

# CHAPEL HILL SHOPPING CENTER

4601 West Freeway | Fort Worth, TX 76107

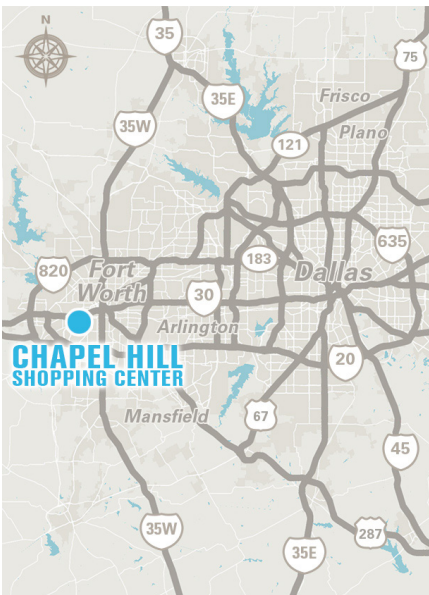


## Chapel Hill Shopping Center

MSA: Dallas/Fort Worth, TX | GLA: 126,766

Market dominant specialty-grocer anchored center located just five miles west of downtown Fort Worth along Interstate 30. High-visibility center with excellent foot traffic and affluent customer base. Located across the street from Arlington High School with more than 1,900 students. Chapel Hill Shopping Center is anchored by Central Market, The Container Store, and Cost Plus.

### 3 MILE DEMOGRAPHICS



POPULATION  
**93,470**



% POP. GROWTH  
(ANNUAL)  
**0.07%**



AVG. HH INCOME  
**\$116,602**



MED. HH INCOME  
**\$75,644**



HOUSEHOLDS  
**42,713**



BACH. DEGREE+  
**51.55%**

*\*2023 Demographic Source (PopStats)*

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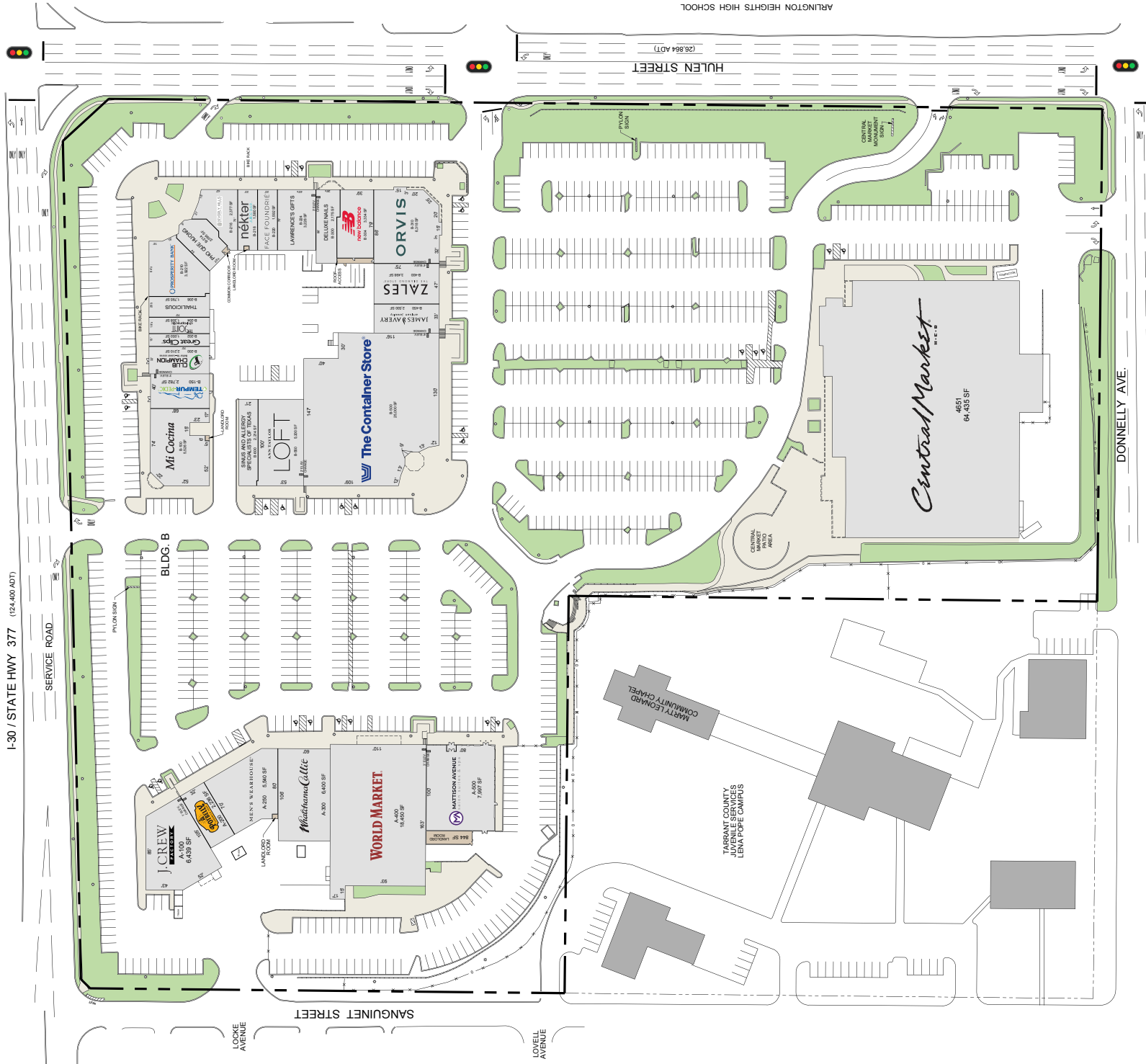


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I-30 / STATE HWY 377 (234,400 ADT)

SERVICE ROAD

BLDG. B

LOCKE AVENUE

SANGUINET STREET

LOVELL AVENUE

HULEN STREET (26,864 ADT)

ARLINGTON HEIGHTS HIGH SCHOOL

DONNELLY AVE.



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