# TOWN CENTER COLLEYVILLE

## FOR LEASE

## COLLEYVILLE, TEXAS

3. Market STE

SEC HIGHWAY 26 AND HALL JOHNSON ROAD

### EASLEY WAGGONER, JR.

AMY PJETROVIC

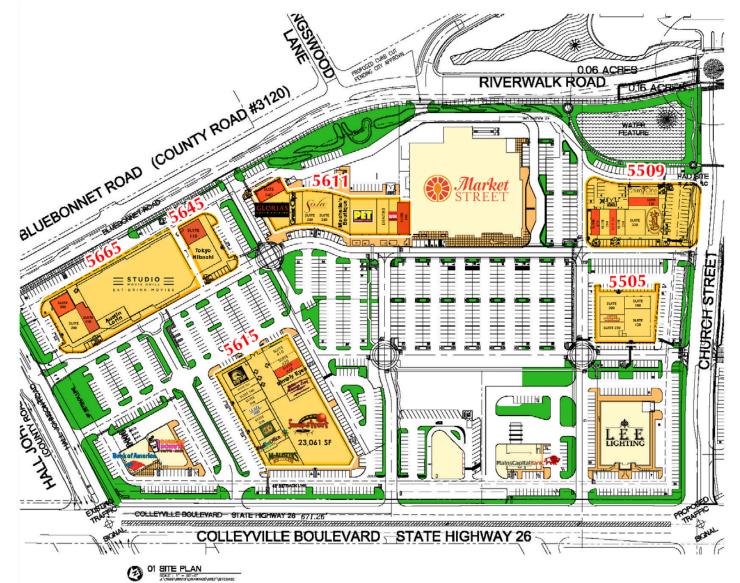


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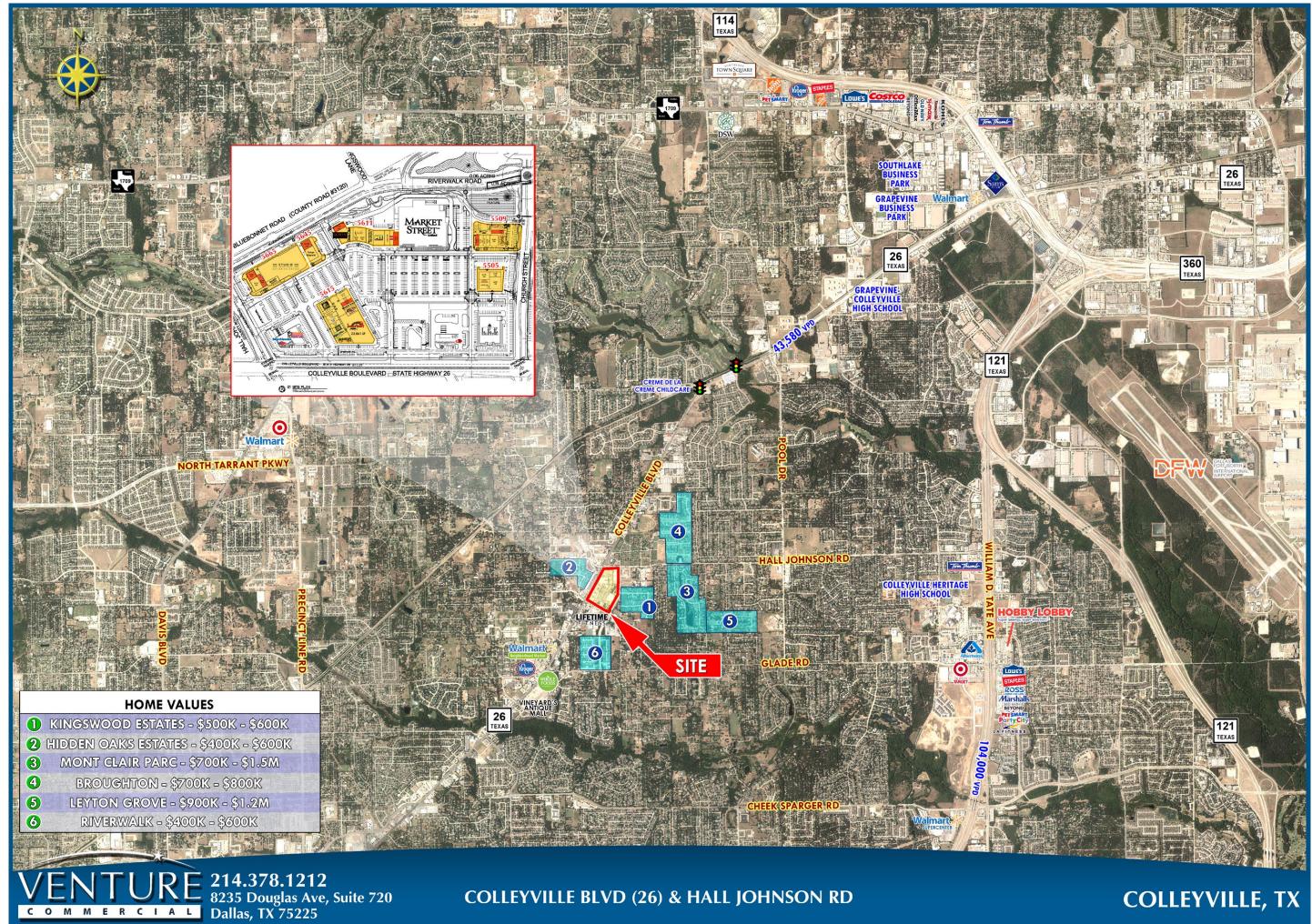
# TOWN CENTER COLLEYVILLE



