

KILGORE MIDTOWN RETAIL CENTER FOR SALE



PREMIER RETAIL SHOPPING CENTER

910 North Kilgore Street
Kilgore, Gregg County, TX

Building Size ±59,154 SF

Land Size ±4.20 Ac

Year Built 1978

Zoning Retail

Occupancy 89.2%

Parking Spaces 282 Spaces

Tenants Texas Car Title
Blake Furniture
Dollar General
H & R Block
Premier Massage & Fitness
Hibbett Sporting Goods
Telecell/Veronica Zulueta
Buffett Village

SALES PRICE: **\$3,550,000**

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Location

The Kilgore Midtown Shopping Center is located at NWC of N Kilgore Street and TX-42. The daytime employment are 837 businesses and 11,731 employees in 3 mile radius. It is in close proximity to Kilgore High School. Other area major retailers are: Brookshire's, Bealls Department Store, Burkets Outlet, and Kilgore Postal Office.

Demographics

	1 Mile	3 Miles	5 Miles
2013 Est. Population	2,978	13,962	20,029
2018 Proj. Population	3,180	14,871	21,332
2013 Est. Households	990	4,966	7,183
2018 Proj Households	1,049	5,235	7,566
2013 Est. Ave HH Income	\$41,197	\$57,573	\$60,659
2013 Est. Median HH Income	\$35,107	\$47,706	\$46,893
2013 Est. Total Businesses	197	837	1,018
2013 Est. Total Employees	2,895	11,731	14,322



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