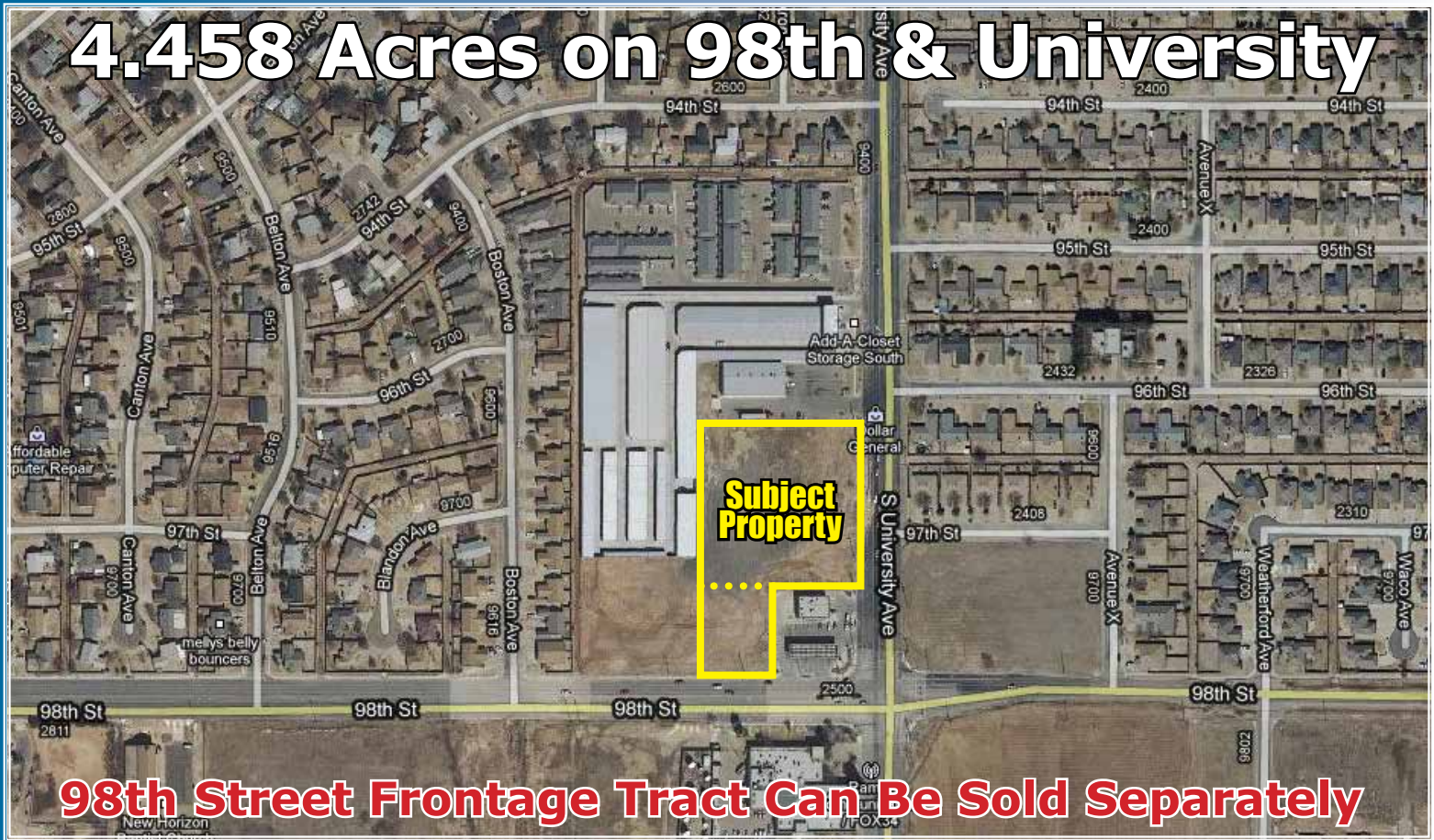


# Westar Commercial Realty

Listing Agent: Bill Young

The Westar Team:

Bill Young, PB    Cliff Watt, CCIM    Cindy Snell, SEC    Blake Truett  
David Powell    Kevin Watt    Rob Campbell    Alan Rosen    Donna Currey Barnes GRI, CP



## NWC of 98th Street and University Ave., Lubbock, TX

Sales Price: ..... \$9.00/SF  
Zoning: ..... C-2  
Utilities: ..... To Site

- \* Great growth area
- \* Images on reverse

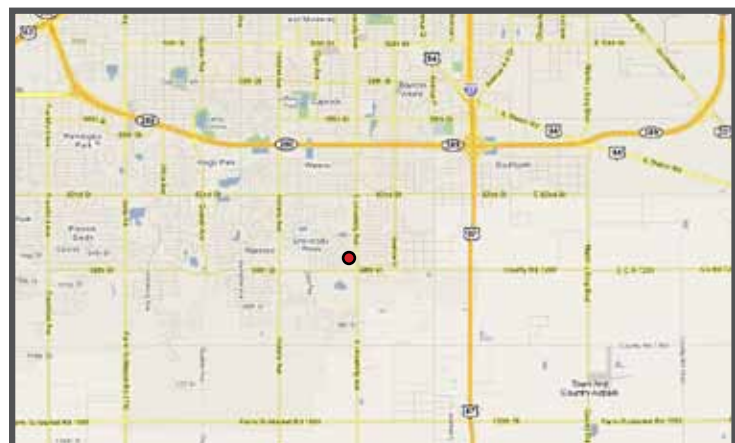
Land Tract Size: ..... 4.458 Acres  
Traffic Counts: ..... 23,552 CPD (2007)  
Neighbors: ..... Dollar General, Self-Storage  
Facilities and Two Gas Station/Convenience Stores

98th Street tract may be divided off the main tract and sold for \$10.00/SF. This smaller tract has dimensions of 175'x162.5' for a total area of 0.653 Acres.

# 806.797.3231

4415 71st, Suite 12 • Lubbock, TX 79424 • 806 793-2130 (Fax)

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98th Street View Looking North



98th Street View #2



University View Looking West



Looking South onto Subject