PHASE II     5665 Colleyville Blvd:     200   4,074   Hexter-Fair Title     150   1,637   AVAILABLE     150   2,571   AVAILABLE     100   2,571   Austin Lorin     5645 Colleyville Blvd:   100   5,176     100   5,176   Tokyo Hibachi     110   2,230   AVAILABLE     5615 Colleyville Blvd:   100     410   2,501   Loveria Caffe Taste of Italy     420   1,304   Vitality Bowls     440   1,593   AVAILABLE     460   1,500   Simply Eyes     470   3,000   Massage Envy     390   3,200   Costa Vida     320   1,022   Boutique & Lash			
S665 Colleyville Blvd:     200   4,074   Hexter-Fair Title     150   1,637   AVAILABLE     300   2,268   AVAILABLE     300   2,268   AVAILABLE     300   2,571   Austin Lorin     5645 Colleyville Blvd:   100   5,176   Tokyo Hibachi     110   2,230   AVAILABLE   5615 Colleyville Blvd:     410   2,501   Loveria Caffe Taste of Italy     420   1,304   Vitality Bowls     440   1,593   AVAILABLE     460   1,500   Simply Eyes     470   3,000   Massage Envy     390   3,200   Costa Vida     320   1,022   Boutique & Lash     340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     2	SUITE	SF	TENANT
200   4,074   Hexter-Fair Title     150   1,637   AVAILABLE     300   2,268   AVAILABLE     100   2,571   Austin Lorin     5645   Colleyville Blvd:	PHASE II		
150   1,637   AVAILABLE     300   2,268   AVAILABLE     100   2,571   Austin Lorin     5645 Colleyville Blvd:   100   5,176     110   2,230   AVAILABLE     5615 Colleyville Blvd:   110   2,230     410   2,501   Loveria Caffe Taste of Italy     420   1,304   Vitality Bowls     440   1,593   AVAILABLE     460   1,500   Simply Eyes     470   3,000   Massage Envy     390   3,200   Costa Vida     310   1,622   Boutique & Lash     340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   2,443   Luna Grill Mediterranean     120   2,443   Luna Grill Mediterranean     120 <td>5665 Colle</td> <td>eyville Blvd:</td> <td></td>	5665 Colle	eyville Blvd:	
300   2,268   AVAILABLE     100   2,571   Austin Lorin     5545 Colleyville Blvd:	200	4,074	Hexter-Fair Title
100   2,571   Austin Lorin     5645 Colleyville Blvd:	150	1,637	AVAILABLE
S645 Colleyville Blvd:     100   5,176   Tokyo Hibachi     110   2,230   AVAILABLE     S615 Colleyville Blvd:   40   2,501   Loveria Caffe Taste of Italy     420   1,304   Vitality Bowls   440     420   1,304   Vitality Bowls   440     440   1,593   AVAILABLE   460     460   1,500   Simply Eyes   470     300   A,200   Costa Vida   320     320   1,022   Boutique & Lash   344     340   1,425   8° Ice Cream   310     310   1,800   Red Brick Oven   300     300   2,100   Crepes Bistro   250     250   1,428   Rooster's Men's Grooming   230     230   1,884   Bark Avenue   210   1,960   FedEx Kinkos     200   4,000   McAlister's Delii   5555   S505   Solleyville Blvd:   940     9HASE I   100   2,443   Luna Grill Mediterranean   1	300	2,268	AVAILABLE
100   5,176   Tokyo Hibachi     110   2,230   AVAILABLE     5615 Colleyville Blvd:   400   2,501   Loveria Caffe Taste of Italy     410   2,501   Loveria Caffe Taste of Italy   420   1,304   Vitality Bowls     440   1,593   AVAILABLE   440   1,593   AVAILABLE     440   1,593   AVAILABLE   460   1,500   Simply Eyes     470   3,000   Massage Envy   390   3,200   Costa Vida     320   1,022   Boutique & Lash   340   1,425   8° Ice Cream     310   1,800   Red Brick Oven   300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming   230   1,884   Bark Avenue     210   1,960   FedEx Kinkos   200   4,000   McAlister's Deli   5555     5505 Colleyville Blvd:   PHASE I   100   2,443   Luna Grill Mediterranean   120   4,114   Brazos Running Co.   200   2,843   Castle Nail Spa   <	100	2,571	Austin Lorin
