



McAllen Center

McAllen, TX

McAllen-Edinburg-Mission (TX)



Ali Runkel

Leasing Representative

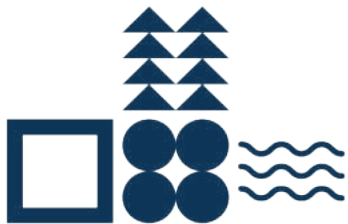
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AERIAL



GROSS LEASABLE AREA (GLA)

103,781 SF

PARKING SPACES

454

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DENSITY AERIAL

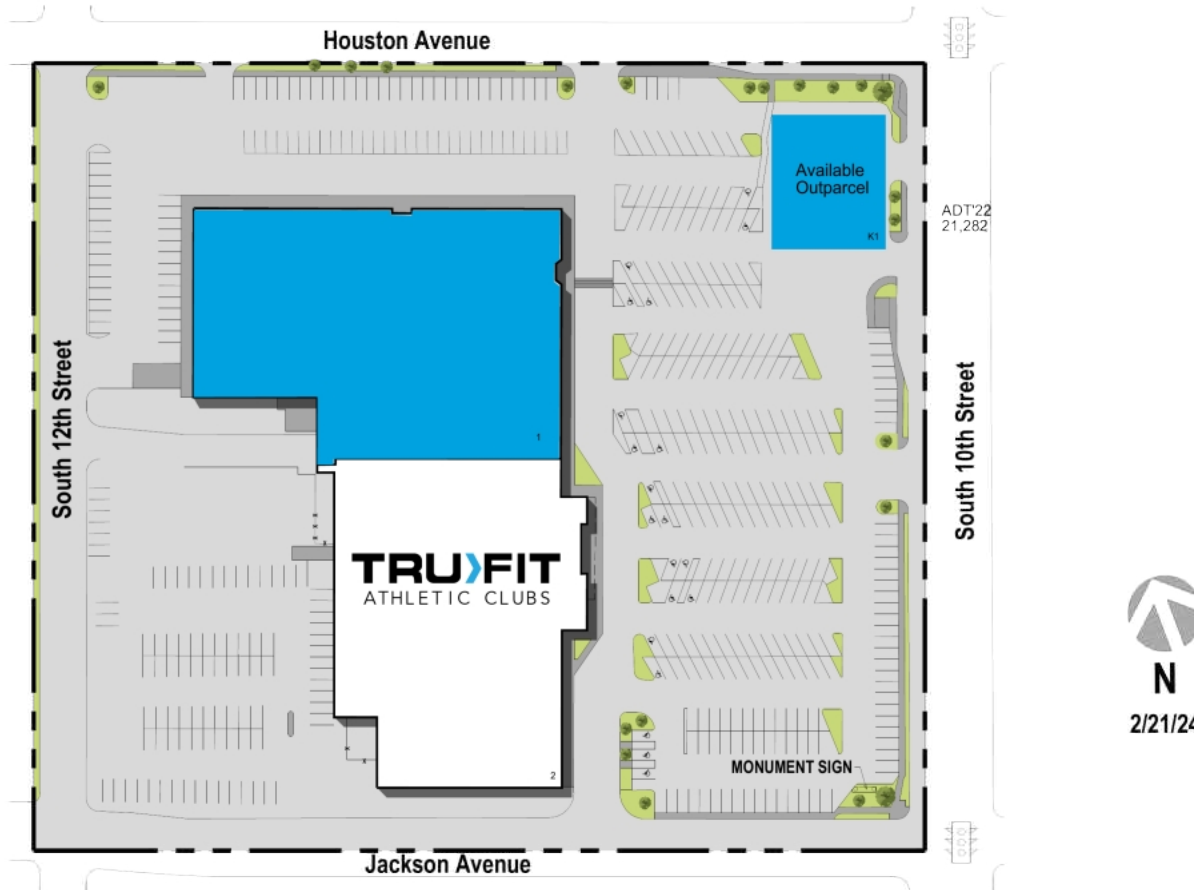
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■ Available

