



Available  
2,444 SF

Available  
2,637 SF

# INWOOD PLAZA

For Lease  
5626 Maple Avenue  
Dallas, Texas 75235

# Metrics

5626 Maple Avenue  
Dallas, Texas 75235

## Location

5626 Maple Avenue

## Building Size

9,570 SF

## Available Spaces

Unit 100: 2,444 SF

Unit 140: 2,637 SF (can be divided to 1,319 SF)

## Traffic Counts

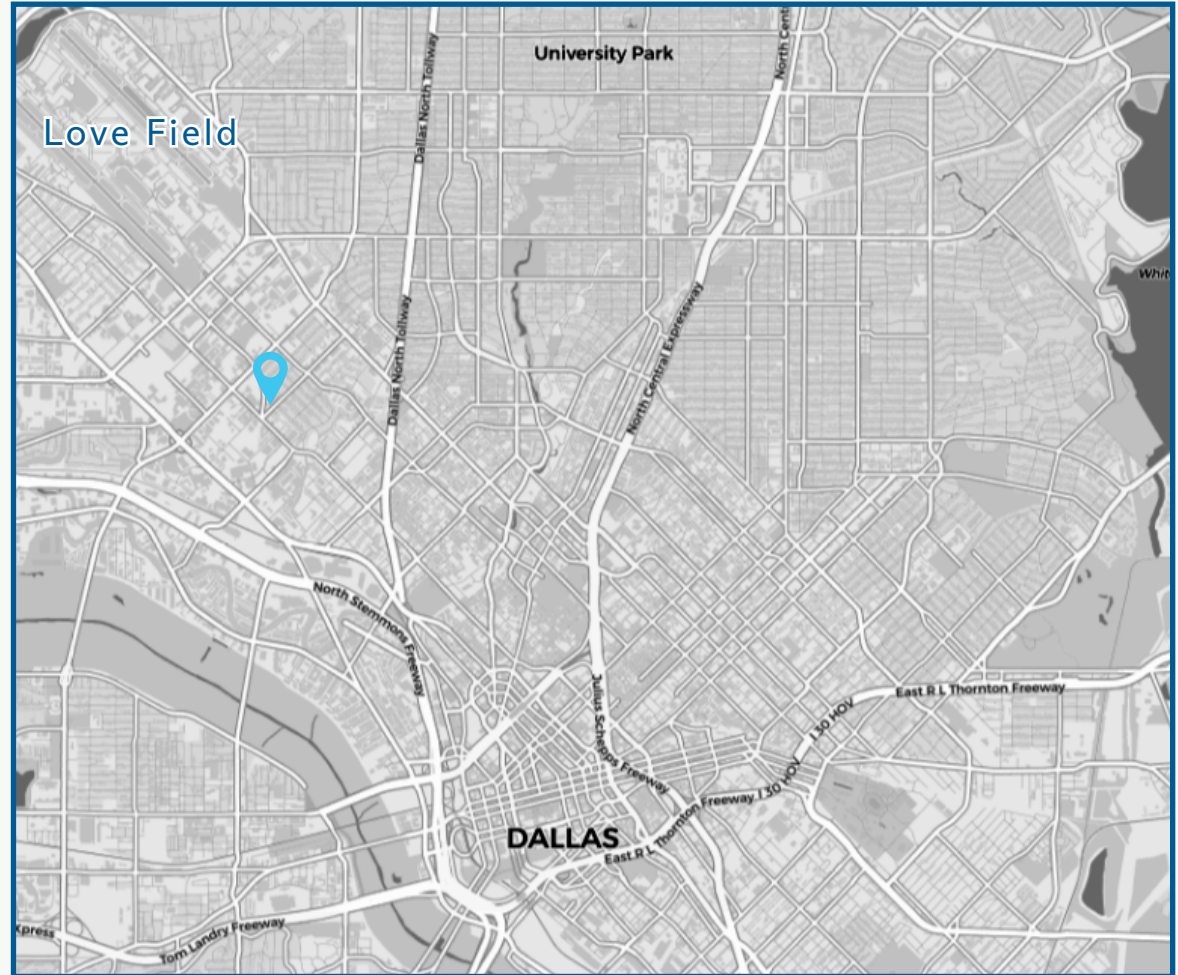
Inwood Road

39,958 VPD 2024

Maple Avenue

10,281 VPD 2024

