

688 E Expwy 83. La Joya, TX

FORMER BURGER KING RESTAURANT | FOR LEASE



PROPERTY HIGHLIGHTS

- ◆ On Expressway 83.
- ◆ Proximity to La Joya ISD schools.
- ◆ Proximity to a number of other fast food restaurants & La Joya ISD facilities.
- ◆ Proximity to future extension of Coyote to La Joya Bypass.

PROPERTY DESCRIPTION

This former Burger King restaurant, with drive thru and abundant parking is available now. Renovations to the space to accommodate a new user might be required. Site is ready for conversion to another restaurant user or other user that need frontage on Hwy 83 and proximity to all of the others uses in the area.

OFFERING SUMMARY

Available SF	2,960 SF
Lease Rate	Negotiable
Lot Size	0.8 Acres
Building Size	2,960 SF

DEMOGRAPHICS

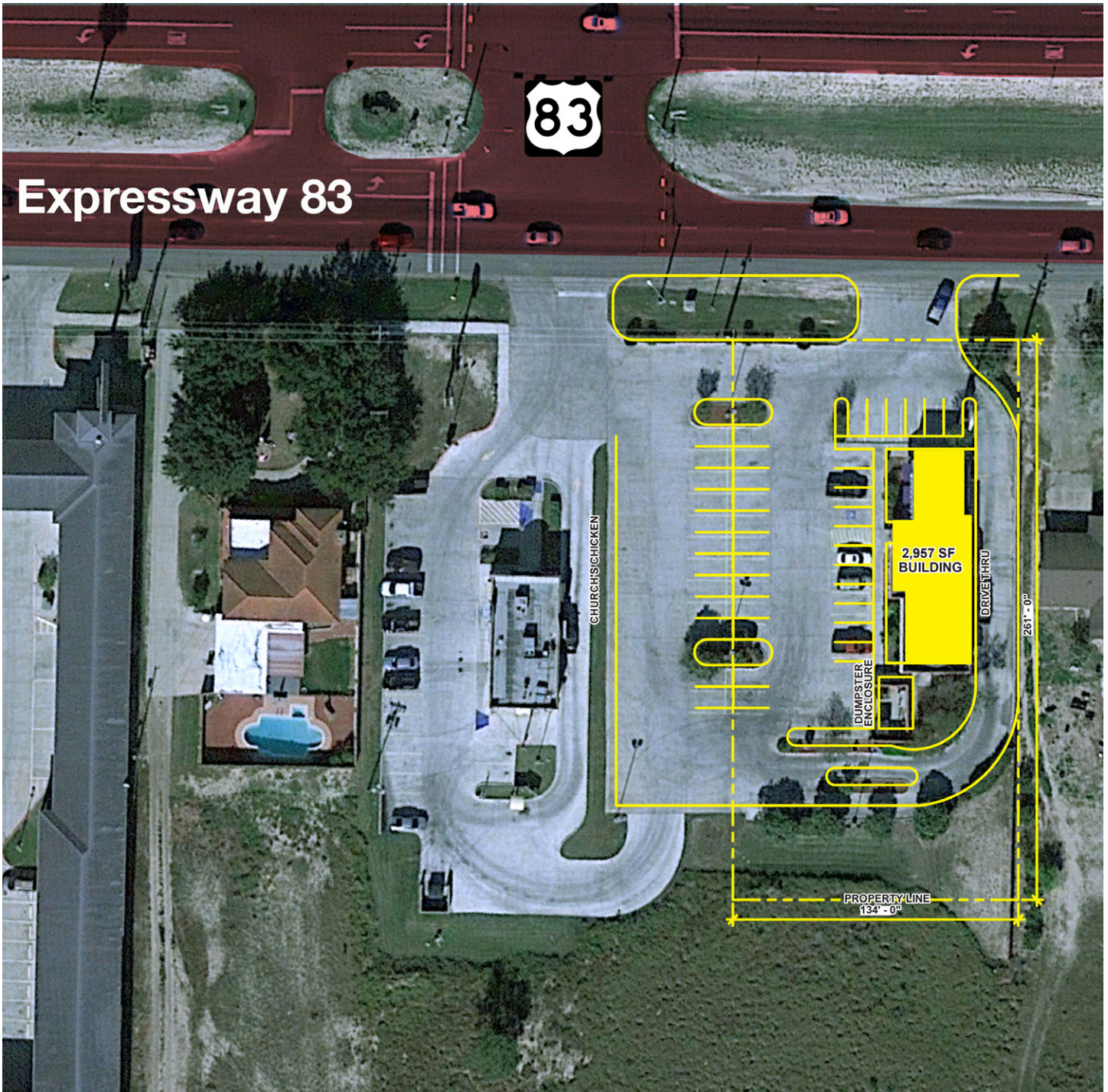
Stats	Population	Avg. HH Income
1 Mile	2,545	\$37,355
5 Miles	18,168	\$36,486
40 Miles	93,965	\$37,583

