

Loop 335 One Mile North

New Residential Development
Coming Soon - 1500 Homes



LLANO
REAL ESTATE GROUP

CREATE. BUILD. INSPIRE.



Blvd

St

Hester Rd

4250 N WESTERN

Amarillo, TX 79109

Valhalla Ln

St Andrews Dr

way Dr

Fairway Dr

Fairway Dr

Fairway Dr

NW/20th Ave



Trevino Ave

Crenshaw St

Ryan Paloma

NF

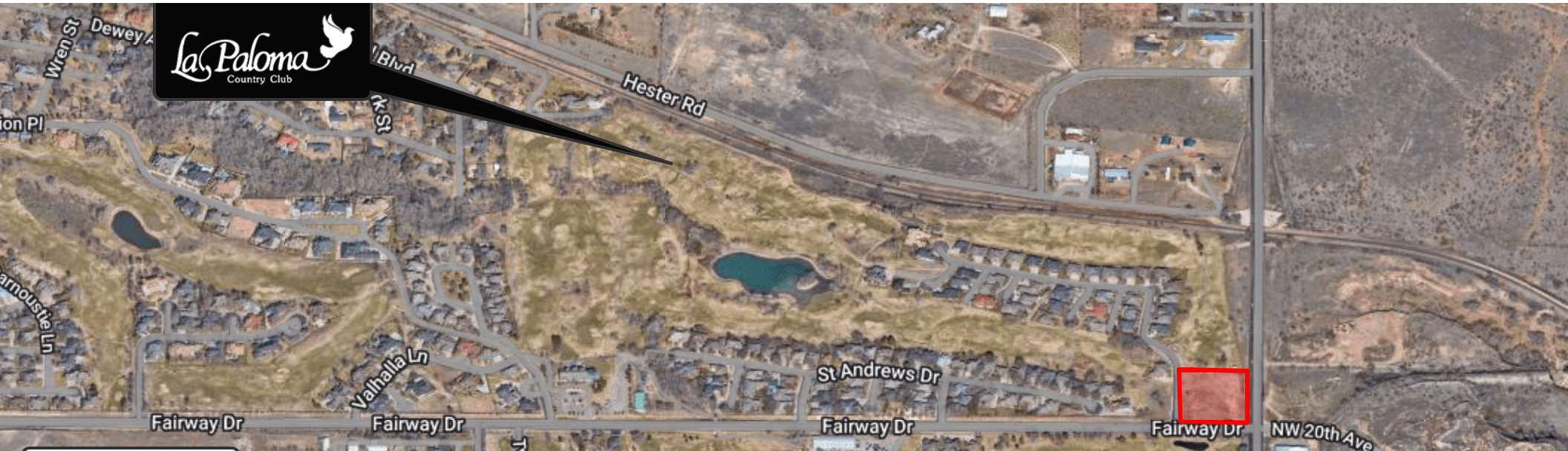
JOSH LANGHAM

806.392.9912 x1
jjl@llanoregroup.com

**LAND
FOR SALE**

Map data ©2025 Imagery

PROPERTY SUMMARY



LOCATION DESCRIPTION

The area surrounding the property is undergoing exciting development with the upcoming Rock Ridge community to the north. This new residential development is set to attract more traffic to the area, creating potential opportunities for commercial real estate investment. Additionally, the property's prime location, just 1 mile from Loop 335, offers convenient access for residents and businesses alike. The expanding Trails development to the north further adds to the area's growth, making it an attractive prospect for investors seeking to capitalize on the rising demand for commercial properties in this thriving and expanding neighborhood.