110   2,230   AVAILABLE     5615 Colleyville Blvd:   410   2,501   Loveria Caffe Taste of Italy     410   2,501   Loveria Caffe Taste of Italy   420     420   1,304   Vitality Bowls   420     420   1,500   Simply Eyes   420     440   1,593   AVAILABLE   440     460   1,500   Simply Eyes   470     300   Massage Envy   330   3,200   Costa Vida     320   1,022   Boutique & Lash   340   1,425   8° Ice Cream     310   1,800   Red Brick Oven   300   2,100   Crepes Bistro     230   1,428   Rooster's Men's Grooming   230   1,484   Bark Avenue     210   1,960   FedEx Kinkos   200   4,000   McHister's Deli     5505   Colleyville Blvd:   PHASE I   100   2,443   Luna Grill Mediterranean     120   2,000   Explore Learning   5611 Colleyville Blvd:   100   2,400   AVAILABLE - 2nd Gen Me	5645 Colle	eyville Blvd:	
5615 Colleyville Blvd:     410   2,501   Loveria Caffe Taste of Italy     420   1,304   Vitality Bowls     440   1,593   AVAILABLE     460   1,500   Simply Eyes     470   3,000   Massage Envy     390   3,200   Costa Vida     320   1,022   Boutique & Lash     340   1,425   8' Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Expleres     140   2,000   Dentist	100	5,176	Tokyo Hibachi
410   2,501   Loveria Caffe Taste of Italy     420   1,304   Vitality Bowls     440   1,593   AVAILABLE     460   1,500   Simply Eyes     470   3,000   Massage Envy     390   3,200   Costa Vida     320   1,022   Boutique & Lash     340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:      100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,800   Explore Learning     5611 Colleyville Blvd:      120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     2201   1,100	110	2,230	AVAILABLE
410   2,501   Loveria Caffe Taste of Italy     420   1,304   Vitality Bowls     440   1,593   AVAILABLE     460   1,500   Simply Eyes     470   3,000   Massage Envy     390   3,200   Costa Vida     320   1,022   Boutique & Lash     340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:      100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,800   Explore Learning     5611 Colleyville Blvd:      120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     2201   1,100	5615 Colle	eyville Blvd:	
440   1,593   AVAIABLE     440   1,593   AVAIABLE     460   1,500   Simply Eyes     470   3,000   Massage Envy     390   3,200   Costa Vida     320   1,022   Boutique & Lash     340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   100   2,400     100   2,400   AVAILABLE - 2nd Gen Medical Office     120	410		Loveria Caffe Taste of Italy
440   1,593   AVALABLE     460   1,500   Simply Eyes     470   3,000   Massage Envy     390   3,200   Costa Vida     320   1,022   Boutique & Lash     340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   Image: Solutique     140   2,000   Vex Express     140   2,000   Dentist     150   6,508	420	1,304	Vitality Bowls
460 1,500 Simply Eyes   470 3,000 Massage Envy   390 3,200 Costa Vida   320 1,022 Boutique & Lash   340 1,425 8° Ice Cream   310 1,800 Red Brick Oven   300 2,100 Crepes Bistro   250 1,428 Rooster's Men's Grooming   230 1,884 Bark Avenue   210 1,960 FedEx Kinkos   200 4,000 McAlister's Deli   5505 Colleyville Blvd: PHASE I   100 2,443 Luna Grill Mediterranean   120 4,114 Brazos Running Co.   200 2,843 Castle Nail Spa   220 1,100 Games Workshop   230 2,000 Explore Learning   5611 <colleyville blvd:<="" td=""> 100 2,400   100 2,400 AVALABLE - 2nd Gen Medical Office   120 2,000 Wok Express   140 2,000 Dentist   150 6,508 Pet Supermarket   200 2</colleyville>	440	1.593	
470   3,000   Massage Envy     390   3,200   Costa Vida     320   1,022   Boutique & Lash     340   1,425   8' Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   100   2,400     100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200<	460	1.500	Simply Eves
