



# SOUTHLAKE OAKS PLAZA

For lease:  
W Southlake Blvd &  
Shady Oaks Dr  
Southlake, Texas 76092

VENTURE

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# Metrics

W Southlake Blvd & Shady Oaks Dr  
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## Location

W Southlake Blvd & Shady Oaks Dr

## Size

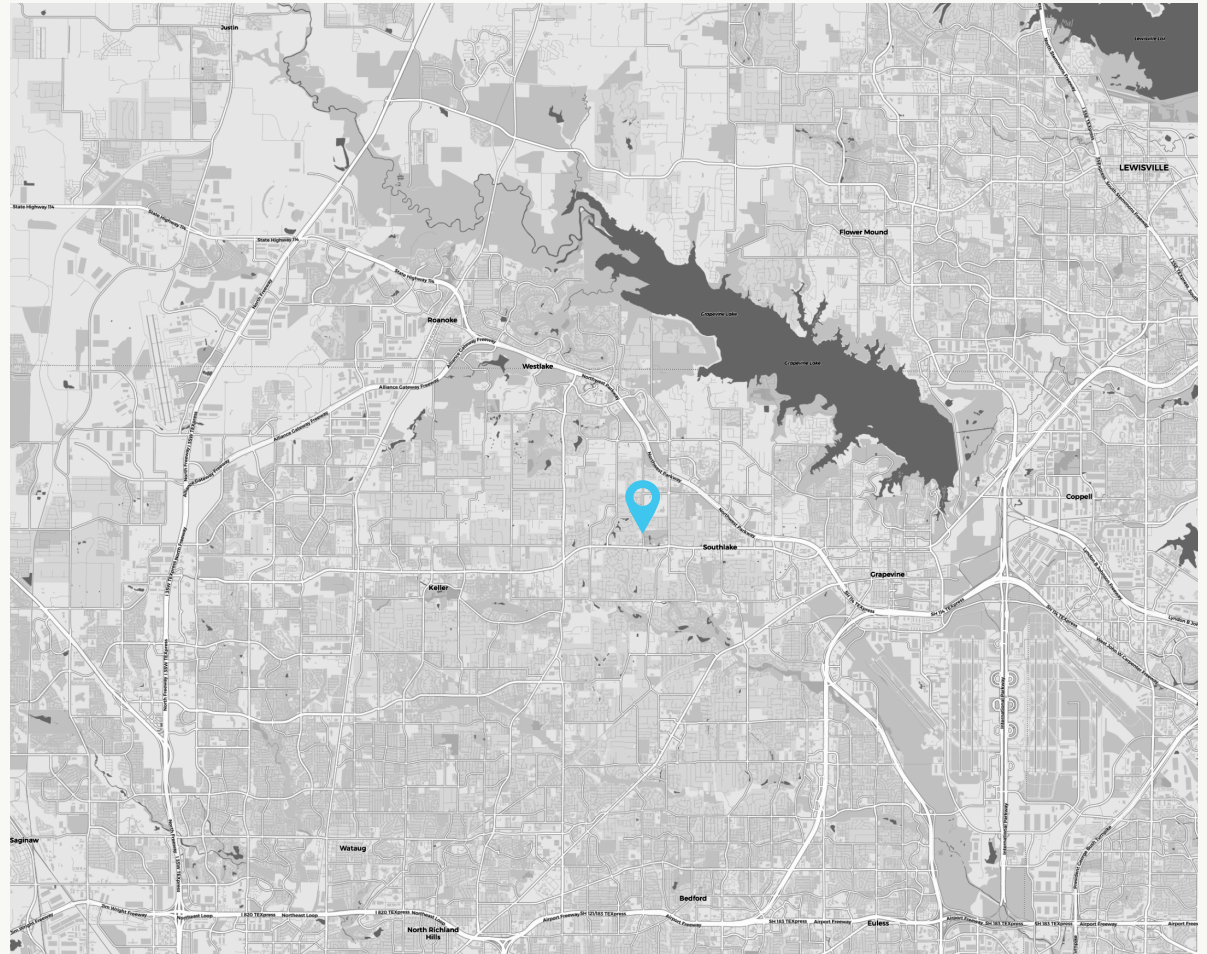
West Building    East Building  
20,582 SF        16,865 SF