PROPERTY HIGHLIGHTS

- > - Prime location in Amarillo, TX
- > - High visibility on Coulter Street
- > - Ideal for retail development
- > - Spacious land for potential expansion

OFFERING SUMMARY

Sale Price:	Subject To Offer
Lot Size:	1.67 Acres

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	63	127	392
Total Population	174	352	1,067
Average HH Income	\$152,873	\$151,276	\$134,115

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RETAILER MAP

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Google

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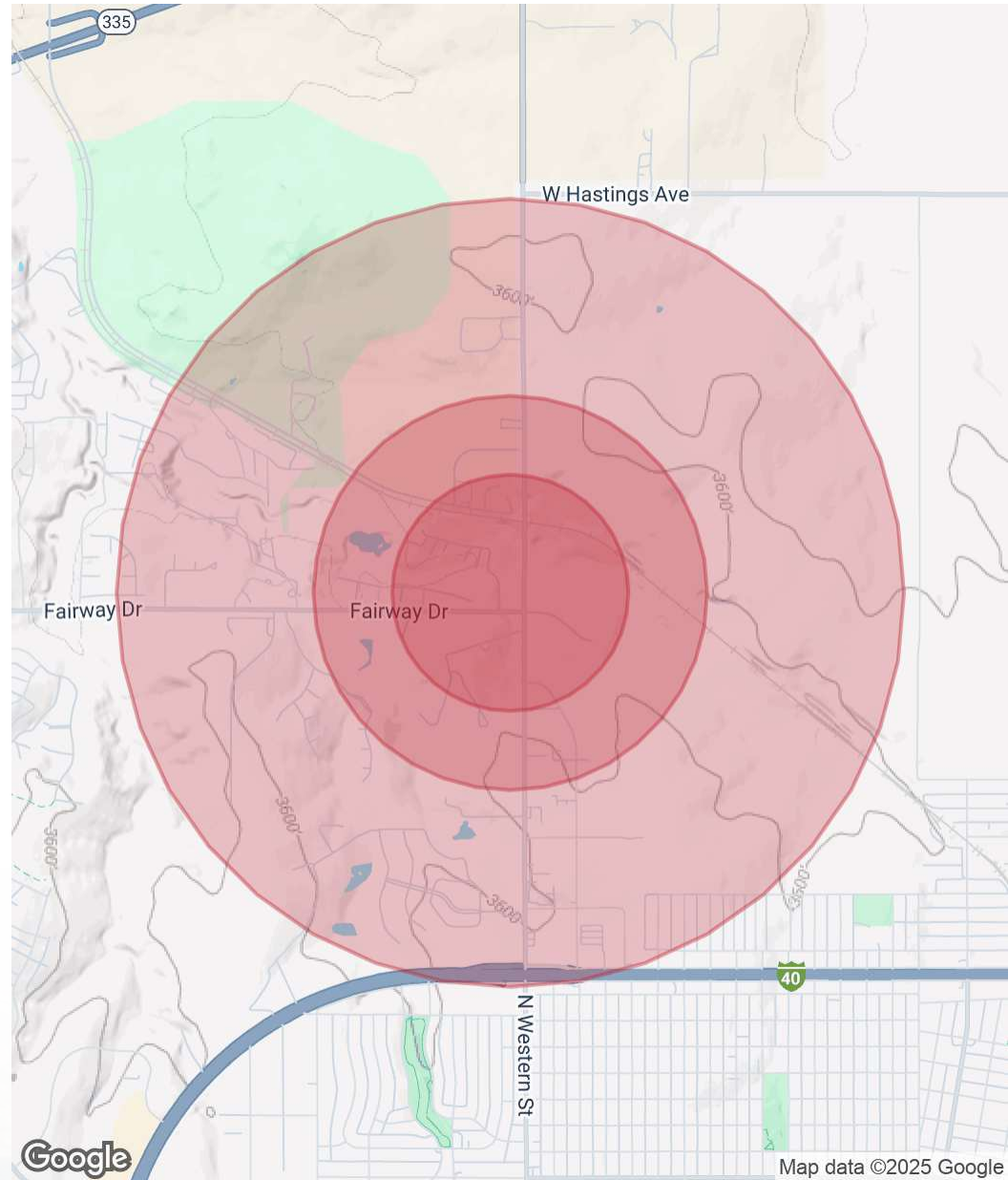
LAND FOR SALE

DEMOGRAPHICS MAP & REPORT

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	174	352	1,067
Average Age	43	43	43
Average Age (Male)	44	44	43
Average Age (Female)	43	43	43

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	63	127	392
# of Persons per HH	2.8	2.8	2.7
Average HH Income	\$152,873	\$151,276	\$134,115
Average House Value	\$427,581	\$426,582	\$375,840

Demographics data derived from AlphaMap



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