390   3,200   Costa Vida     320   1,022   Boutique & Lash     340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     55Sto Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   Integes     100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240	470		
320   1,022   Boutique & Lash     340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   Integer State     100   2,400   AVALLABLE - 2nd Gen Medical Office     120   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280	390		
340   1,425   8° Ice Cream     310   1,800   Red Brick Oven     310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   100   2,400     100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     <	320		
310   1,800   Red Brick Oven     300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     230   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:   Image: State Avenue   Image: State Avenue     200   2,443   Luna Grill Mediterranean   12     210   4,114   Brazos Running Co.   200   2,843   Castle Nail Spa     220   1,100   Games Workshop   230   2,000   Explore Learning     5611 Colleyville Blvd:   100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express   140   2,000   Dentist	340		
300   2,100   Crepes Bistro     250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   100   2,400     100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340			
250   1,428   Rooster's Men's Grooming     230   1,884   Bark Avenue     230   1,884   Bark Avenue     230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5550 Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Garnes Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   Image: Status     100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Explore Learning     5611 Colleyville Blvd:   Image: Status   Image: Status     120   2,000   Dentist   Image: Status     150   6,508   Pet Supermarket   Image: Status     150   6,508   Pet Supermarket   Image: Status     200   2,800   Machelle's Boutique <t< td=""><td></td><td></td><td></td></t<>			
230   1,884   Bark Avenue     210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505 Collegville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   Image: College Colleg			
210   1,960   FedEx Kinkos     200   4,000   McAlister's Deli     5505   Colleyville Blvd:   PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611   Colleyville Blvd:   100     2,000   Explore Learning   5611     5611   Colleyville Blvd:   100     2,000   Wok Express   140     120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity			
200   4,000   McAlister's Deli     5555 Colleyville Blvd:			
S505 Colleyville Blvd:     PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   100   2,400     100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:   100   2,000     100   2,795   Celebrity Bakery     210   3,614   Colleyville Dance Studio     230   1,376   A	-		
PHASE I     100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:			NCAIISTEL'S DEIL
100   2,443   Luna Grill Mediterranean     120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5511 Colleyville Blvd:		Lyvine Diva.	
120   4,114   Brazos Running Co.     200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:		2 //3	Luna Grill Mediterranean
200   2,843   Castle Nail Spa     220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:   100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express   140   2,000   Dentist     150   6,508   Pet Supermarket   200   2,800   Machelle's Boutique     240   6,990   Sola Salon   280   1,361   Central Nail Spa     290   1,260   Great Clips   300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity   5509 Colleyville Blvd:   100   2,000   Cornerstone Health and Wellness     100   2,795   Celebrity Bakery   220   3,194   Colleyville Dance Studio   230   1,376   Art Impressions     230   1,376   Art Impressions   250   1,600   Take 5 Birkenstock			
