



8,764 SF

CASTLE HILL CORNER

 3905 State Hwy 121, The Colony, TX 75056

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QUICK FACTS



8,764 SF
Total Bldg Size



1.32 AC
Lot Size



1999
Year Built

TRAFFIC COUNTS

147,066 VPD
State Highway 121

43,973 VPD
Main Street

Source: CoStar 2022

AREA RETAILERS

**Nebraska
FurnitureMart**



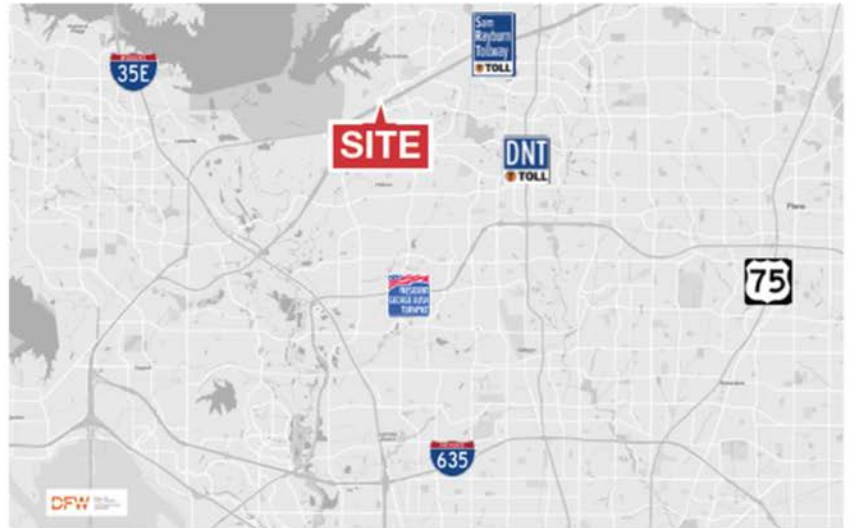
GRANDSCAPE

SCHEELS

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	12,635	98,302	274,913
Average HH Inc	\$121,348	\$128,222	\$124,962
Households	5,111	36,697	105,647
Daytime Pop	12,635	98,302	274,913

2023 Costar Estimates

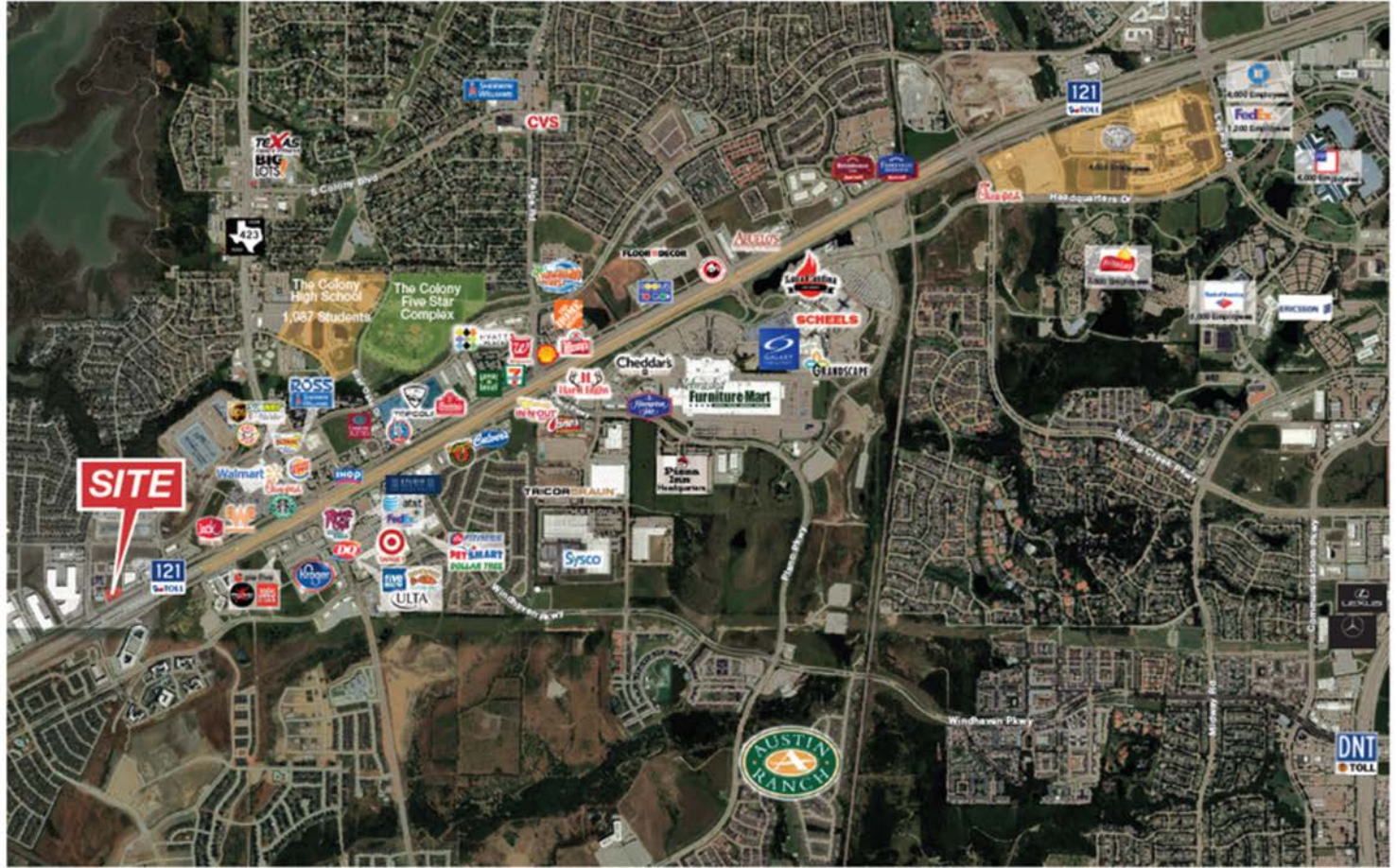


HIGHLIGHTS

- 10,700 SF Total Bldg Size
- Great Visibility to Hwy 121 with Pylon Signage
- Close Proximity to Grandscape- the 400+ acre mixed-use development featuring retailers Nebraska Furniture Mart and Scheels, as well as office residential, restaurants, and entertainment.

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