



Land For Sale

**3201 114th St -
1.01 Acres**



Nick Eyhorn, SIOR

Commercial Agent

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WILLIAMS & CO Real Estate

918 Ave J Lubbock, TX 79401

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3201 114TH ST



WILLIAMS & CO
COMMERCIAL REAL ESTATE



PROPERTY DESCRIPTION

This 1.1-acre parcel offers prime frontage along 114th Street just off Indiana Avenue, situated between Action Gypsum and Rayburn Rentals. The site presents an excellent opportunity for commercial development and to take advantage of the rapid growth occurring on the south side of town. Zoned Heavy Commercial (HC), the property supports a wide range of potential uses, including retail, medical office, restaurant, and service businesses.

LOCATION DESCRIPTION

Located along 114th St just East of Indiana Ave.

PROPERTY HIGHLIGHTS

- Located in a growing commercial corridor
- Surrounded by active business growth
- Close to established residential areas
- Versatile zoning supports many business types

OFFERING SUMMARY

Sale Price:	\$12.00 / SF
Lot Size:	1.01 Acres

ZONING

Heavy Commercial (HC)

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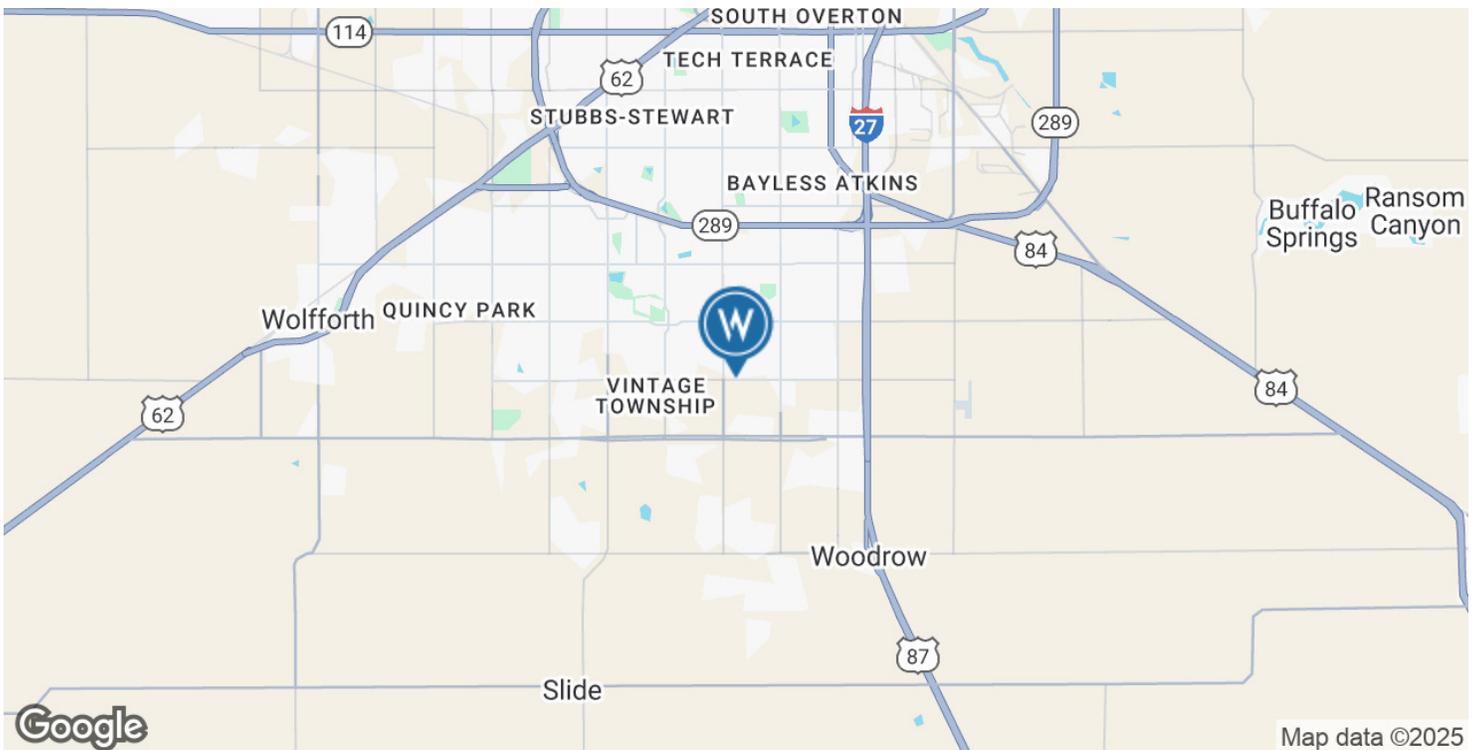
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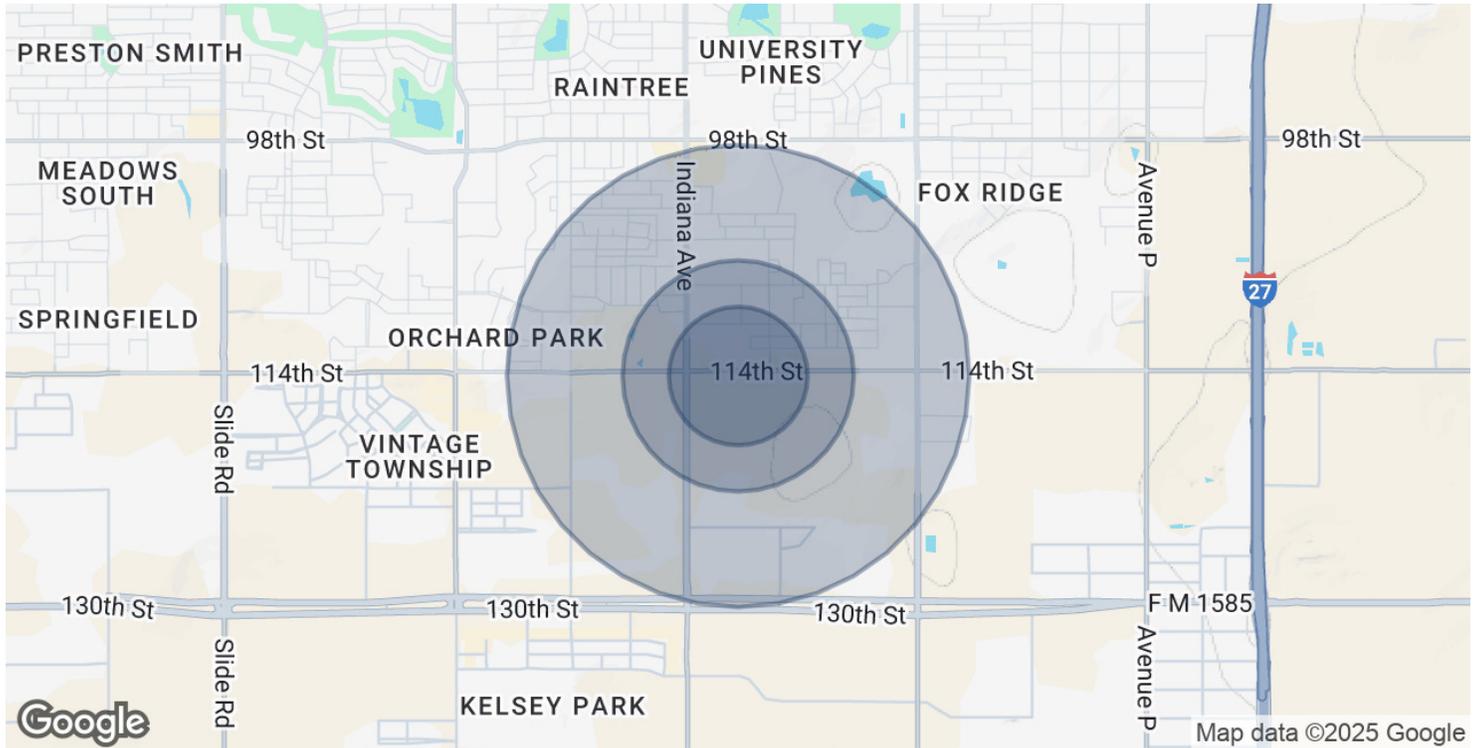
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	456	2,398	7,615
Average Age	36	35	37
Average Age (Male)	35	34	36
Average Age (Female)	37	36	38
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	185	965	2,962
# of Persons per HH	2.5	2.5	2.6
Average HH Income	\$116,589	\$108,861	\$122,634
Average House Value	\$298,016	\$283,492	\$322,161

Demographics data derived from AlphaMap

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