## Available Spaces

Suite 101  
3,496 SF

## Traffic Counts

W Southlake Blvd    Shady Oaks Dr  
43,635 VPD        5,345 VPD



## Area Attractions



BICENTENNIAL PARK  
& PLAYGROUND

# Property Highlights

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1. Established neighborhood shopping center adjacent to Bicentennial Park and The Marq
2. Strong visibility to Southlake Blvd
3. 2nd generation space available

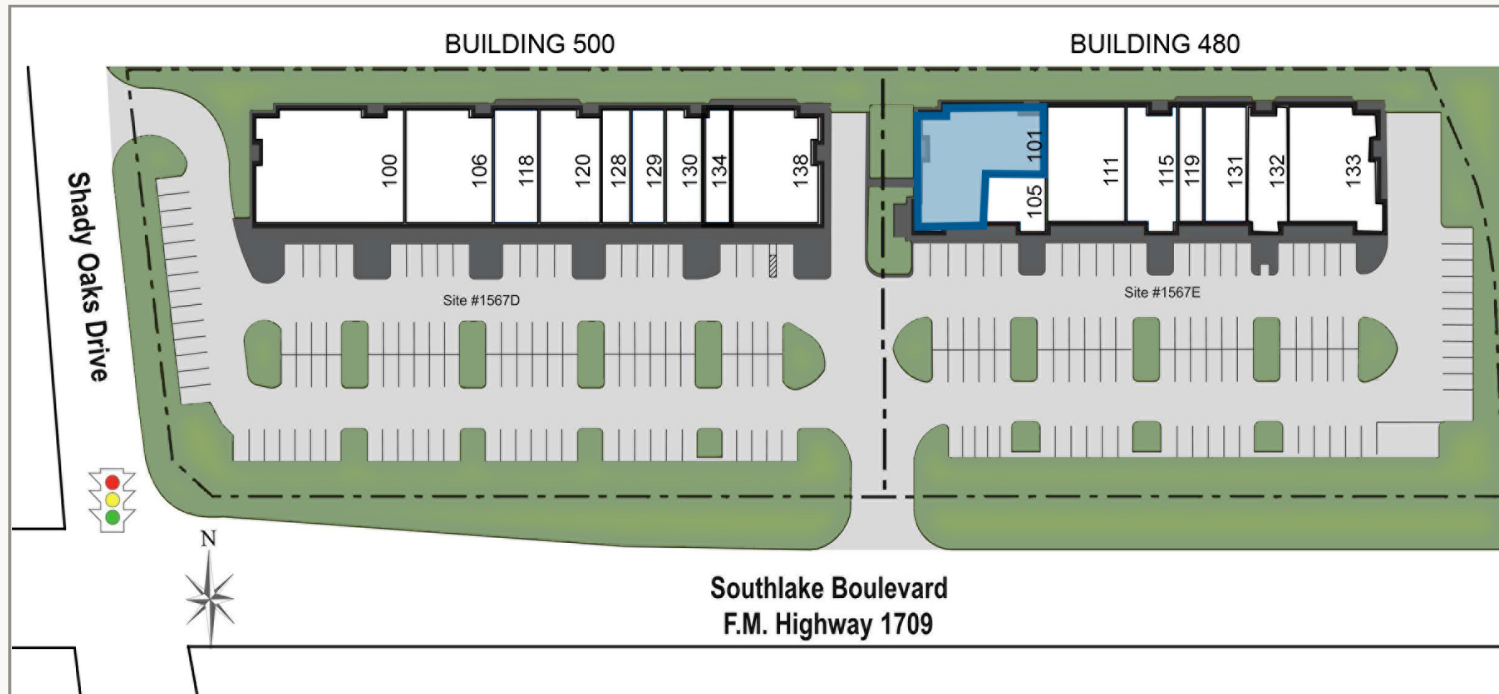


## 2025 Demographic Summary

	1 MILE	3 MILES	5 MILES
EST. POPULATION	6,938	47,713	147,163
EST. DAYTIME POPULATION	3,092	38,480	84,381
EST. AVG. HH INCOME	\$425,288	\$378,889	\$262,666

