

FOR LEASE

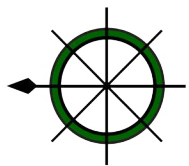


**AVAILABLE**

# FREESTANDING BUILDING

## SEC HWY 183/121 & LOOP 820

HURST, TEXAS



**DUWEST**  
CREATING · ENHANCING · PROTECTING · VALUE

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**OVERVIEW**

- 16,930 SF freestanding building on 1.5 acre available for lease
- Excellent visibility from the freeway & easy access to the surrounding thoroughfares
- Great North East Mall opportunity
- Former Lifeway Christian Store
- Completely renovated in 2015
- Located in the primary regional retail node in Hurst, Euless, Bedford (HEB) DFW region
- Good density with almost 100,000 residents in the surrounding 3-mile radius

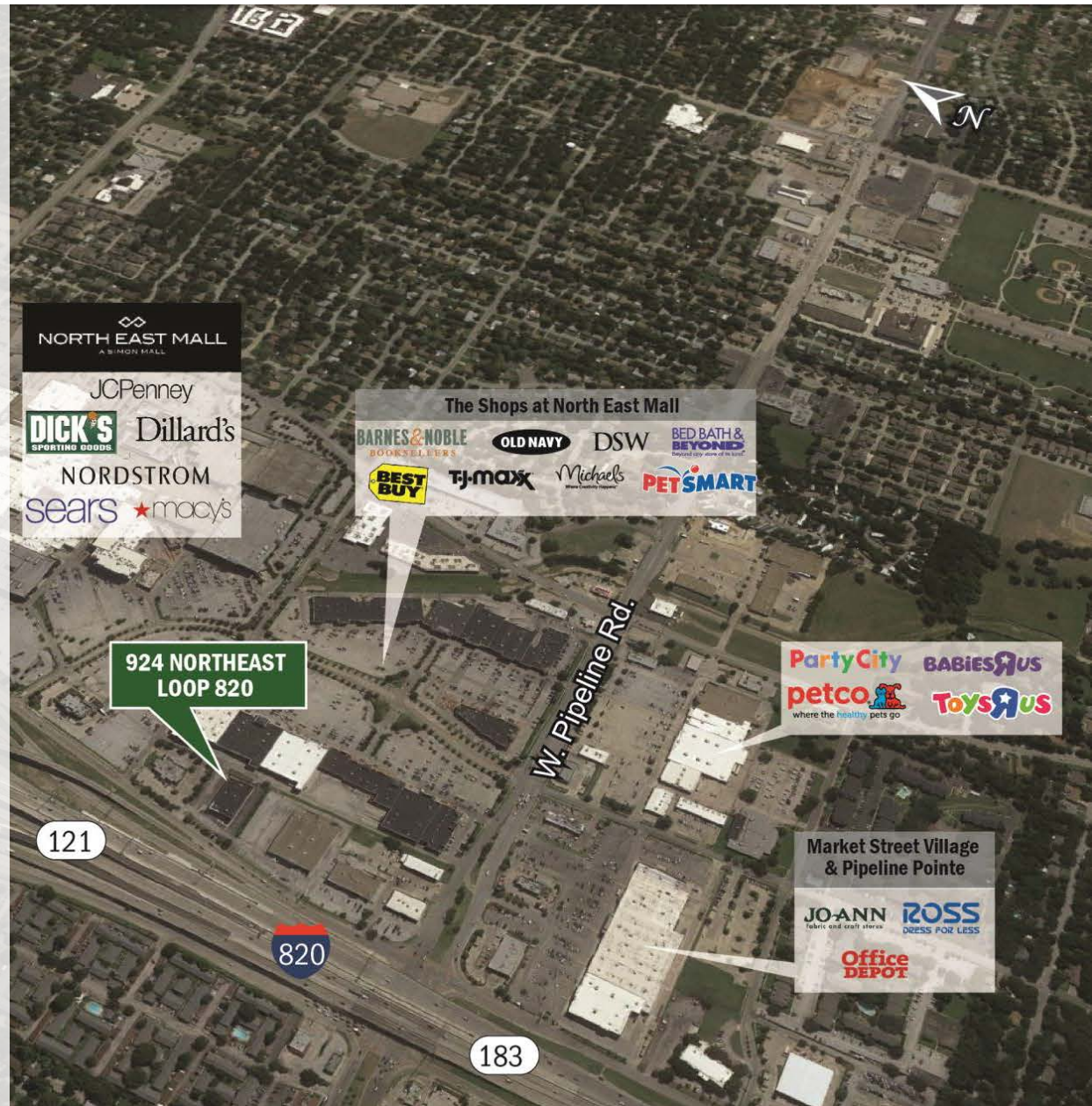
**TRAFFIC COUNTS**

US Hwy 183/121: 162,485 VPD (TXDOT 2015)

NE Loop 820: 158,033 (TXDOT 2015)

**DEMOGRAPHICS**

	1-mile	3-mile	5-mile
2016 Population	10,176	98,151	267,544
Avg HH Income	\$57,713	\$71,349	\$75,497
Daytime Pop.	16,206	105,072	243,101









# FREESTANDING BUILDING FOR LEASE | 924 NE Loop 820, Hurst, Texas 76053



**NORTH EAST MALL**  
A SIMON MALL

JCPenney

**DICK'S** SPORTING GOODS

Dillard's

NORDSTROM

sears ★ macy's

**The Shops at North East Mall**

BARNES & NOBLE BOOKSELLERS

OLD NAVY

DSW

BED BATH & BEYOND  
Beyond any store of its kind!

BEST BUY

T.J. MAXX

Michaels  
Where Creativity Happens™

PET SMART

**924 NORTHEAST LOOP 820**

**BJ's**  
RESTAURANT BREWHOUSE

**Logan's**  
ROADHOUSE

INDOOR TRAMPOLINE ARENA  
**REBOUNDERZ**

820

W. Pipeline Rd.