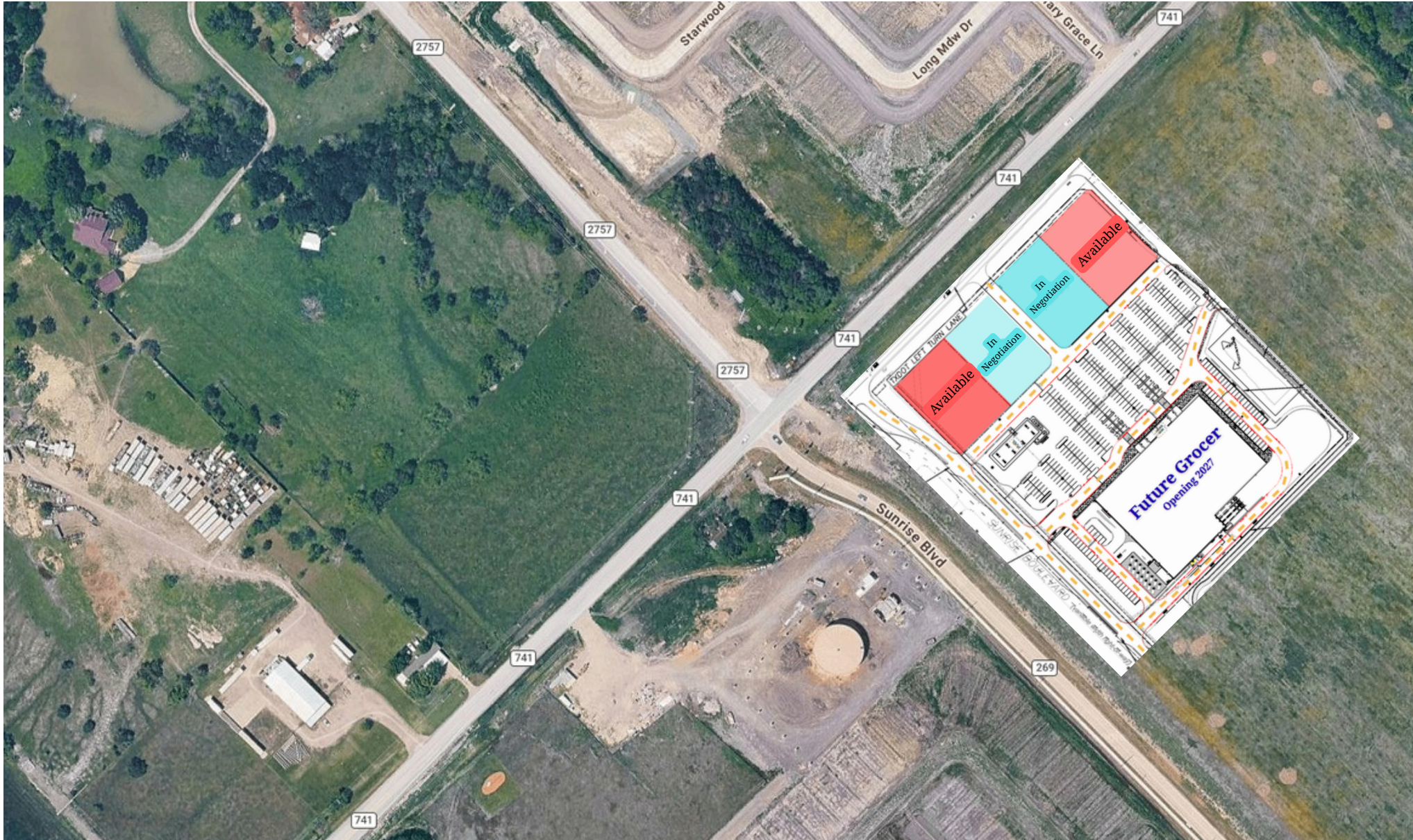




Pads For Lease

NEC of FM 2757 & FM 741 - Crandall, TX 75144



SDI Realty, LLC | 1800 West Loop South, Suite 1850, Houston, TX 77027 | 713.892.5200 | www.sdirealty.com

The information contained herein is deemed reliable; however, SDI Realty, LLC makes no warranties, guarantees or representations as to the accuracy thereof. The presentation of this information is submitted subject to change in conditions and price, corrections, errors, and omissions, and/or withdrawal without notice.

