

LAND FOR SALE - 5.26 ACRES

NEC 34TH & GRAND

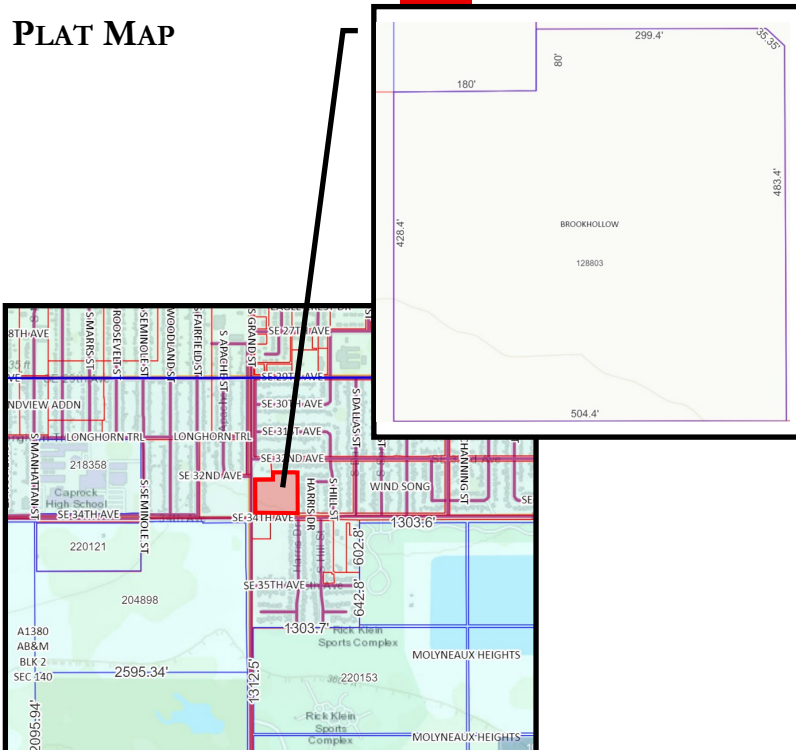
AMARILLO, TEXAS

AERIAL MAP



- ◆ \$1,260,190 (\$5.50/SF)
- ◆ 5.26 ACRES
- ◆ ZONED GENERAL RETAIL (GR)
- ◆ PRIME CORNER
- ◆ EXCELLENT ACCESS & VISIBILITY
- ◆ WILL DIVIDE OR BUILD TO SUIT
- ◆ TRAFFIC COUNT: 11,537/DAY

PLAT MAP



PAT DAVIS, BROKER
 806.355.7200 x203
 806.679.7907
pat@patdavisproperties.com

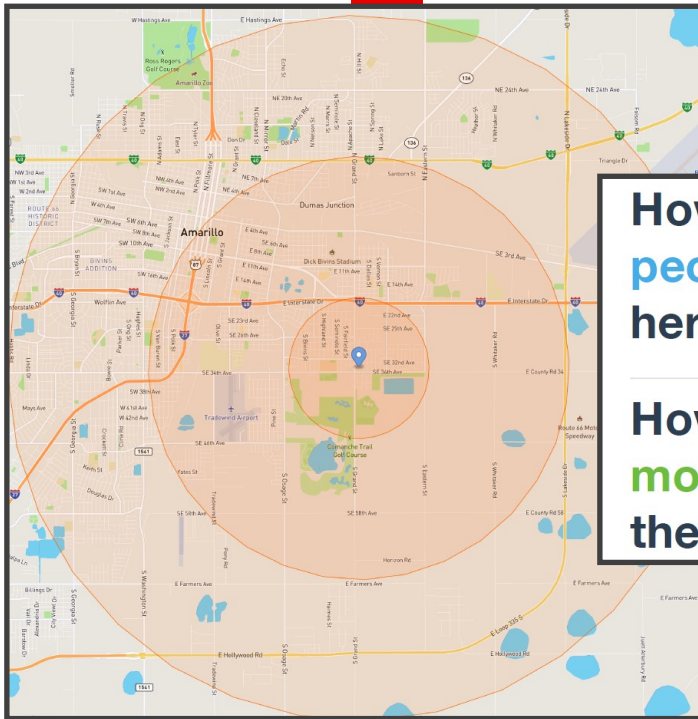


LEW BRADSHAW
 MARKETING & BUSINESS DEVELOPMENT
 806.355.7200 x208
 806.674.7716
lew@patdavisproperties.com