220   1,100   Games Workshop     230   2,000   Explore Learning     5611 Colleyville Blvd:			-
230   2,000   Explore Learning     5611 Colleyville Blvd:			
S611 Colleyville Blvd:     100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:   ************************************			
100   2,400   AVAILABLE - 2nd Gen Medical Office     120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:   100   2,000     100   2,000   Cornerstone Health and Wellness     120   1,600   AVAILABLE (October 1, 2017)     200   2,795   Celebrity Bakery     220   3,194   Colleyville Dance Studio     230   1,376   Art Impressions     250   1,600   Take 5 Birkenstock		,	Explore Learning
120   2,000   Wok Express     140   2,000   Dentist     150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:   100   2,000     100   2,000   Cornerstone Health and Wellness     120   1,600   AVAILABLE (October 1, 2017)     200   2,795   Celebrity Bakery     210   3,194   Colleyville Dance Studio     230   1,376   Art Impressions     250   1,600   Take 5 Birkenstock		· · · · · · · · · · · · · · · · · · ·	AVAILABLE 2nd Con Medical Office
140   2,000   Dentist     150   6,558   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Collegville Blvd:   100   2,000     100   2,000   Cornerstone Health and Wellness     120   1,600   AVAILABLE (October 1, 2017)     200   2,795   Celebrity Bakery     210   3,194   Colleyville Dance Studio     230   1,376   Art Impressions     250   1,100   AVAILABLE     260   1,600   Take 5 Birkenstock			
150   6,508   Pet Supermarket     200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:	-		
200   2,800   Machelle's Boutique     240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:	-		
240   6,990   Sola Salon     280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Collegville Blvd:			
280   1,361   Central Nail Spa     290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:   100   2,000     100   2,000   Cornerstone Health and Wellness     120   1,600   AVAILABLE (October 1, 2017)     200   2,795   Celebrity Bakery     220   3,194   Colleyville Dance Studio     230   1,376   Art Impressions     250   1,600   Take 5 Birkenstock			
290   1,260   Great Clips     300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:   100   2,000     100   2,000   Cornerstone Health and Wellness     120   1,600   AVAILABLE (October 1, 2017)     200   2,795   Celebrity Bakery     210   3,194   Colleyville Dance Studio     230   1,376   Art Impressions     250   1,100   AVAILABLE     260   1,600   Take 5 Birkenstock			
300   4,736   Gloria's     340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:			
340   2,000   AVAILABLE - Drive Thru Opportunity     5509 Colleyville Blvd:			
S509 Colleyville Blvd:     100   2,000   Cornerstone Health and Wellness     120   1,600   AVAILABLE (October 1, 2017)     200   2,795   Celebrity Bakery     220   3,194   Colleyville Dance Studio     230   1,376   Art Impressions     250   1,600   AVAILABLE     260   1,600   Take 5 Birkenstock			
100   2,000   Cornerstone Health and Wellness     120   1,600   AVAILABLE (October 1, 2017)     200   2,795   Celebrity Bakery     220   3,194   Colleyville Dance Studio     230   1,376   Art Impressions     250   1,100   AVAILABLE     260   1,600   Take 5 Birkenstock			AVAILABLE - Drive Thru Opportunity
120   1,600   AVAILABLE (October 1, 2017)     200   2,795   Celebrity Bakery     220   3,194   Colleyville Dance Studio     230   1,376   Art Impressions     250   1,100   AVAILABLE     260   1,600   Take 5 Birkenstock			
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250   1,100   AVAILABLE     260   1,600   Take 5 Birkenstock		,	
260 1,600 Take 5 Birkenstock			
,			
270 1,400 AVAILABLE - 2nd Gen Restaurant		,	
	270	1,400	AVAILABLE - 2nd Gen Restaurant

