



**Former Auto Shop**

**BUILDING SIZE**

3,150 SF

**BUILDING FEATURES**

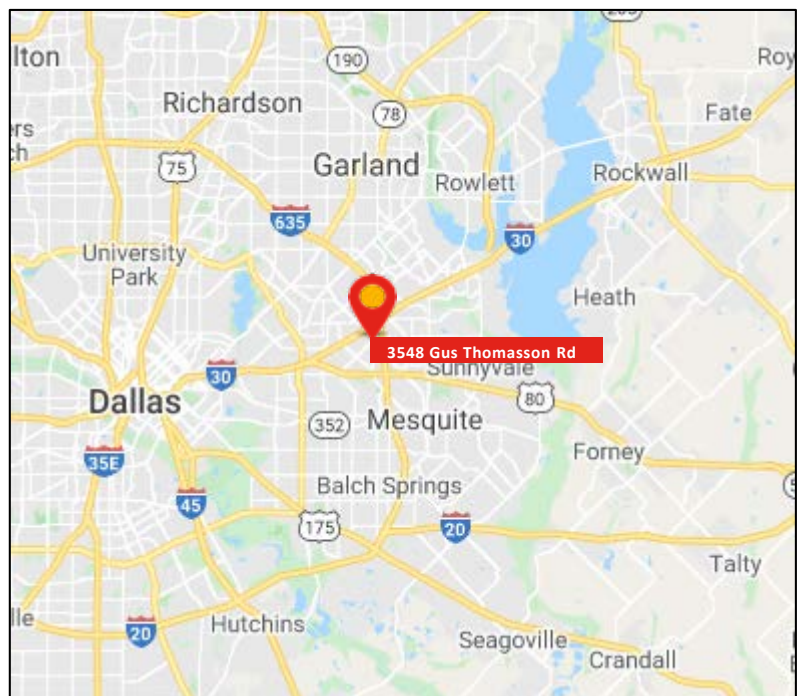
- Free Standing Auto Repair Building
- 4 Drive In Bays
- Built in 1982
- Pylon Signage
- 15 Surface Parking Spaces

**PRICE:**

- Call for Price

**LOCATION**

- Located within close proximity of I-635 and Town East Blvd.

