



# Sprouts Village

4930 Teasley Lane, Denton, TX 76210

Coordinates:

Latitude: N33°8'52"

Longitude: W97°6'19"

Leasing Contact: Stephanie Karpinski | skarpinski@inlandgroup.com | 630.586.4745



## > Property Highlights

- Center Size: 44,800
- Located at Hickory Creek Road & Teasley Lane - (19,007 AADT) in Denton - one of the fastest growing Dallas suburbs.
- Join a strong tenant lineup: Sprouts, T-mobile with Starbucks, Pet Supermarket & Domino's Pizza.
- Growing population & strong incomes makes this an excellent choice!



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Store Listing Center Size: 44,800 Sq. Ft.		
Unit #	Sq. Ft.	Tenant
1	30,000 SF	Sprouts Farmers Market
2	1,900 SF	Dr. Dong Phee, DDS
3	2,500 SF	Legacy Nails & Spa
5	1,500 SF	T-Mobile
6	1,800 SF	Domino's Pizza
7	7,100 SF	Pet Supermarket



## 2017 Demographics Estimate

	Population	Households	Average HH Income
1 Mile	12,621	3,903	110,778
3 Mile	56,130	18,914	109,450
5 Mile	136,746	47,747	101,183

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