



N ZARAGOZA RD

FOR LEASE

AVAILABLE SPACE
1,000 - 1,290 SF

ZONING
C-3

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PROPERTY HIGHLIGHTS

Discover an exceptional opportunity to join one of the nicest shopping centers in El Paso, perfectly situated in one of the fastest-growing areas of the city. This shopping center features a diverse mix of well-established businesses that drive high foot traffic, making it an ideal location for your retail venture.

- Fully built out and ready for various retail business uses
- Ideal for maximizing exposure and customer engagement
- Located at the entrance to a vibrant community and luxury apartment residences
- Convenient access for residents living nearby



Don't miss your chance to be part of this thriving retail environment!

For additional information or to schedule a tour, please contact us.

AREA TRAFFIC GENERATORS



DEMOGRAPHIC SNAPSHOT 2024



60,689
POPULATION
3-MILE RADIUS



\$74,583
AVG HH INCOME
3-MILE RADIUS

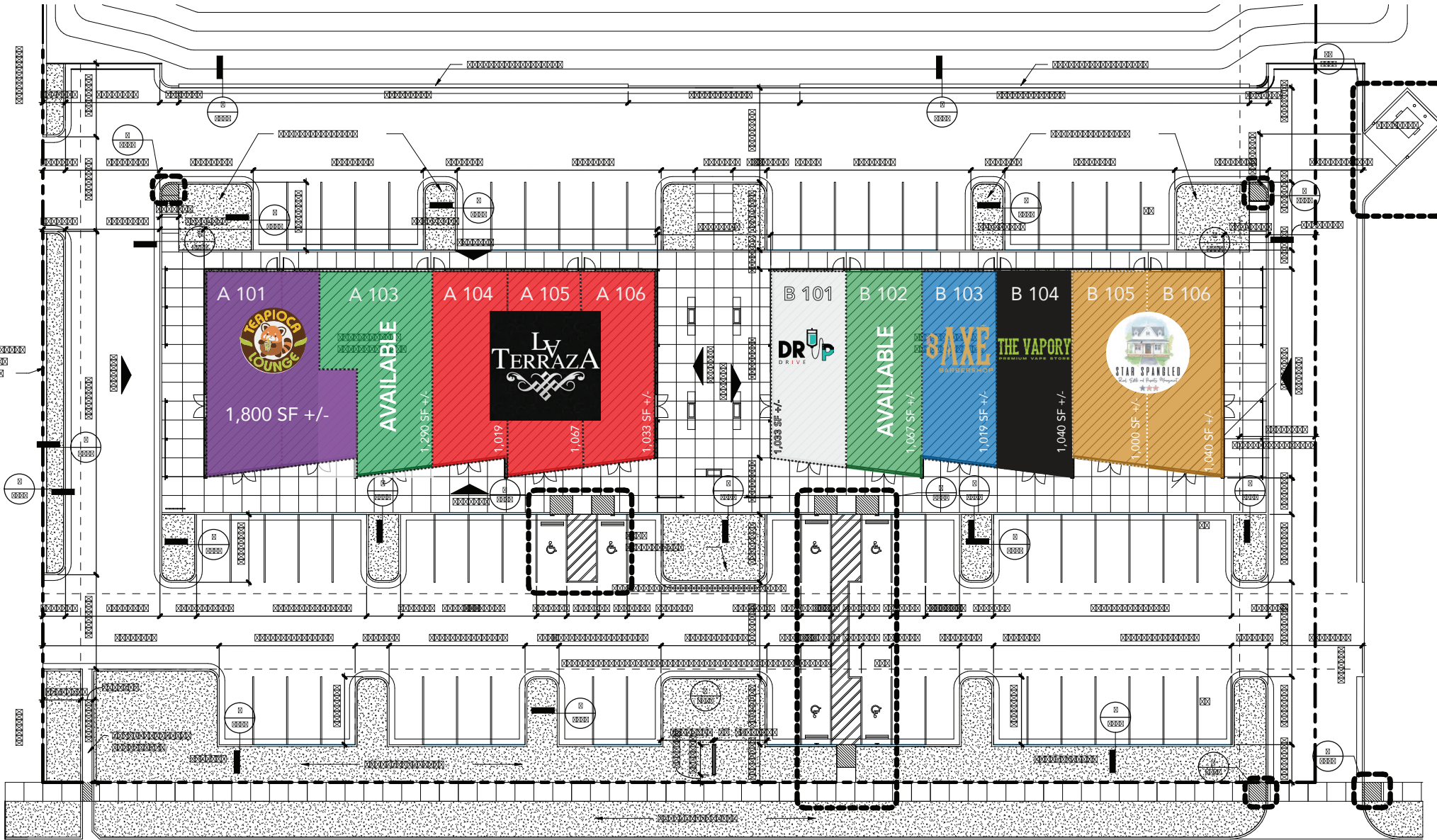


\$62,441
MEDIAN HH INCOME
3-MILE RADIUS

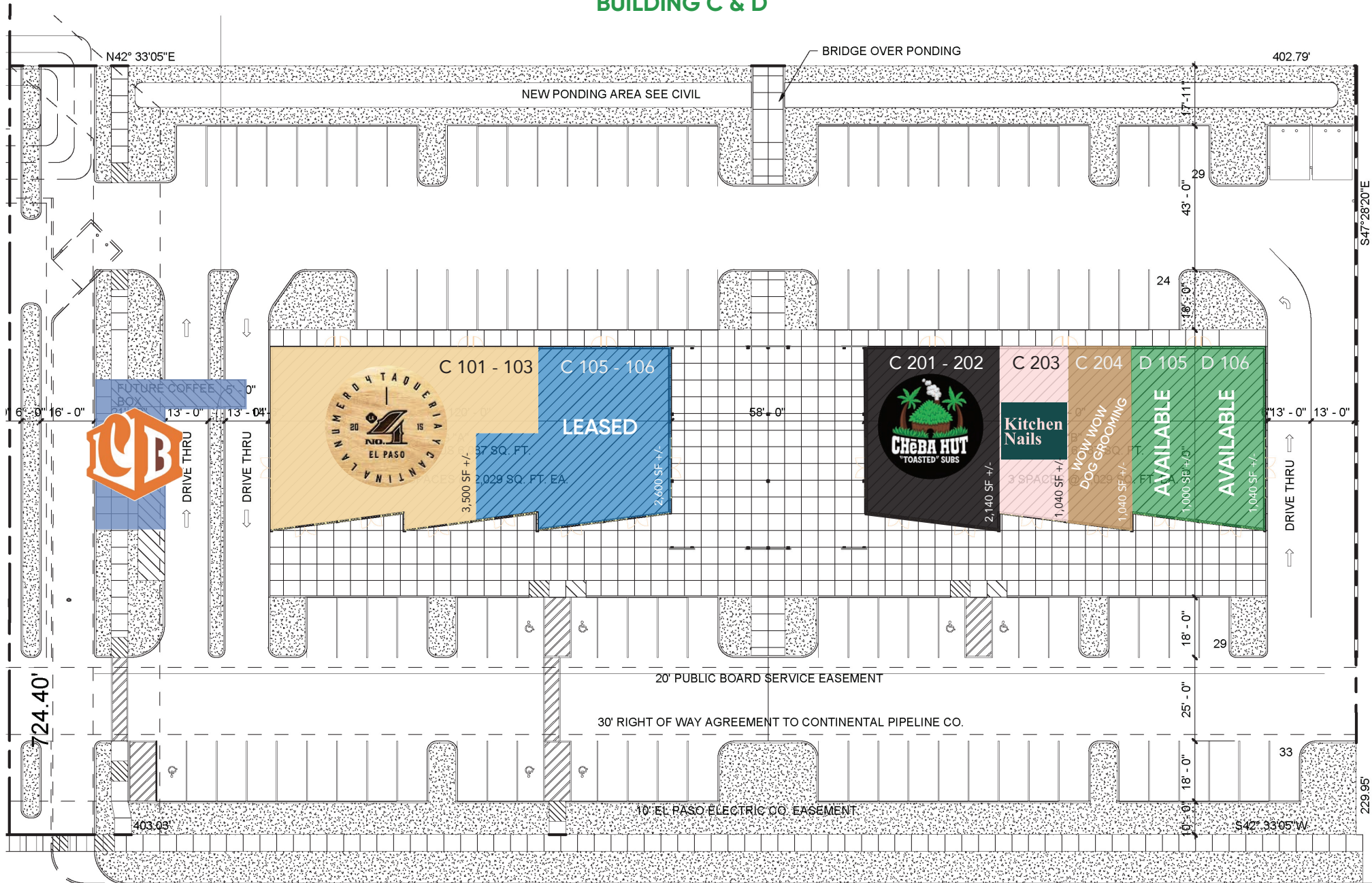


TRAFFIC COUNTS
N ZARAGOZA RD : 41,240 VPD
TIERRA ESTE RD: 18,355 VPD
(TDT)

BUILDING A & B



BUILDING C & D



ZARAGOZA RD.

FULL AERIAL