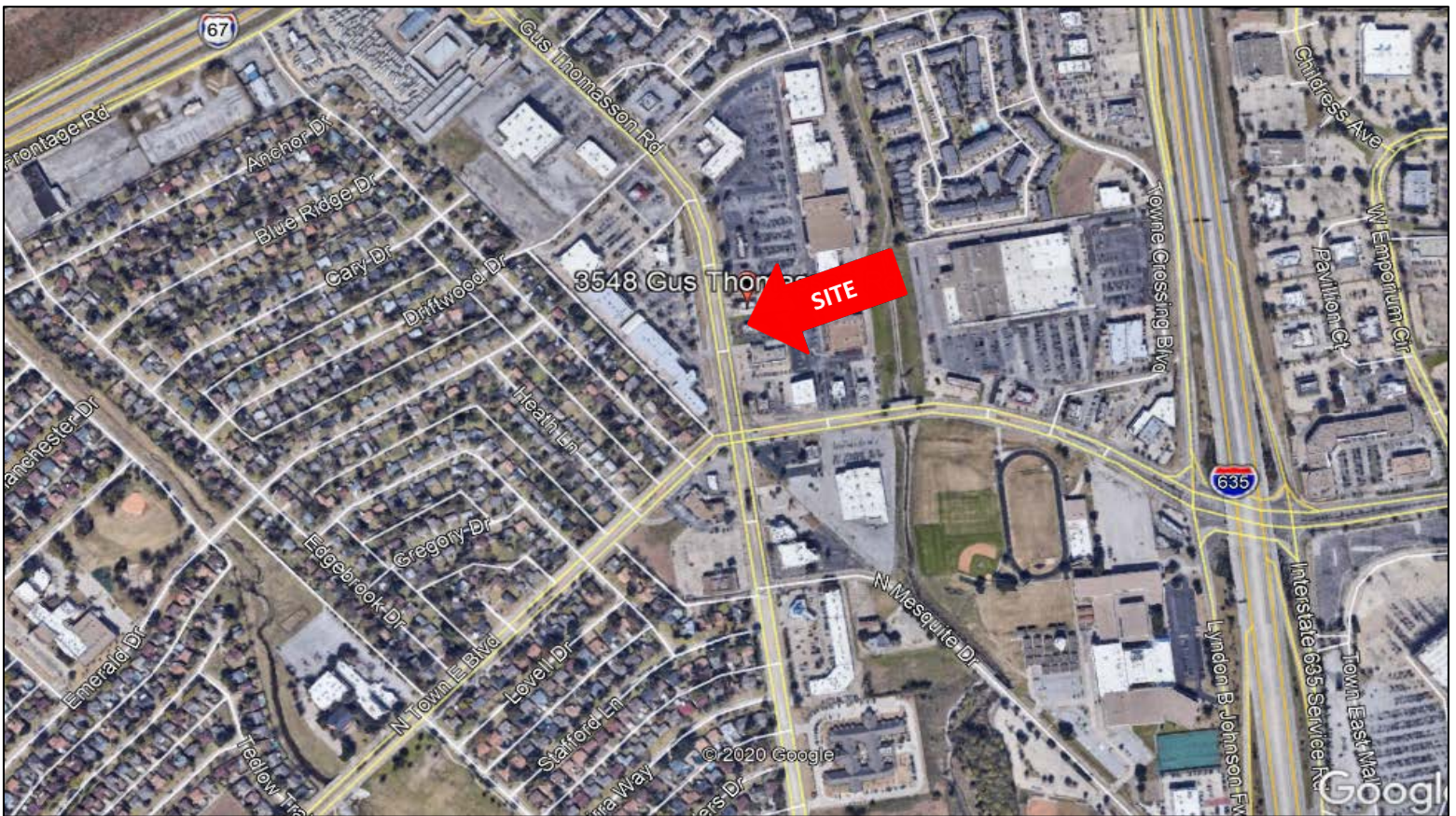


For more information, please contact:

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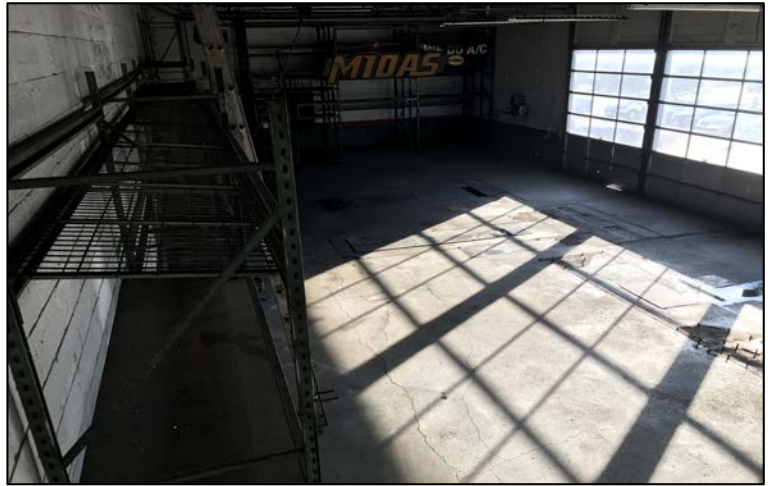


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**DAILY TRAFFIC COUNTS**

Gus Thomasson Road	23,518 VPD
N. Town East Blvd.	22,364 VPD

<b>DEMOGRAPHICS (2018)</b>	<b>2 MILE</b>	<b>5 MILE</b>	<b>10 MILE</b>
Population	59,742	326,177	1,099,762
Median Household Income	\$52,380	\$53,052	\$58,759
Average Population Growth Rate	0.4%	0.4%	1.1%
Average Age	32.7	32.8	33.4

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# MESQUITE

T E X A S<sup>®</sup>

Real. Texas. Flavor.

Mesquite is a suburban city located east of the city of Dallas, Texas, in the United States. Most of the city is located in Dallas County, though a small portion extends into Kaufman County. As of 2019 census estimates, the population was 140,937, making it the 22nd-most populous city in the U.S. state of Texas.

Mesquite's proximity to both Dallas and east Texas, ample highway access, and friendly atmosphere make it a perfect location business.



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