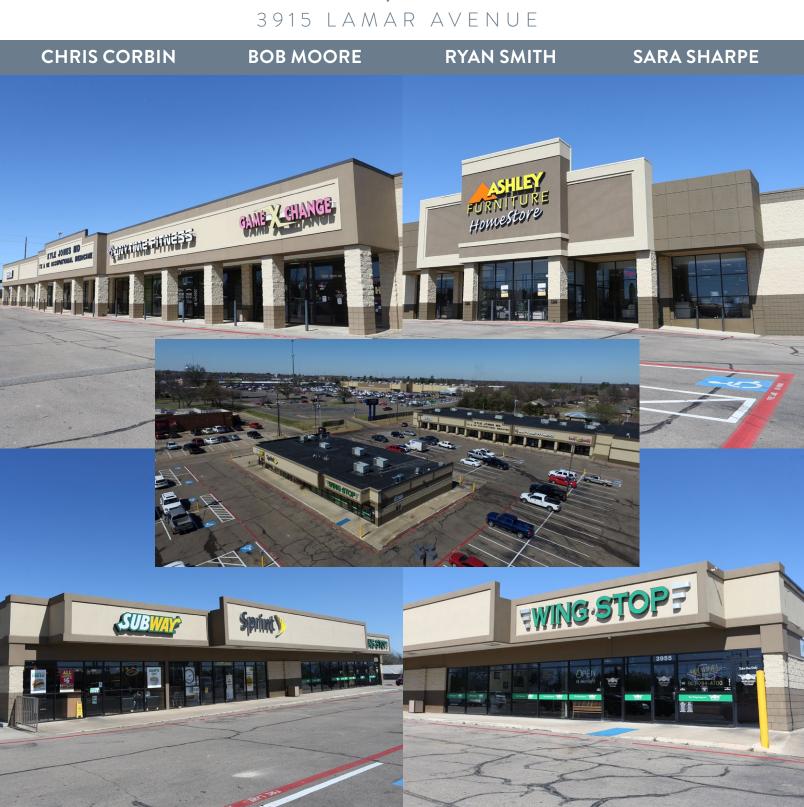
# LAMAR CROSSING

# FOR LEASE

PARIS, TEXAS



LEASING | TENANT REPRESENTATION | LAND | INVESTMENT SALES | PROPERTY MANAGEMENT



# LAMAR CROSSING



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2016 EST POPULATION	3,944	21,801	30,294
2016 EST AVG HH INCOME	\$78,382	\$59,937	\$54,618

TRAFFIC COUNTS	
US 82	26,253 VPD
US 2791	9,179 VPD

# HIGHLIGHTS

- Walmart shadow anchored center with
- Second generation fitness space.
- Pylon sign on Highway 82.
- Ample on-site parking.





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- A SALES AGENT must be supervised by a broker to perform any services and works with clients on behalf of the broker.

## A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

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- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

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Venture Commercial

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Michael E. Geisler	350982	mgeisler@venturedfw.com	214-378-1212
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xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx	x <u>xxxxxxxxxxxxx</u>	<u>xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx</u>	<u>(XXX</u> X <u>XXXXXXXXXXXX</u>
Agent's Supervisor's Name Christopher Corbin	License No. 596000	Email ccorbin@venturedfw.com	Phone 214-378-1212
Sales Agent/Associate's Name	License No.	Email	Phone
 Buyer/Tena	nt/Seller/Landlord Ini	itials Date	



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Agent's Supervisor's Name Robert Moore	License No. 147917	Email bmoore@venturedfw.com	Phone 214-378-1212
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Agent's Supervisor's Name Ryan Smith	License No. 638784	Email rsmith@venturedfw.com	Phone 214-378-1212
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