Justin Tobias | 832-517-6553 | jtobias@sdirealty.com
Alinna Stinnett | 346-802-4081 | astinnett@sdirealty.com



New Development

NEC of FM 2757 & FM 741 - Crandall, TX 75144



SDI Realty, LLC | 1800 West Loop South, Suite 1850, Houston, TX 77027 | 713.892.5200 | www.sdirealty.com

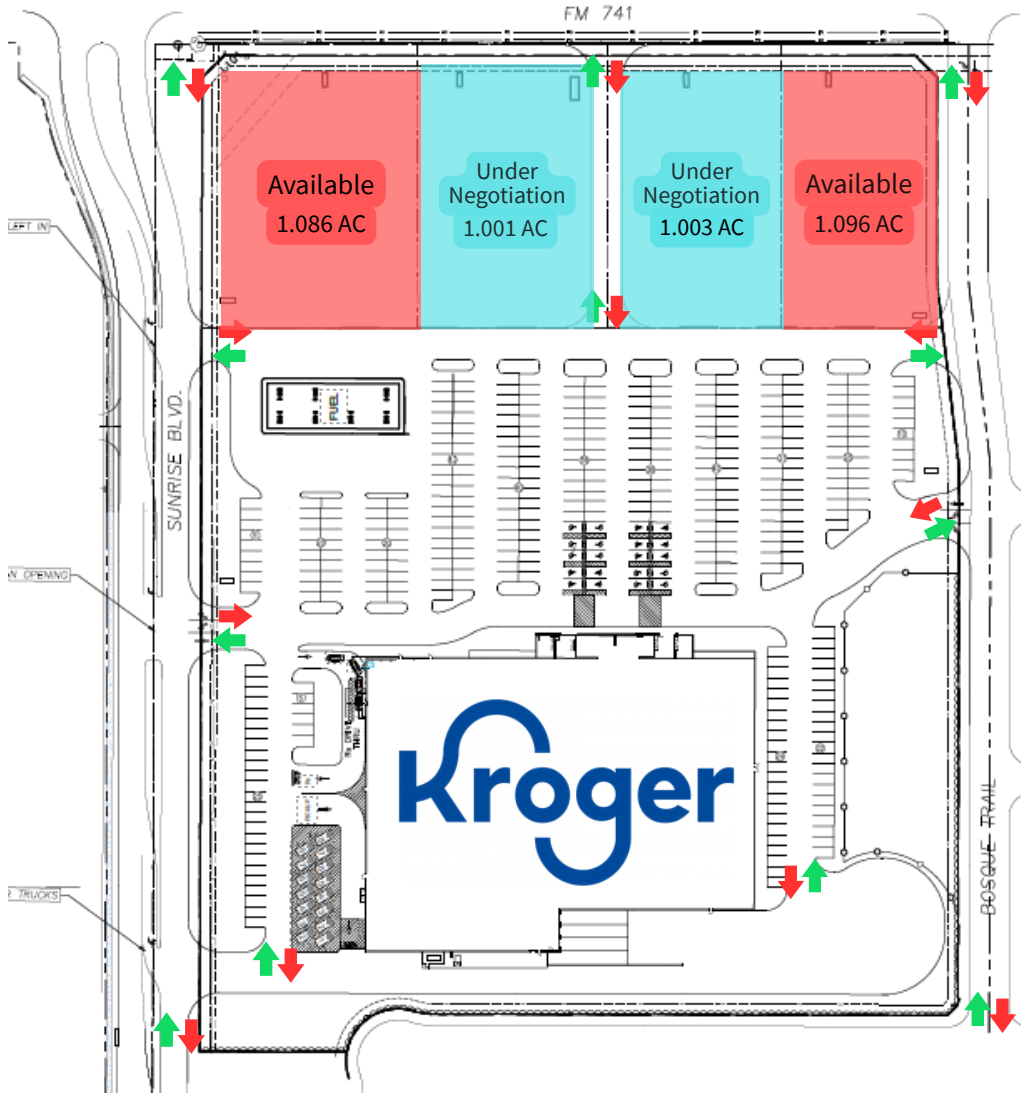
The information contained herein is deemed reliable; however, SDI Realty, LLC makes no warranties, guarantees or representations as to the accuracy thereof. The presentation of this information is submitted subject to change in conditions and price, corrections, errors, and omissions, and/or withdrawal without notice.

Justin Tobias | 832-517-6553 | jtobias@sdirealty.com
Alinna Stinnett | 346-802-4081 | astinnett@sdirealty.com



Property Highlights

NEC of FM 2757 & FM 741 - Crandall, TX 75144



Details:

- New Kroger-anchored development with pads available for lease
- Strategically positioned between the Heartland and Crandall communities
- Key intersection at expanding arteries in rapidly growing residential pocket
- Target tenants: banks, QSR, medical & service

Traffic Counts:

FM 2757: 2,128 VPD
FM 741: 7,865 VPD
US 175: 55,060 VPD

Demographics:	1 Mile	3 Mile	5 Mile
2025 Population	2,508	27,999	55,892
Avg. HH Income	\$115,746	\$114,406	\$128,921
Daytime Pop.	2,452	19,841	39,973

Aerial View

NEC of FM 2757 & FM 741 - Crandall, TX 75144