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE	TRAFFIC COUNTS	
2017 EST POPULATION	4,854	75,267	238,173	HIGHWAY 26	43,580 VPD
2017 EST AVG HH INCOME	\$196,199	\$165,800	\$121,745	HALL JOHNSON ROAD	14,573 VPD





## COLLEYVILLE, TX

#### 0000000 DALLAS **BUSINESS JOURNAL** VISUALIZING OUR WEALTHIEST ZIP CODES

	2015 POPULATION	AVERAGE NET WORTH	AVG. DISPOSABLE INCOME
1. 76034	<b>24,344</b>	<b>\$2.44M</b>	<b>\$147,139</b>
COLLEYVILLE	8,473 households	Average home \$581K	Top Tier
2. 75225	<b>22,134</b>	<b>\$2.2M</b>	<b>\$134,450</b>
UNIVERSITY PARK	8,947 households	Average home \$974K	Top Tier
3. 76092	<b>29,462</b>	<b>\$1.96M</b>	<b>\$153,215</b>
	9,107 households	Average home \$692K	Professional Pride
4. 75022	24,023	<b>\$1.76M</b>	\$131,546
	7,469 households	Average home \$489K	Professional Pride
5. 75205	24,388	<b>\$1.6M</b>	<b>\$130,935</b>
	9,383 households	Average home \$986K	Top Tier
6. 75093	48,839	<b>\$1.4M</b>	\$117,624
	19,740 households	Average home \$562K	Enterprising Professionals
<b>7. 75230</b>	<b>27,231</b>	<b>\$1.54M</b>	<b>\$99,407</b>
	12,174 households	Average home \$727K	Top Tier
8. 76226	21,295	<b>\$1.26M</b>	<b>\$116,800</b>
Argyle	6,938 households	Average home \$436K	Boomburbs
9. 76248	38,991	<b>\$1.28M</b>	\$106,712
KELLER	13,311 households	Average home \$394K	Professional Pride
10. 75229	9 32,545	<b>\$1.42M</b>	<b>\$92,436</b>
	11,467 households	Average home \$538K	Top Tier
11. 75019	<b>40,783</b>	\$1.18M	\$110,844
COPPELL	14,534 households	Average home \$483K	Professional Pride
12. 7605	<b>1 12,075</b>	<b>\$1.62M</b>	\$90,403
	4,716 households	Average home \$290K	Comfortable empty nesters

CIRCLES REPRESENT AVERAGE HOUSEHOLD INCOME OF ZIP CODE

KELLER

76248

#### Wealth shifting to suburbs

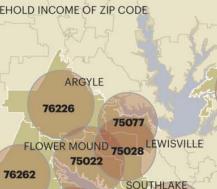
High net worth individuals and families are also shifting to suburbs, which offer good school systems and more land.

And with populations moving out of North Texas' urban cores. suburbs now offer some of the same amenities residents would find inside Dallas and Fort Worth, including restaurants, retailers and entertainment venues.

In addition to wealthy families. Colleyville, Southlake and Flower Mound, three of the region's wealthiest suburbs. are also attracting celebrities like PGA golfers Chad Campbell, Hunter Mahan, Greg Chalmers and John Rollins and Dallas Cowboys tight end Jason Witten.

#### Lake Arlington

Encompassing the eastern shore of Lake Arlington, Arlington's 76016 zip code is home to some of the city's most expensive homes. One \$1.475 million property includes six bedrooms, six bathrooms, two fountains and sun decks, a greenhouse and nine parking spaces.



DFW

AIRPORT

SOURCE: Esri, @ 2015

76092

76034

COLLEYVILLE

ARLINGTON

76054

76016

# 75078

PROSPER

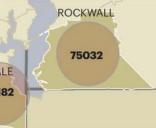
	75034	FRISC	O ALI 75013	
EWISVILLE	Jul (	75093	PLANO	MURPHY 75094
75019	FAR NORTH DA	NORTH D 75248 ALLAS		182 ICHARDSON
RT	75229	75225	HIGHLAND PARK JNIVERSITY PARK	GARLAND
GRAND PRAIRIE		75205 DALL	AL.	SUNNYVA

#### **Prospering into the List**

Residents are leaving behind the small backyards found in Dallas subdivisions for larger plots in Prosper. Wealthy individuals are also attracted to the anonymity that comes with living over 30 miles away from downtown Dallas.