FOR PROPERTY INFORMATION & SITE TOURS PLEASE CONTACT:

MIKE BLUM

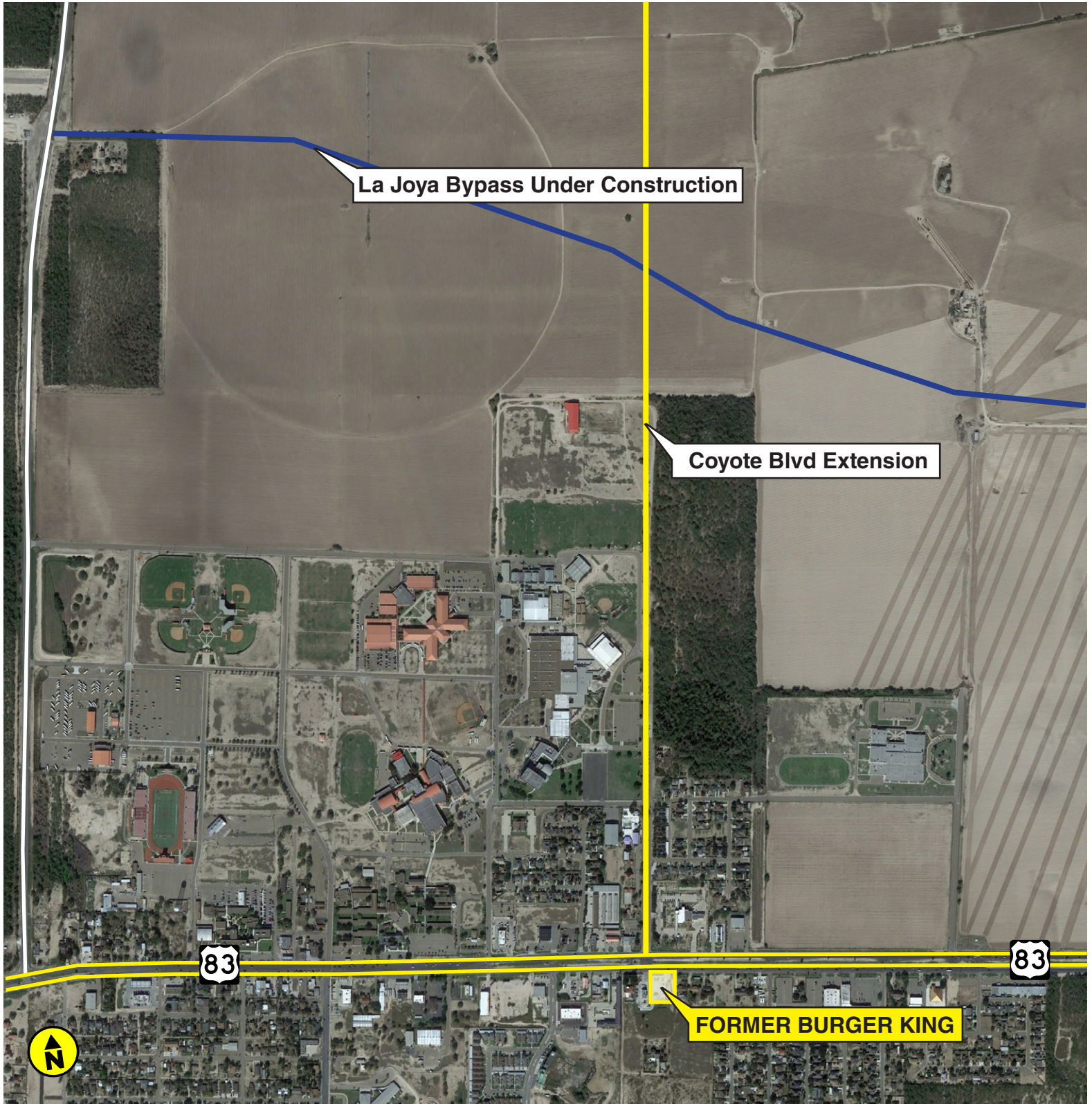
Real Estate Broker
mikeb@nairgv.com 956.731.4401

