

Interstate 30 Frontage @ Summerhill Road

Summer Ridge Drive, Texarkana, Texas

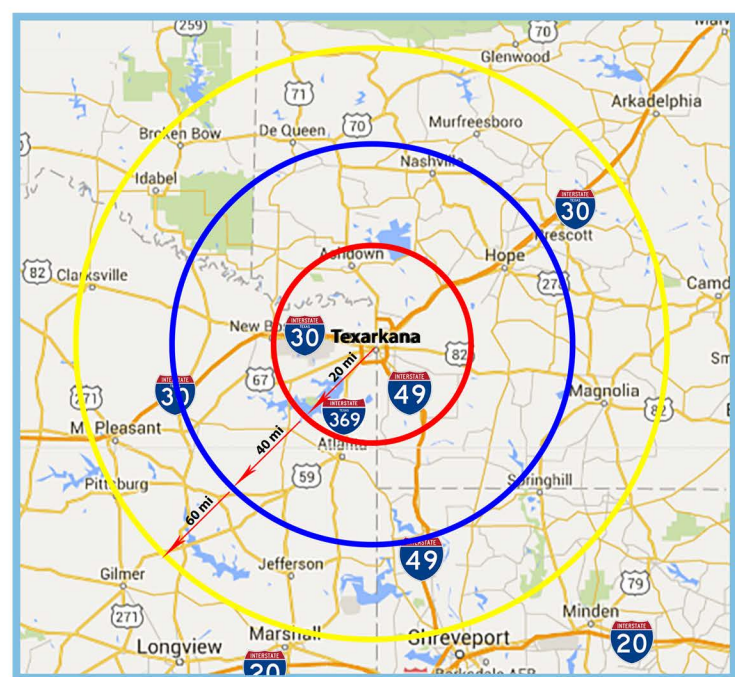


Demographics

	20 mi	40 mi	60 mi
Est. Population	134,239	225,389	429,792
Avg. HH Income	\$54,860	\$52,490	\$52,913
Total Housing Units	59,054	101,519	196,116
Median Home Value (O/O)	\$100,959	\$90,458	\$89,700

Traffic Counts

Summerhill Road	15,854 VPD (TxDOT)
Interstate 30	73,119 VPD (TxDOT)



Richard Reynolds - RichardHReynoldsJr@gmail.com
 Skylar Rogers - BlakeSkylarRogers@gmail.com



Reynolds Realty Management, Inc. | 903.832.3700 | ReynoldsRealtyMgmt.com

The information contained herein was obtained from sources deemed to be reliable. However, Reynolds Realty Management, Inc. makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

Interstate 30 Frontage @ Summerhill Road

Summer Ridge Drive, Texarkana, Texas



DETAILS

Located at the southwest corner of the Summerhill Road Interstate 30 interchange, with multiple points of access off Mall Drive (frontage road) and Summer Ridge Drive.

Summer Ridge Drive allows for easy access to the Interstate 30 exit east, and to the Texas Turnaround for Interstate 30 west.

Abutting Neighbors Emergency Center, Sonic Drive-in, and Bryce's Cafeteria.

Nearby attractions include Christus St. Michael's 165 acre hospital campus to the north, T.I.S.D's 6th-12th campuses to the south (3,300 +/- students), Central Mall, and 3 apartment complexes.

\$15.00 psf

SITE PHOTOS



Richard Reynolds - RichardHReynoldsJr@gmail.com

Skylar Rogers - BlakeSkylarRogers@gmail.com



Reynolds Realty Management, Inc. | 903.832.3700 | ReynoldsRealtyMgmt.com

The information contained herein was obtained from sources deemed to be reliable. However, Reynolds Realty Management, Inc. makes no guarantees, warranties or representations as to the completeness or accuracy thereof.



INTERSTATE-30 FRONTAGE
@ SUMMERHILL ROAD
TEXARKANA, TEXAS

MALL DRIVE

MALL DRIVE



SUMMERHILL ROAD



44532.11 SQ FT
1.022 ACRES

+ 1.841 AC
(ALL OR PART)

