



FOR LEASE

AVAILABLE SPACE  
15,710 SF +/-

CALL LISTING AGENT FOR  
MORE INFORMATION

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PROPERTY HIGHLIGHTS

This shopping center is located in the heart of El Paso's northeast part of town. Easy access/egress and a great location. Retailers in the area include Rent-a-Center, Autozone, Lube n' Go, Pets Barn, Family Dollar, Dollar General, Big 5 Sporting Goods and more.

Dyer Ave. is the busiest commercial corridor on the northeast part of El Paso. Fort Bliss is just a few minutes away through U.S. Highway and Transmountain Rd. which has impacted El Paso with the growth of the military population. Property is surrounded by residential and commercial developments.



AREA TRAFFIC GENERATORS



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DEMOGRAPHIC SNAPSHOT 2023



79,877  
POPULATION  
3-MILE RADIUS



\$58.9K  
AVG HH INCOME  
3-MILE RADIUS



\$1.5B  
TOTAL CONSUMER  
SPENDING



TRAFFIC COUNTS  
DYER ST: 24,424 VPD  
MANILA: 2,490 VPD  
(TDT)



Space	SF	Lease Rate	Lease
110	15,710 SF +/-	\$13.50	\$4.50 NNN