800 W Dallas Ave.
McAllen, TX 78501
956.994.8900 | nairgv.com



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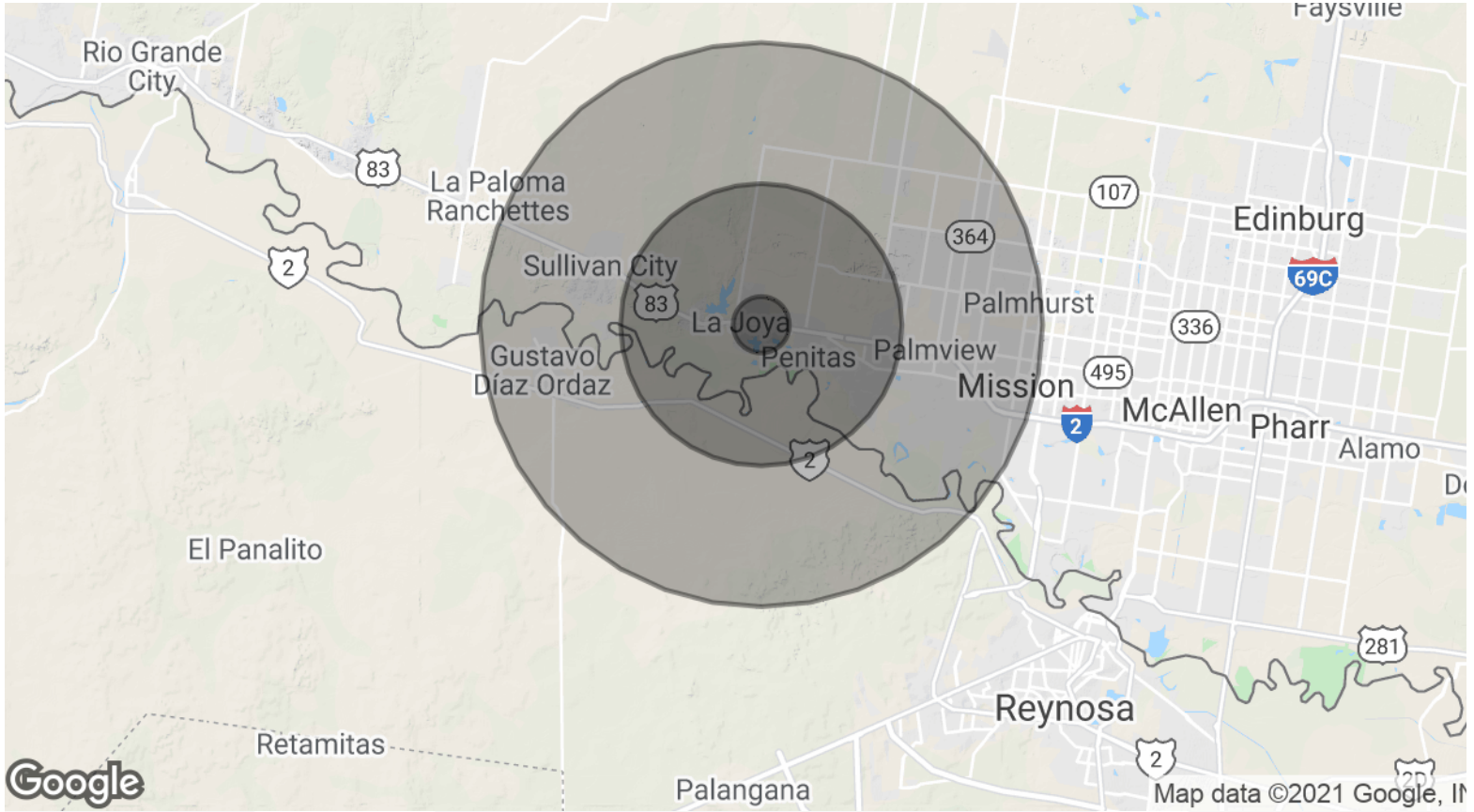
PROXIMITY TO LA JOYA BYPASS

800 W Dallas Ave.
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NEIGHBORHOOD

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Population

	1 Mile	5 Miles	10 Miles
TOTAL POPULATION	2,545	18,168	93,965
MEDIAN AGE	27.5	27.3	25.6
MEDIAN AGE (MALE)	24.9	25.3	24.4
MEDIAN AGE (FEMALE)	30.3	29.2	26.8

Households & Income

	1 Mile	5 Miles	10 Miles
TOTAL HOUSEHOLDS	730	5,035	24,015
# OF PERSONS PER HH	3.5	3.6	3.9
AVERAGE HH INCOME	\$37,355	\$36,486	\$37,583
AVERAGE HOUSE VALUE	\$77,888	\$71,784	\$75,209

DEMOGRAPHICS

FOR INFORMATION & SITE TOURS CONTACT:

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