTIVE SUMMARY



### OFFERING SUMMARY

Lease Rate:	\$12.00 SF/yr (NNN)
Building Size:	25,660 SF
Available SF:	850 - 1,000 SF
Lot Size:	2.1 Acres
Year Built:	1984
Zoning:	Commercial
Market:	Rio Grande Valley
Submarket:	Kingsville

### PROPERTY OVERVIEW

Neighborhood Retail Shopping Center located on the corner of 14th Street and Caesar Avenue, Kingsville, Texas on a major North/South thoroughfare. Sundial Plaza offers excellent co-tenancy to support the Kingsville and surrounding areas, along with Texas A & M University Kingsville Campus Students and Faculty. Majority of tenants have been leasing at Sundial Plaza for many years prior. Sundial Plaza is located at a Signalized Intersection with two (2) curb cuts for ingress/egress.

### PROPERTY HIGHLIGHTS

- Signalized Intersection
- Corner Location
- Established Retail Shopping Center
- Great Co-Tenancy

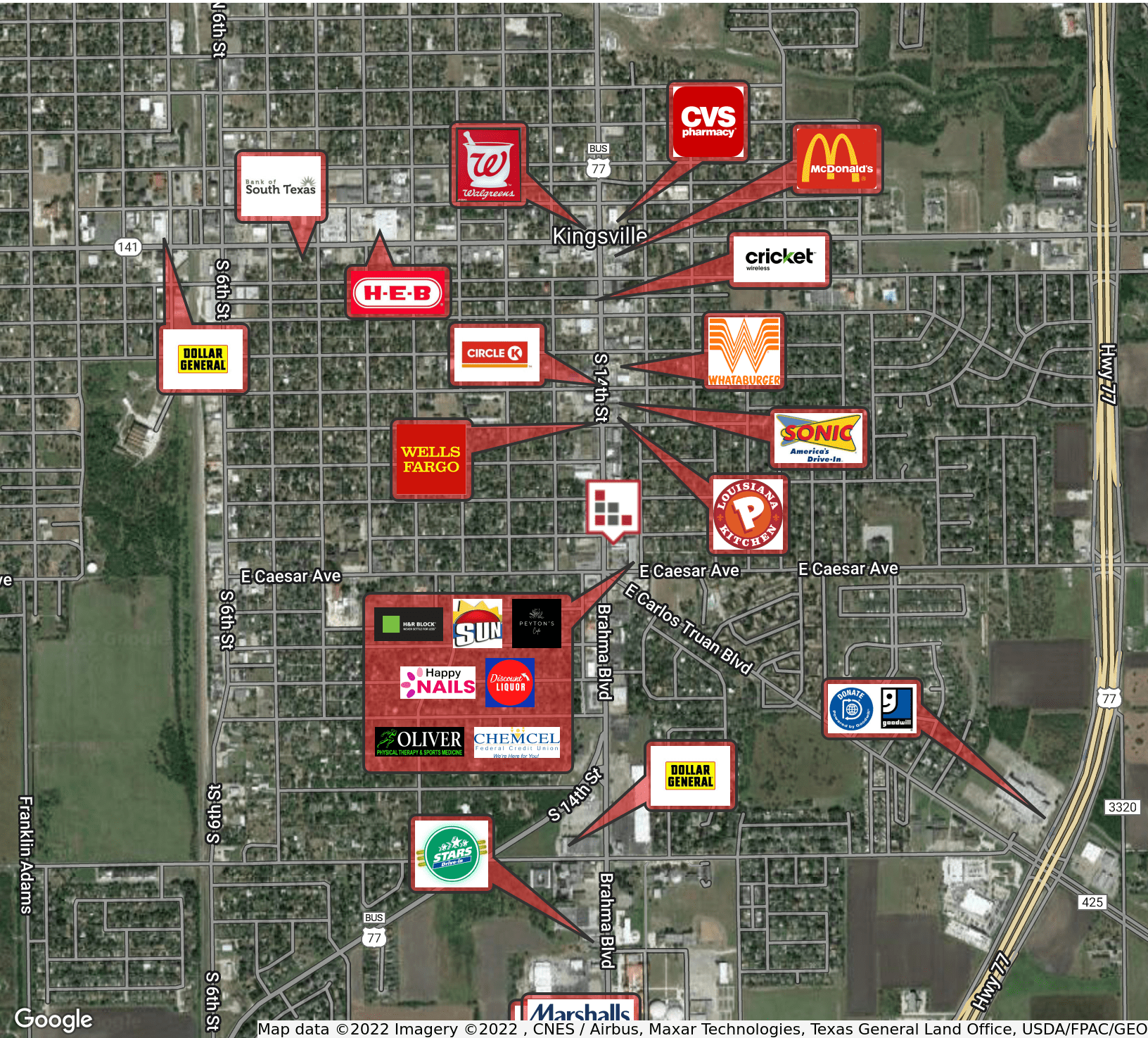
FOR LEASE  
SUNDIAL PLAZA

ADDITIONAL PHOTOS



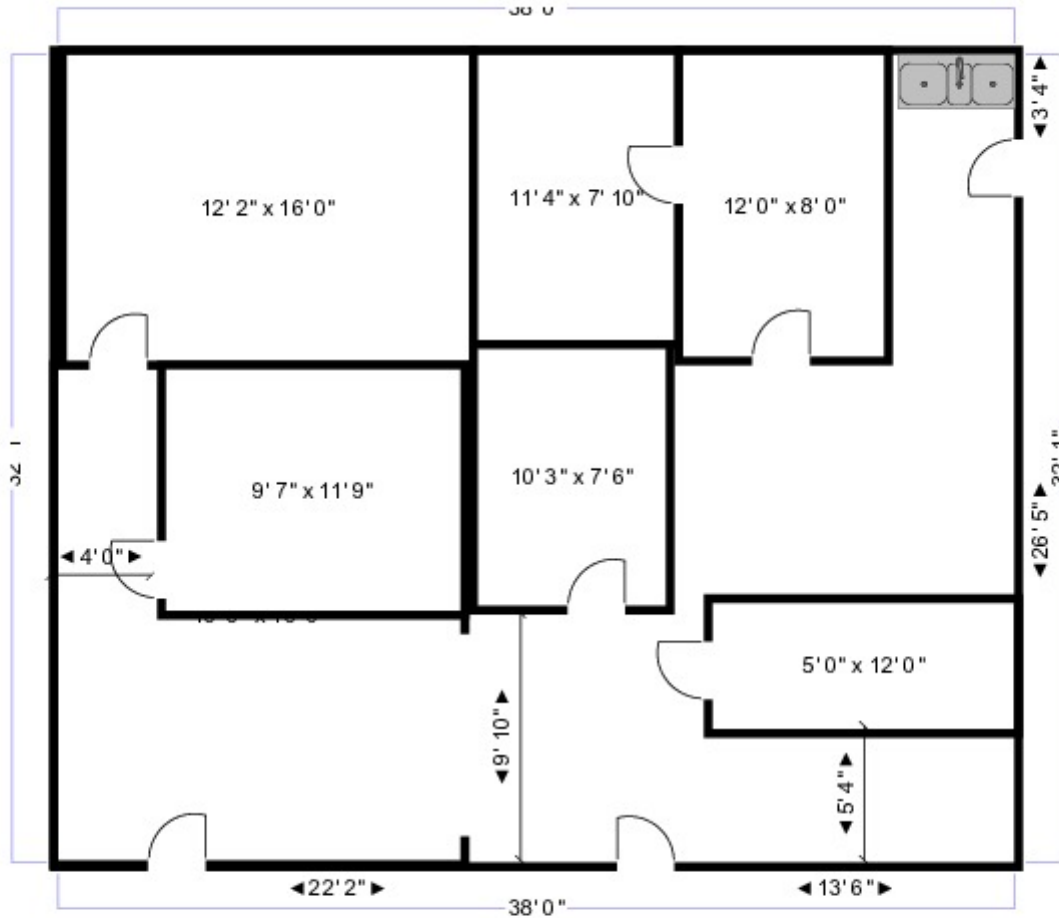
FOR LEASE  
SUNDIAL PLAZA

RETAILER MAP



FOR LEASE  
SUNDIAL PLAZA

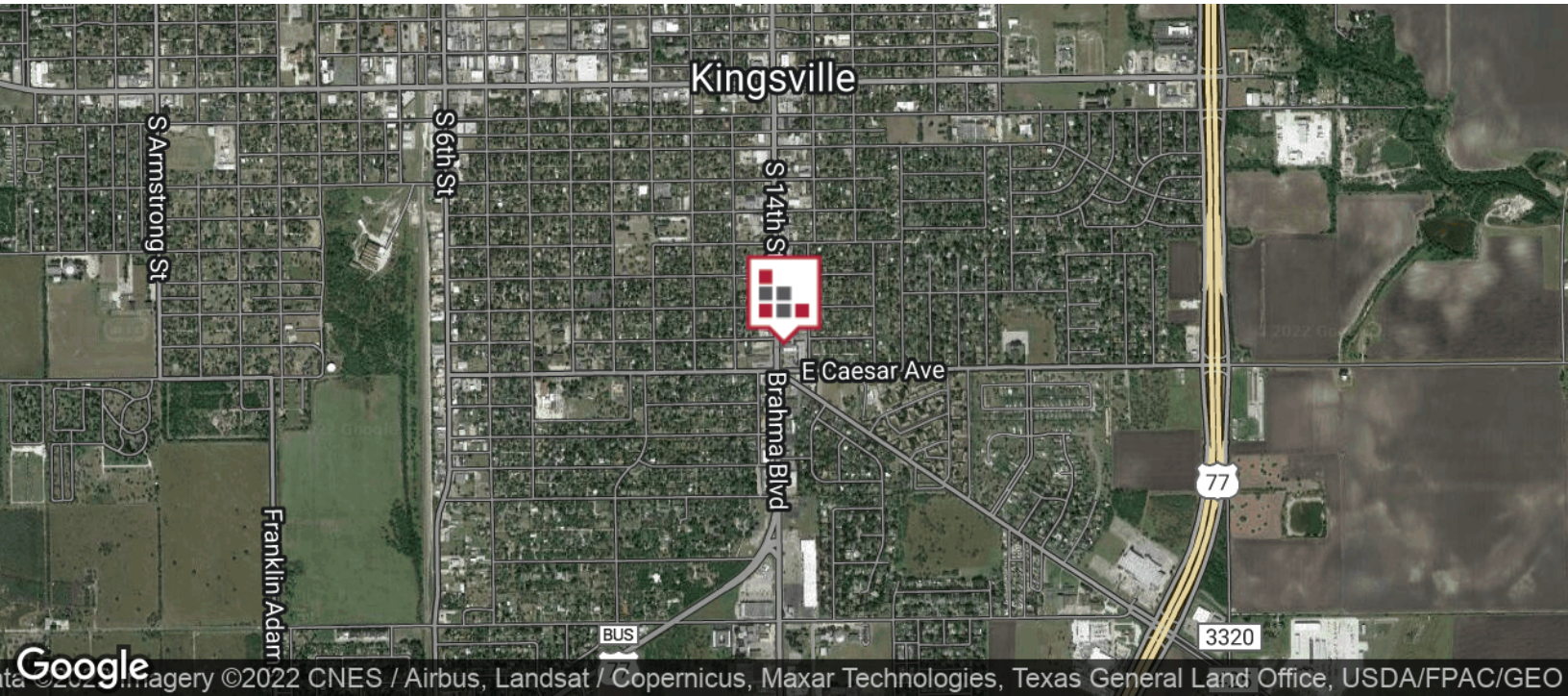
FLOOR PLAN



SUNDIAL PLAZA  
KINGSVILLE, TEXAS  
SUITE 1020C  
+/- 1,216 SF

FOR LEASE  
SUNDIAL PLAZA

LOCATION MAP



FOR LEASE  
SUNDIAL PLAZA

DEMOGRAPHICS MAP



**POPULATION**

	<b>3 MILES</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total population	27,625	29,631	34,120
Median age	29.2	29.4	30.1
Median age (Male)	29.0	29.1	29.7
Median age (Female)	30.8	31.0	31.6

**HOUSEHOLDS & INCOME**

	<b>3 MILES</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total households	9,605	10,302	11,882
# of persons per HH	2.9	2.9	2.9
Average HH income	\$46,897	\$47,081	\$48,166
Average house value	\$110,293	\$110,505	\$103,340

**ETHNICITY (%)**

	<b>3 MILES</b>	<b>5 MILES</b>	<b>10 MILES</b>
Hispanic	70.6%	70.8%	70.5%

**RACE (%)**

	<b>3 MILES</b>	<b>5 MILES</b>	<b>10 MILES</b>
White	81.7%	81.8%	82.2%
Black	4.6%	4.5%	4.2%
Asian	2.8%	2.8%	2.4%
Hawaiian	0.0%	0.0%	0.0%
American Indian	1.2%	1.2%	1.0%
Other	8.4%	8.4%	8.6%

\* Demographic data derived from 2010 US Census