

Traffic Count Report

Building 5

10935 FM 1385, Pilot Point, TX 76258

Building Type: **Industrial**
 RBA: **5,400 SF**
 Land Area: **6.14 AC**
 Total Available: **5,400 SF**
 Warehouse Avail: **5,400 SF**
 Office Avail: -
 % Leased: **0%**
 Rent/SF/Yr: **\$13.50**



Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 FM 1385	Friendship Rd	0.23 N	2025	1,765	MPSI	.45
2 Friendship Rd	Foutch Rd	0.30 W	2025	379	MPSI	.52
3 Lights Ranch Rd	Shearer Rd	0.65 S	2025	46	MPSI	.94
4 Lights Ranch Rd	Shearer Rd	0.12 S	2018	144	MPSI	.98