



Las Tiendas S.C.

McAllen, TX

McAllen-Edinburg-Mission (TX)



Ali Runkel

Leasing Representative

(713) 868-6550

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AERIAL

GROSS LEASABLE AREA (GLA)

287,952 SF

PARKING SPACES

1,175



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DENSITY AERIAL

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■ Available ■ Non-Controlled

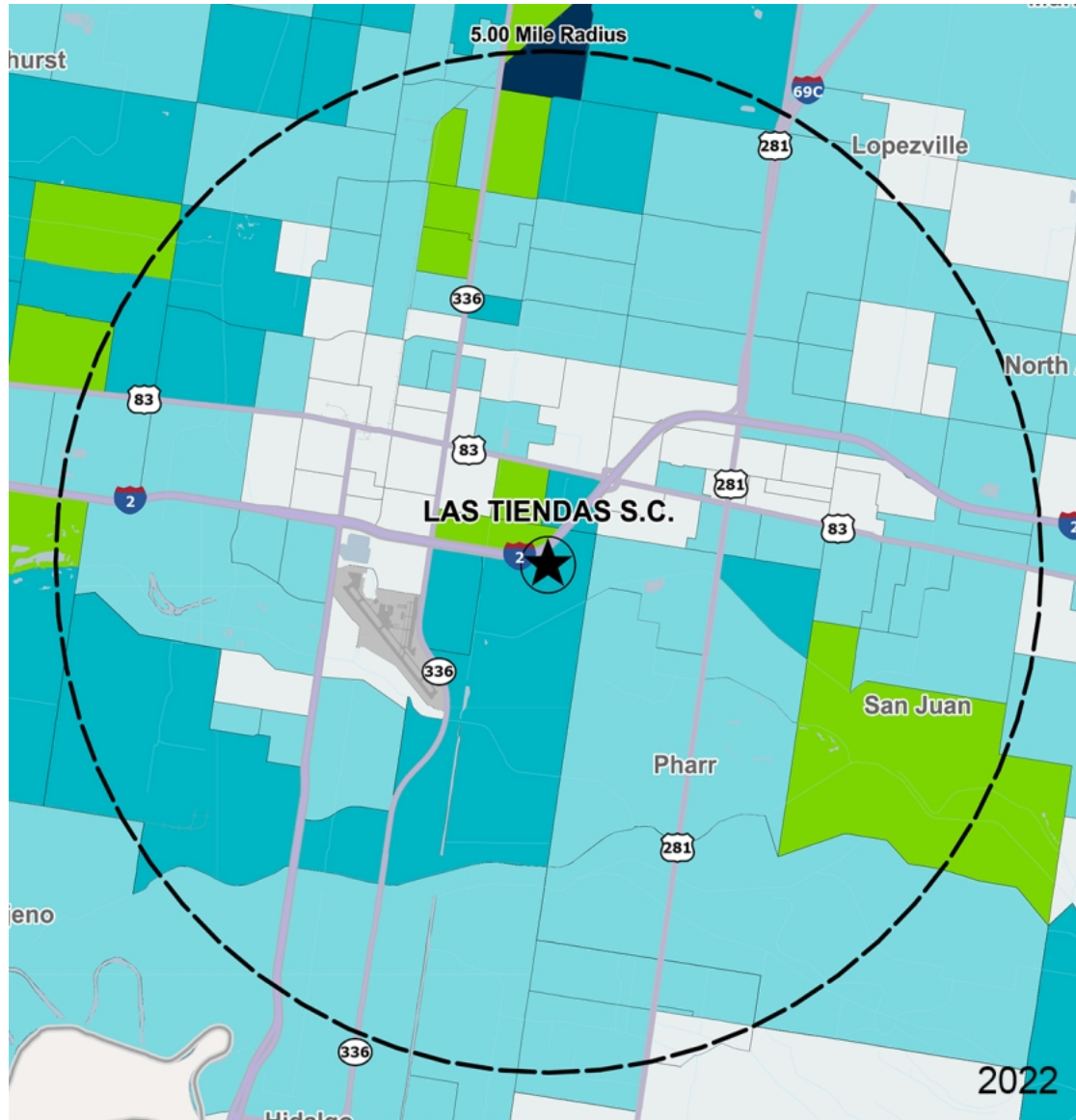


	TENANT	SQ FT
1	Visionworks	3,066
1A	Jersey Mike's Subs	1,533
1B	Available	1,534
2	Available	3,000
3	Marshalls	26,375
4	Office Depot	23,250
5	Oshkosh	4,975
6	Carter's	4,988
7	Dollar Tree	9,104
8	Dental Park, PLLC	3,137
10	Ross Dress for Less	32,816
11	Total Wine & More	33,574
12	Party City	18,000
13	Shoe Carnival	15,000
14	Conn's	31,500
15	Dick's Sporting Goods	76,100

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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by Block Group

Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	7,678	80,150	216,068
Daytime Pop	11,811	112,281	288,340
Households	2,788	25,823	65,223
Average HH Income	\$79,679	\$56,096	\$63,362
Median HH Income	\$54,611	\$38,073	\$45,622
Per Capita Income	\$29,675	\$18,269	\$19,245

Average Household Income

Popstats, 4Q 2022, Trade Area Systems

- \$150K and up
- \$100K - \$150K
- \$75K - \$100K
- \$50K - \$75K
- \$0K - \$50K



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US Hwy 83 & McColl Rd., McAllen, TX



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