#### **Corporate relos** shifting wealth

The Plano-Frisco-Allen area could see an influx of residents and wealth as Toyota moves its U.S. headquarters to West Plano in the next two to three years. Ahead of its relocation, the carmaker flew thousands of employees and their families to North Texas this year. showing them the school systems and housing options in the three cities and nearby McKinney.



#### Wealth still resides in Dallas' central core

Though suburbs are attracting higher-earning and wealthier residents, Dallas' central core will remain a center of opulence, according to area wealth managers. Neighborhoods such as University Park, Highland Park and Preston Hollow are home to many Dallas billionaires.

000000	D	
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14. **7501**3 ALLEN

15. 75028 FLOWER MOUND

16. 75032 ROCKWALL

17. 75077 LEWISVILLE

18. 75025 PLANO

19. 75094 PLANO

20. 75182 SUNNYVALE

21. **76262** ROANOKE

75248 22. DALLAS

76016 23. ARLINGTON

24. 75034 FRISCO

**25. 75078** PROSPER

2015 POPULATION

22,012 8.011 households

12,505 households

15.357 households

38.126

45,692

AVERAGE NET WORTH 

\$1.24M Average home \$373K

\$1.13M Average home \$435K

1

20. 1

\$1.25M Average home \$354K

\$1.16M Average home \$348K

\$1.17M Average home \$354K

\$1.05M Average home \$359K

\$1.04M Average home \$380K

\$1.06M Average home \$438K

\$1.03M Average home \$417K

\$1.1M Average home \$466K

\$1.17M Average home \$267K

\$0.97M Average home \$446K

\$0.96M Average home \$437K AVG. DISPOSABLE INCOME

\$104,463 Professional Pride

\$120,499 Boomburbs

\$103,495 Professional Pride

\$102.934 Up and Coming Families

\$97.466 **Professional Pride** 

\$105,505 Professional Pride

1 \$107,315 Boomburbs

\$97,689 Savvy Suburbanites

\$95,874 **Professional Pride** 

\$87,424 Exurbanites

\$86,103 Savvy Suburbanites

\$101,194 Boomburbs

1 \$103,216 Up and Coming Families

10,521 households

35,459 16,345 households

31,981 12.146 households

20,432 households

17,467 5.527 households

30.570 10.118 households

> 37.568 13.819 households

54,180 19,528 households

22.743 6.233 households

5.727 1.837 households

28.146

54.637



### **Information About Brokerage Services**

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

#### TYPES OF REAL ESTATE LICENSE HOLDERS:

- A BROKER is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- A SALES AGENT must be supervised by a broker to perform any services and works with clients on behalf of the broker.

#### A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

#### A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

- AS AGENT OR SUBAGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. A subagent represents the owner, not the buyer, through an agreement with the owner's broker. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.
- AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.
- AS AGENT FOR BOTH INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:
- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
  - o that the owner will accept a price less than the written asking price;
  - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
- any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

#### TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

****	****	****	*****
Designated Broker's Name	License No.	Email	Phone
Michael E. Geisler	350982	mgeisler@venturedfw.com	214-378-1212
Broker's Licensed Name or Primary Assumed Business Name	License No.	Email	Phone
Real Estate, LLC	476641	info@venturedfw.com	214-378-1212

Information available at www.trec.texas.gov



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Real Estate, LLC	476641	info@venturedfw.com	214-378-1212
Broker's Licensed Name or Primary Assumed Business Name	License No.	Email	Phone
Michael E. Geisler	350982	mgeisler@venturedfw.com	214-378-1212
Designated Broker's Name	License No.	Email	Phone
****			*****
100000000000000000000000000000000000000	<u> </u>		
Agent's Supervisor's Name Amy Pjetrovic	License No. 550374	Email apjetrovic@venturedfw.com	Phone 214-378-1212

Buyer/Tenant/Seller/Landlord Initials

Date

Information available at www.trec.texas.gov