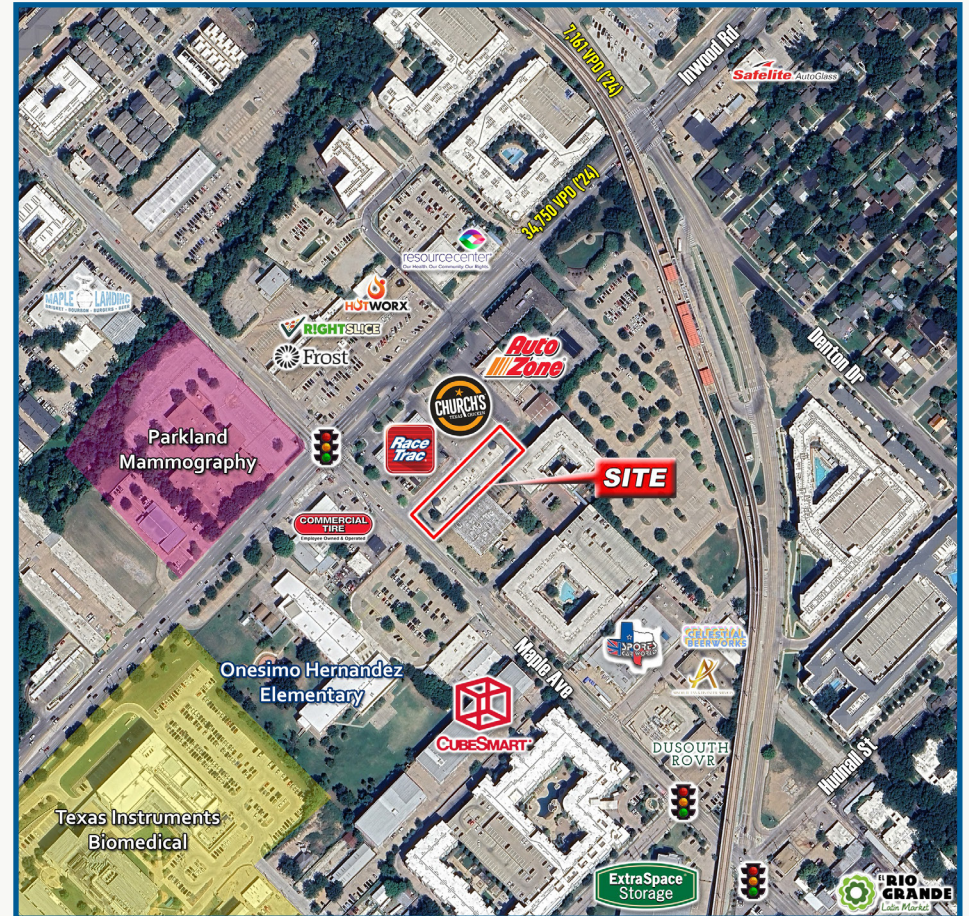
## Area Attractions



# Property Highlights

5626 Maple Avenue  
Dallas, Texas 75235

1. Located within the Southwestern Medical District adjacent to UT Southwestern, Parkland & Children's Health Hospitals with over 50,000 employees & 5.9+ million patient visits per year
2. 2 Miles from Dallas Love Field with 48-50,000 daily travelers
3. Strong traffic counts on Inwood Road & Maple Avenue
4. Monument sign available

