

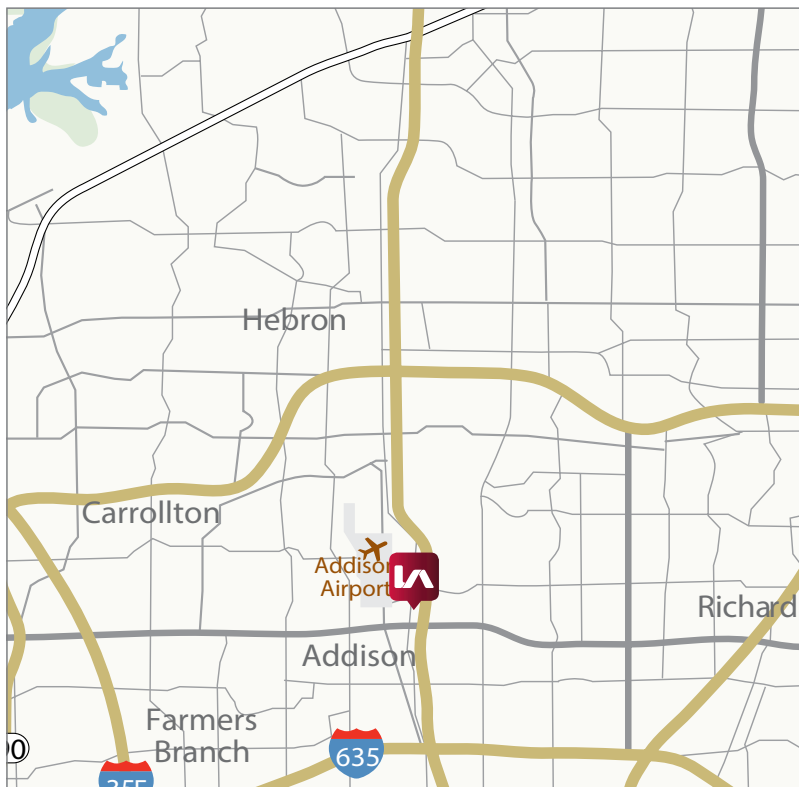
3855 Belt Line Road

Addison, TX 75001



**LEE &
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES



Building Highlights

- 8,932 SF Available
- Situated on 1.93 Acres
- 200 Car Parks
- Zoning - PD (Planned Development)
- 138' of Frontage on Belt Line Road
- Immediate Access to Belt Line Road/Dallas North Tollway
- Business Relocating

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SPACE FEATURES

CAPACITY

348 PEOPLE

PATIO

GAS HEATERS

RE-VERBER-RAY

KITCHEN

GRILL

REFRIGERATOR

FREEZER

2 FOOD COOLERS

1 BEER COOLER

2 SEPARATE VENT HOODS WITH 5

EXHAUST FANS

8,000 GALLON GREASE TRAP

RESTROOMS

WOMENS': 4 STALLS

MENS': 2 STALLS, 2 URINALS

DEMOGRAPHICS

POPULATION OF ADDISON

15,458

MEDIAN AGE

32.6

HOUSEHOLDS

8,697

MEDIAN HOUSE VALUE

\$307,300.00

MEDIAN HOUSEHOLD INCOME

\$70,559.00

TRAFFIC

BELT LINE ROAD

34,610

ARAPAHO ROAD

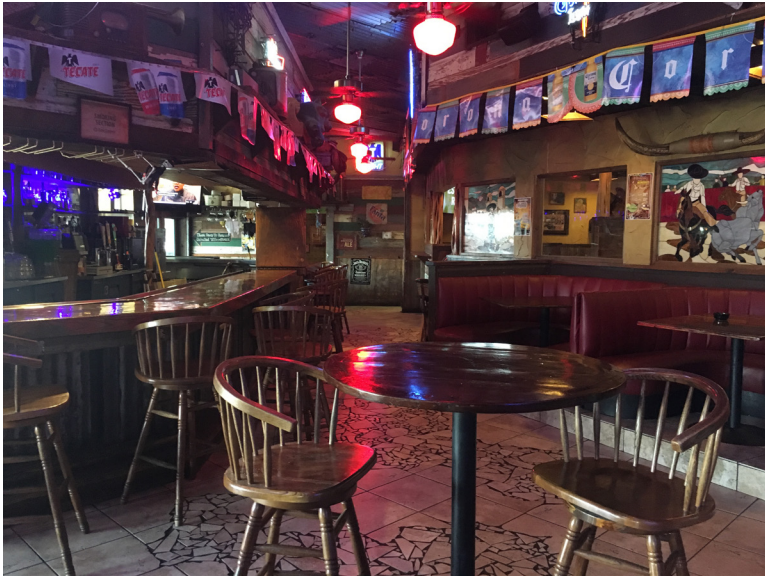
2,708

SURVEYOR BOULEVARD

2,920



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