LAND FOR SALE - 5.26 ACRES

NEC 34TH & GRAND, AMARILLO, TEXAS

DEMOGRAPHICS @ 1, 3, & 5 MILES



How many
people live
here?

1 MI 3 MI 5 MI
6K **34K** **103K**
 CITY: 200K COUNTY: 141K

How much
money do
they make?

1 MI 3 MI 5 MI
\$62K **\$54K** **\$49K**
 CITY: \$61K COUNTY: \$78K
median household income

POPULATION PROJECTIONS

State and county population projections.

	2000	2010	2020	2030	% Population Change			% Population Change 2020-2030
					2000-2010	2010-2020	2020-2030	
Texas	20,851,820	25,145,561	29,145,505	32,912,882				13%
Randall County	104,312	120,725	140,753	159,318				13%
Potter County	113,546	121,073	118,525	113,747				-4%

Source: Texas Demographic Center, Projections of the Total Population of Texas and Counties in Texas, 2020-2060, October 2022.
 U.S. Census Bureau, Decennial Censuses 2000, 2010, and 2020.



PAT DAVIS, BROKER

806.355.7200 x203

806.679.7907

pat@patdavisproperties.com



LEW BRADSHAW

MARKETING & BUSINESS DEVELOPMENT

806.355.7200 x208

806.674.7716

lew@patdavisproperties.com

LAND FOR SALE - 5.26 ACRES

NEC 34TH & GRAND, AMARILLO, TEXAS

DEMOGRAPHICS @ 1, 3, & 5 MILES

DEMOGRAPHICS

Population

	1 mile	3 miles	5 miles
Population	6,419	34,086	103,373
Population Density (people per sq mi)	2,065	1,239	1,355

Source: U.S. Census Bureau, 2022 American Community Survey, Tables B01003

Income

	1 mile	3 miles	5 miles
Median Household Income (in 2022 inflation adjusted dollars)	\$61,509	\$53,523	\$48,781
Mean Household Income (in 2022 inflation adjusted dollars)	\$67,073	\$62,444	\$65,153
Families in Poverty	256 16%	1,249 15%	4,034 16%
Households	2,171	12,678	38,818
Less than \$25,000	481 22%	3,015 24%	9,292 24%
\$25,000 to \$49,999	398 18%	2,919 23%	10,548 27%
\$50,000 to \$74,999	381 18%	2,762 22%	6,879 18%
\$75,000 to \$99,999	447 21%	1,660 13%	4,650 12%
\$100,000 to \$199,999	442 20%	2,201 17%	6,504 17%
\$200,000 or more	22 1%	121 1%	945 2%

Source: U.S. Census Bureau, 2022 American Community Survey, Tables B19001, B19013, B19025, B17010

Age

	1 mile	3 miles	5 miles
Median Age	31	33	33
Population	6,419	34,086	103,373
9 & under	1,010 16%	5,093 15%	16,092 16%
10 to 19	1,114 17%	5,648 17%	15,868 15%
20 to 29	958 15%	5,053 15%	15,281 15%
30 to 39	982 15%	4,899 14%	15,609 15%
40 to 49	648 10%	4,122 12%	12,401 12%
50 to 59	630 10%	3,647 11%	10,856 11%
60 to 69	533 8%	3,213 9%	9,402 9%
70 & over	545 8%	2,411 7%	7,865 8%