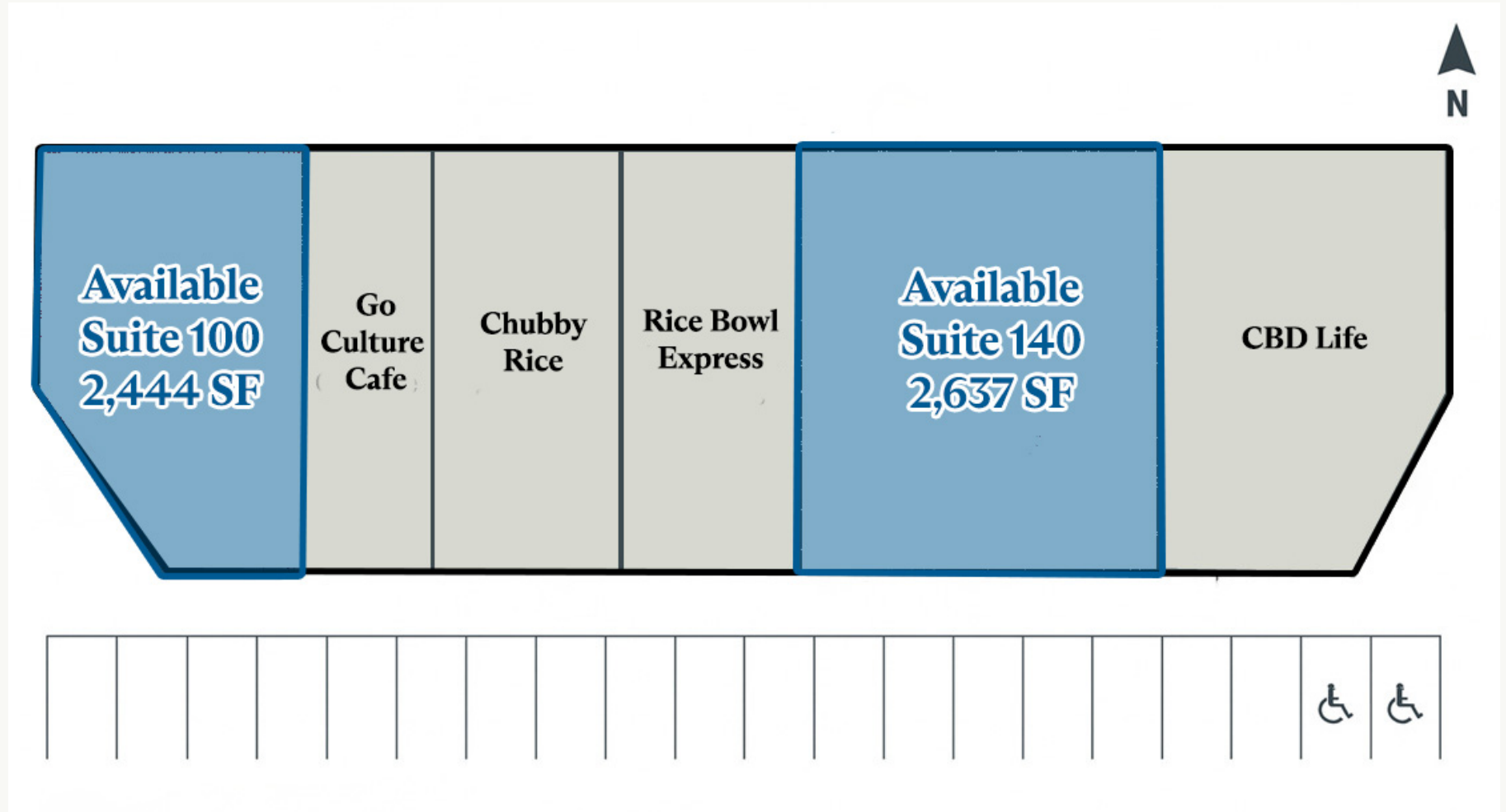


## 2025 Demographic Summary

	1 MILE	3 MILES	5 MILES
EST. POPULATION	22,845	141,835	374,282
EST. DAYTIME POPULATION	19,109	198,735	438,984
EST. AVG. HH INCOME	\$92,481	\$178,849	\$167,747