PRIVATE DRIVE

PRIVATE DRIVE



SUMMER RIDGE DRIVE

35662.43 SQ FT
0.819 ACRES

SUMMER RIDGE DRIVE



INTERSTATE-30 FRONTAGE
@ SUMMERHILL ROAD
TEXARKANA, TEXAS



SUBJECT PROPERTY

SPRING LAKE PARK

30

SUMMERHILL ROAD

COMMERCE CENTER RD

FRANKLIN ROAD

30

MULTI-FAMILY

RESIDENTIAL

RESIDENTIAL

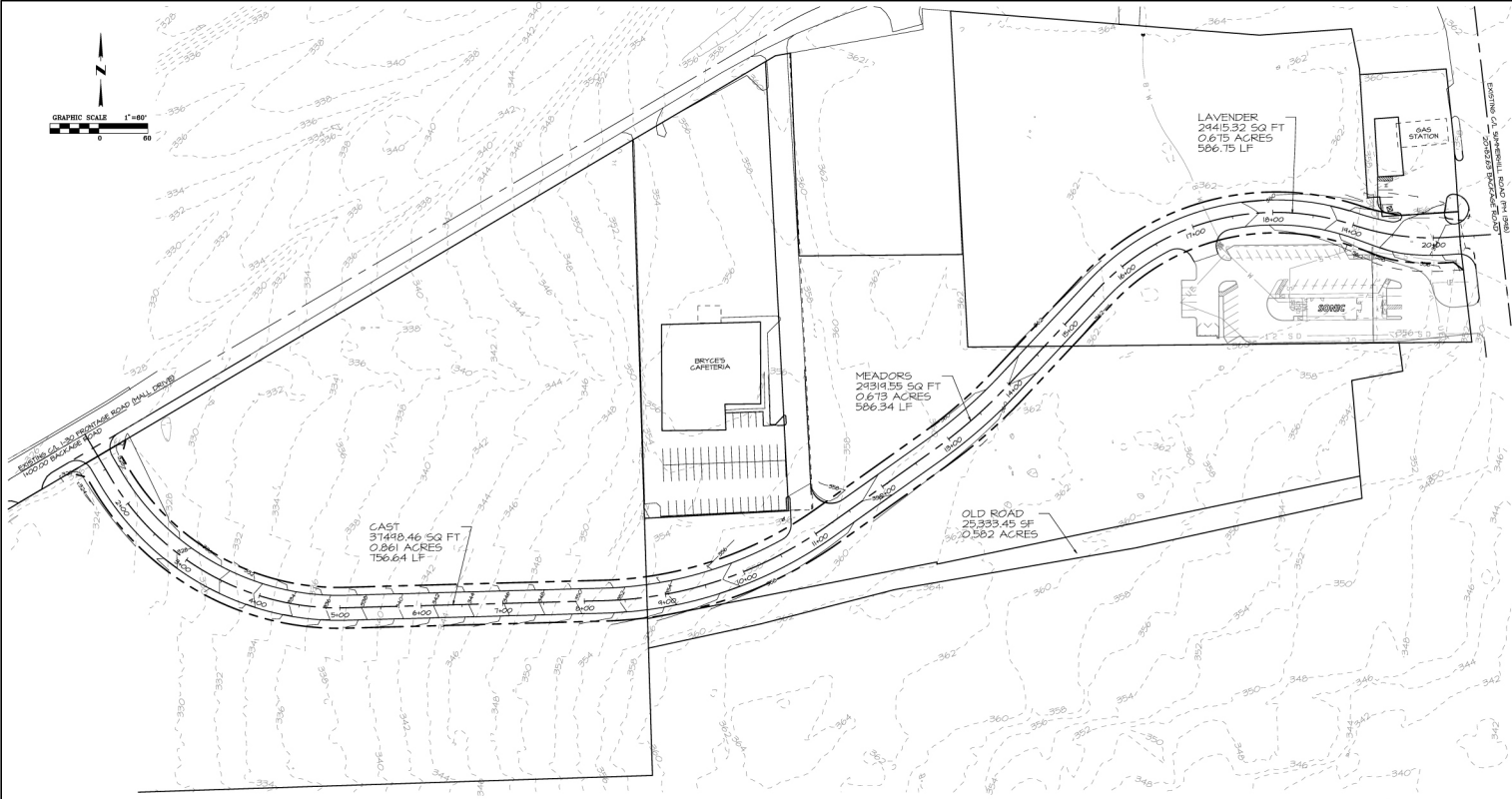
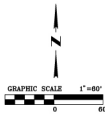
RESIDENTIAL

T.I.S.D.

T.I.S.D.

CENTRAL MALL





CAST
31498.46 SQ FT
0.7261 ACRES
156.64 LF

BRYCE'S CATERIA

MEADOWS
24319.55 SQ FT
0.5573 ACRES
586.34 LF

OLD ROAD
25,333.45 SF
0.582 ACRES

LAVENDER
24415.32 SQ FT
0.5575 ACRES
586.75 LF

GAS STATION

SITE LAYOUT

BRYCE'S BACKAGE ROAD
FOR, GEORGE LAVENDER

Date	Revision/Description



5480 SHERBORN LANE, P.O. BOX 3706
BOONVILLE, MISSOURI 65615
P: 609.886.8888 F: 609.882.4700
www.mtgengineers.com

© MTG 2019 TITLE NO. 354
Proj. No. Sheet No.