Source: U.S. Census Bureau, 2022 American Community Survey, Tables B01001



PAT DAVIS, BROKER

806.355.7200 x203

806.679.7907

pat@patdavisproperties.com



LEW BRADSHAW

MARKETING & BUSINESS DEVELOPMENT

806.355.7200 x208

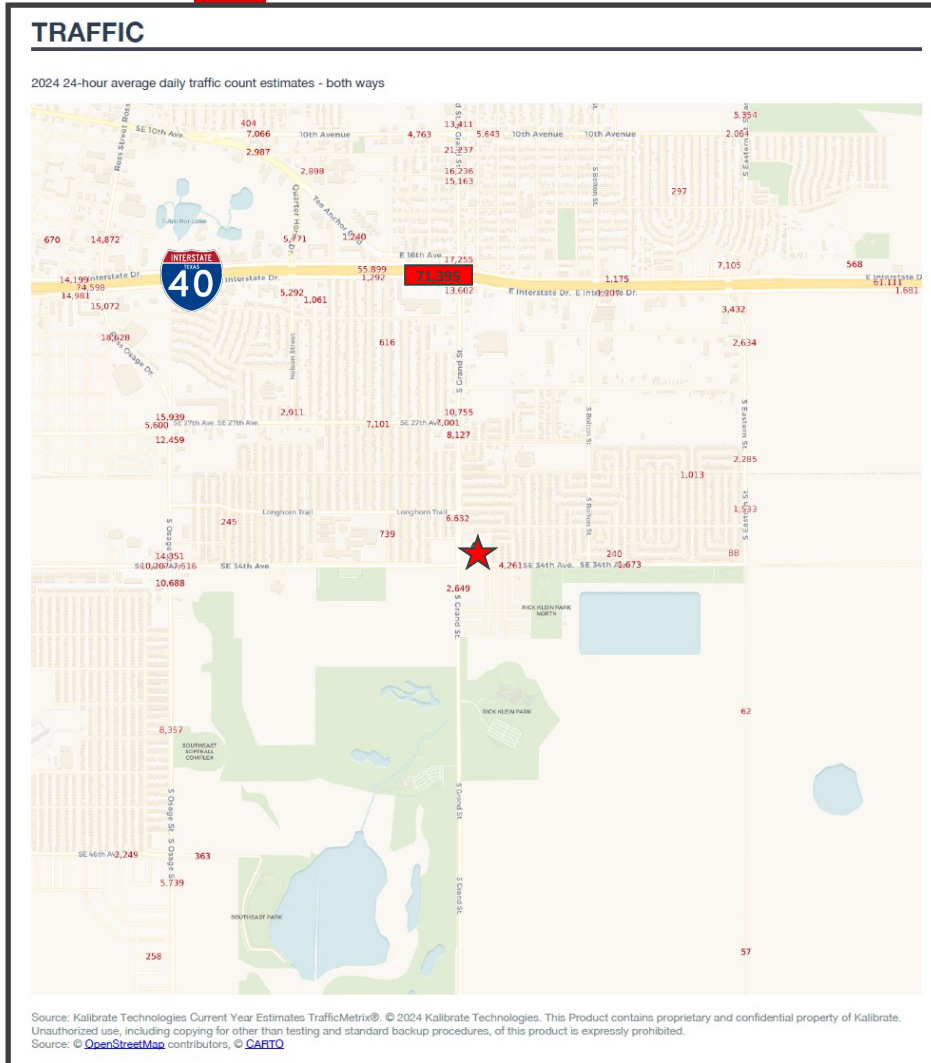
806.674.7716

lew@patdavisproperties.com

LAND FOR SALE - 5.26 ACRES

NEC 34TH & GRAND, AMARILLO, TEXAS

TRAFFIC



PAT DAVIS, BROKER

806.355.7200 x203

806.679.7907

pat@patdavisproperties.com



LEW BRADSHAW

MARKETING & BUSINESS DEVELOPMENT

806.355.7200 x208

806.674.7716

lew@patdavisproperties.com