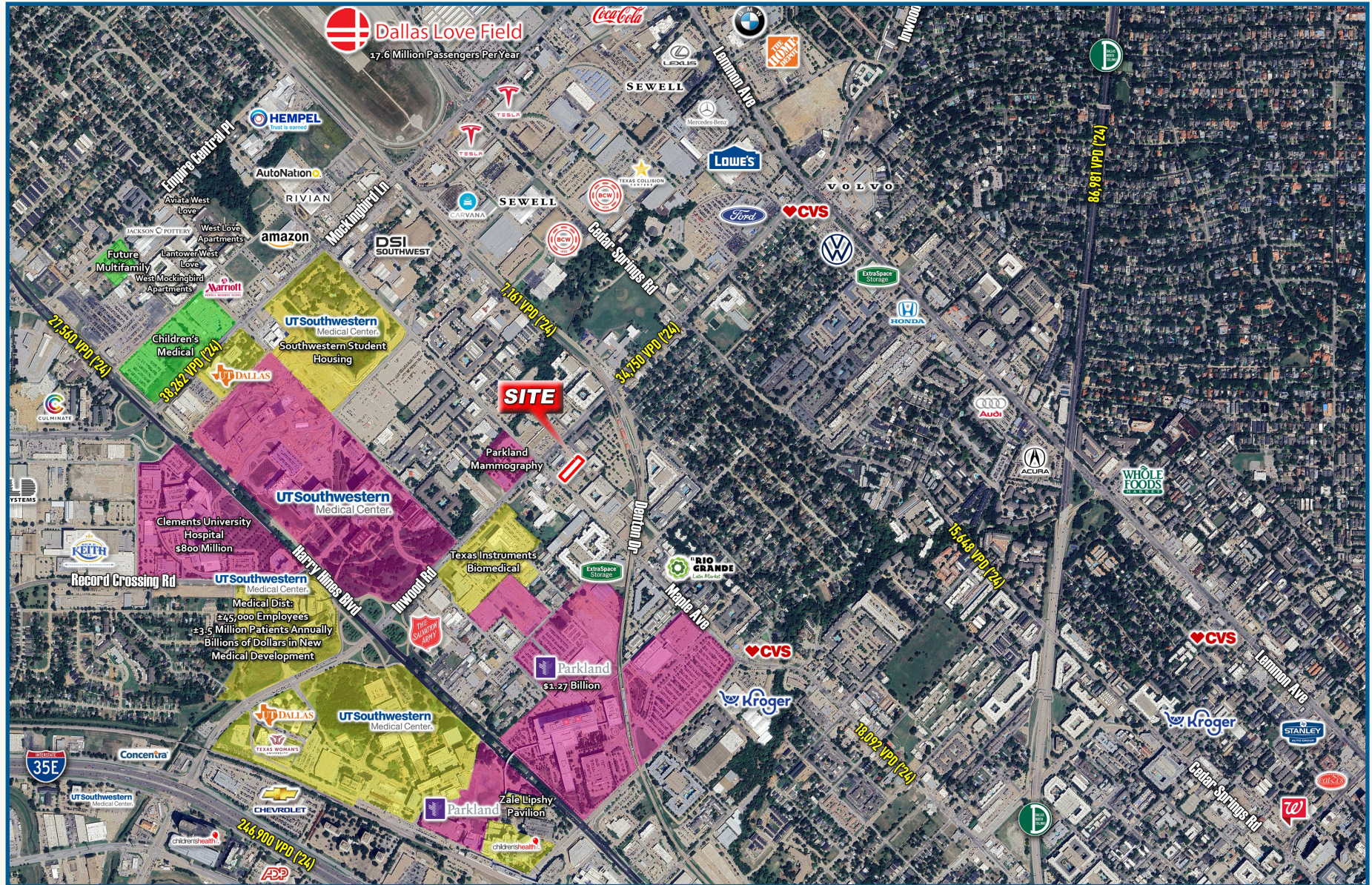
# Site Plan

5626 Maple Avenue  
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# Aerial

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# VENTURE

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