# Site Plan

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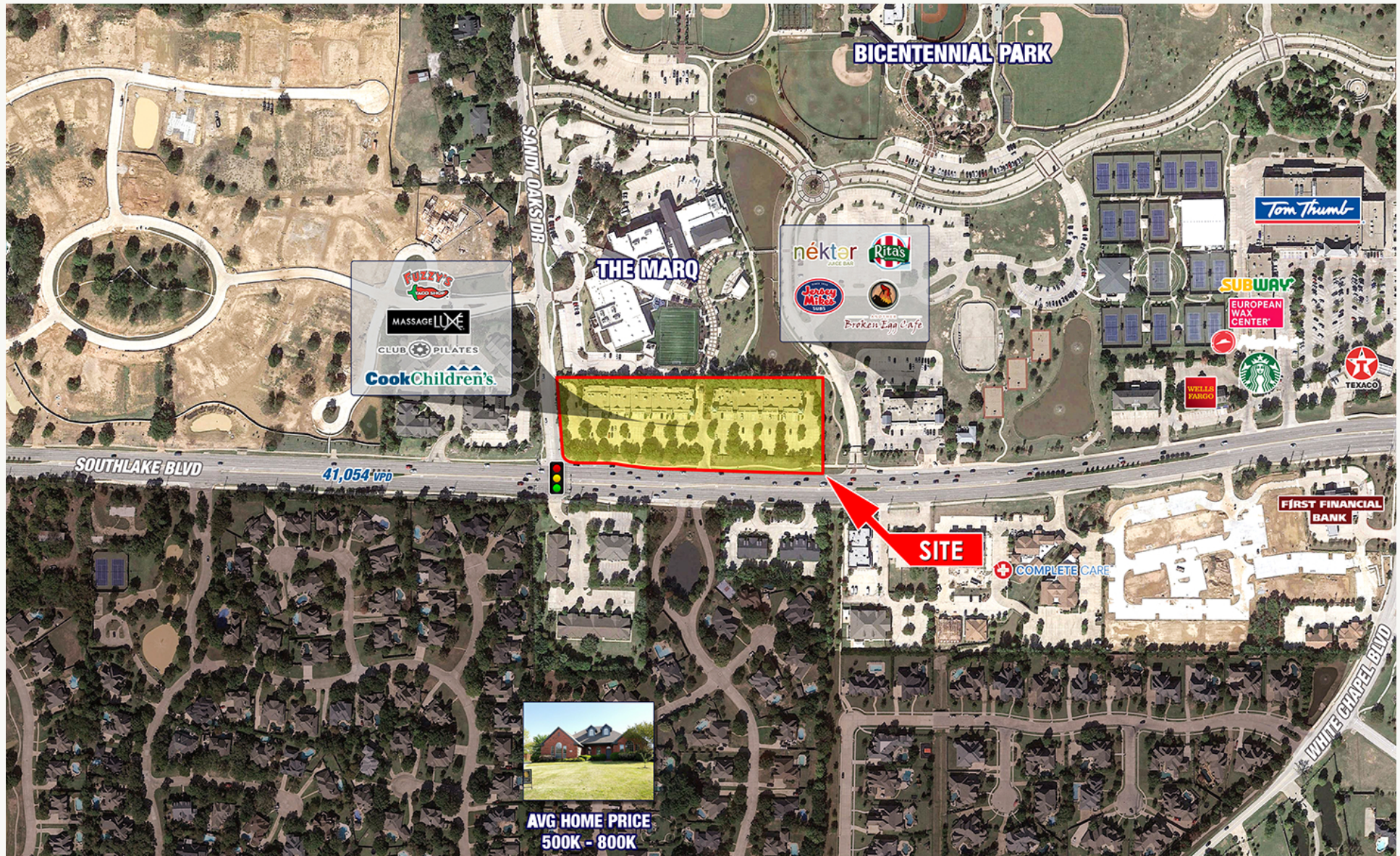


SUITE	TENANT	SQUARE FEET
BUILDING 500		
100	D1 TRAINING	5,357
106	MASSAGE LUXE	3,170
118	SLIM4LIFE	1,625
120	BACK NINE GOLF	2,365
128	IDA NAIL OF SOUTHLAKE	1,105
129	SCENTHOUND	1,250
130	SIGMA DENTAL SPECIALISTS	1,675
134	ANY LAB TEST NOW	975
138	SUSHI SAM	3,060

SUITE	TENANT	SQUARE FEET
BUILDING 480		
101	AVAILABLE (2ND GEN RESTAURANT)	3,496
105	AMERICAN SHAMAN	1,050
111	ATHLETICO PHYSICAL THERAPY	2,925
115	IVX	1,975
119	KORRA BROW AND LASH	975
131	CLUB PILATES	1,625
132	ROHINI BAJAJ, DDS	1,500
133	COOK CHILDREN'S PHYSICIAN	3,319

# Close Aerial

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Southlake, Texas  
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# VENTURE

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