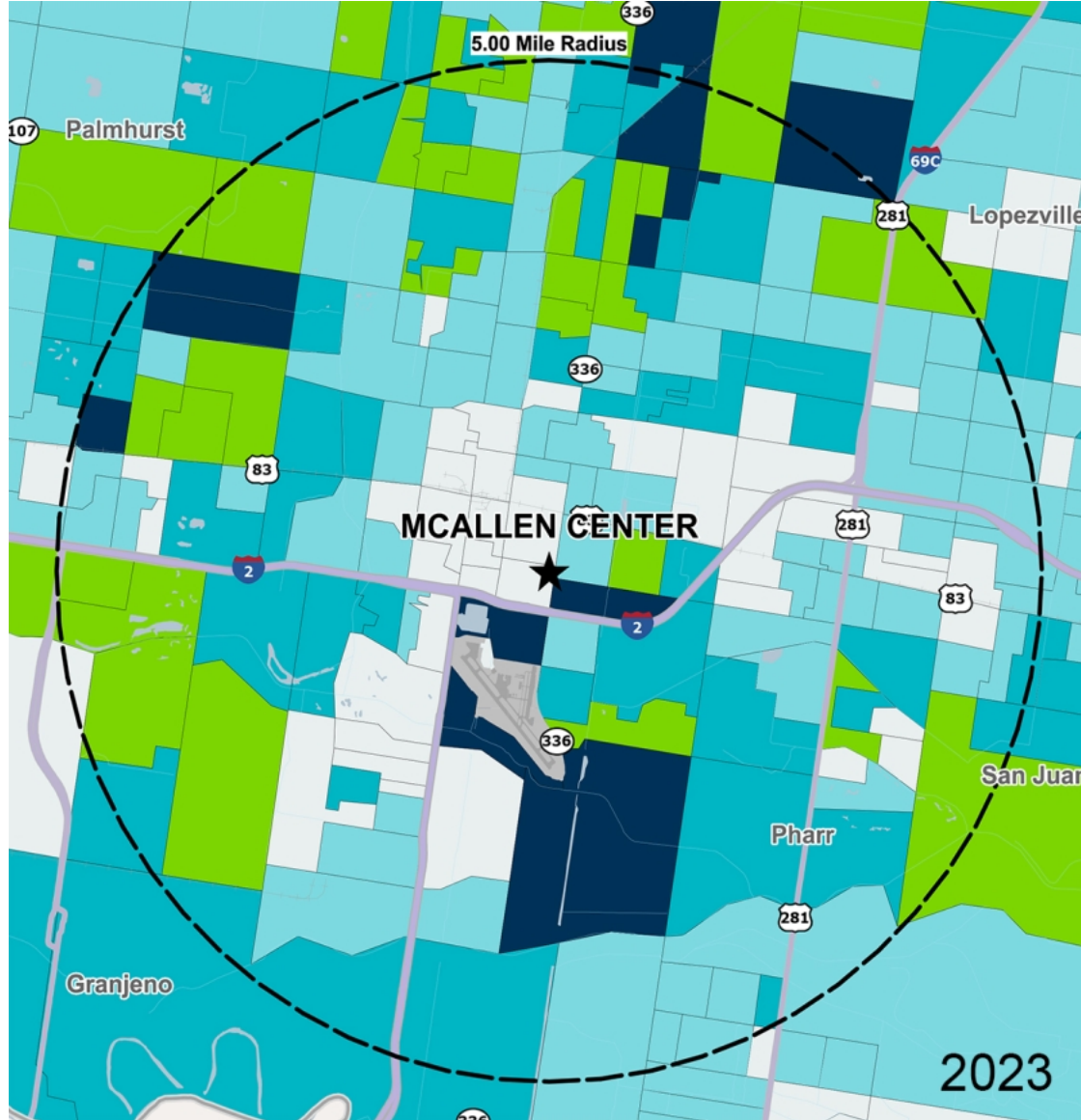
	TENANT	SQ FT
1	Available	55,000
2	TruFit Athletic Club	48,631
K1	Available	2,000



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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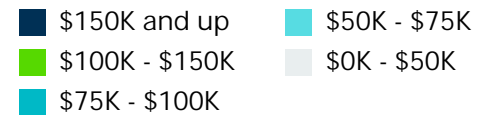
by Block Group

Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	11,064	88,823	226,977
Daytime Pop	26,942	147,500	298,553
Households	3,825	28,753	70,800
Average HH Income	\$51,696	\$58,283	\$70,011
Median HH Income	\$30,448	\$40,375	\$49,129
Per Capita Income	\$18,294	\$19,074	\$21,967

Average Household Income

Popstats, 4Q 2022, Trade Area Systems



McAllen Center

S 10th St. & Jackson Ave., McAllen, TX



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