

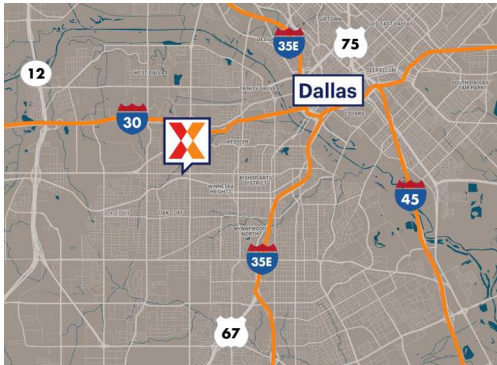
# Kessler Plaza

Dallas-Fort Worth-Arlington, TX

32.7478, -96.8597  
2625 W. Jefferson Blvd. | Dallas, TX 75211



Center Size: 68,962 SF



| Demographics | 1 Mile   | 3 Mile   | 5 Mile   |
|--------------|----------|----------|----------|
|              | 20,839   | 139,380  | 292,812  |
|              | 7,451    | 47,505   | 110,935  |
|              | \$99,235 | \$91,133 | \$97,781 |

Anchored by WellMed with a diverse mix of national retailers including Wingstop, Frost Bank, H&R Block and Brident Dental

Surrounded by a dense population of 139K+ within 3-miles and located just 1-mile south of I-30

Strong daytime population of 153K+ within a 3-mile radius, plus nearby 4.8M Sq Ft Stevens Park Golf Course with 85.6K+ visits annually (Placer.ai 2024)

Located just 1-mile south of I-30 with 140K+ vehicles daily (Kalibrate 2020)

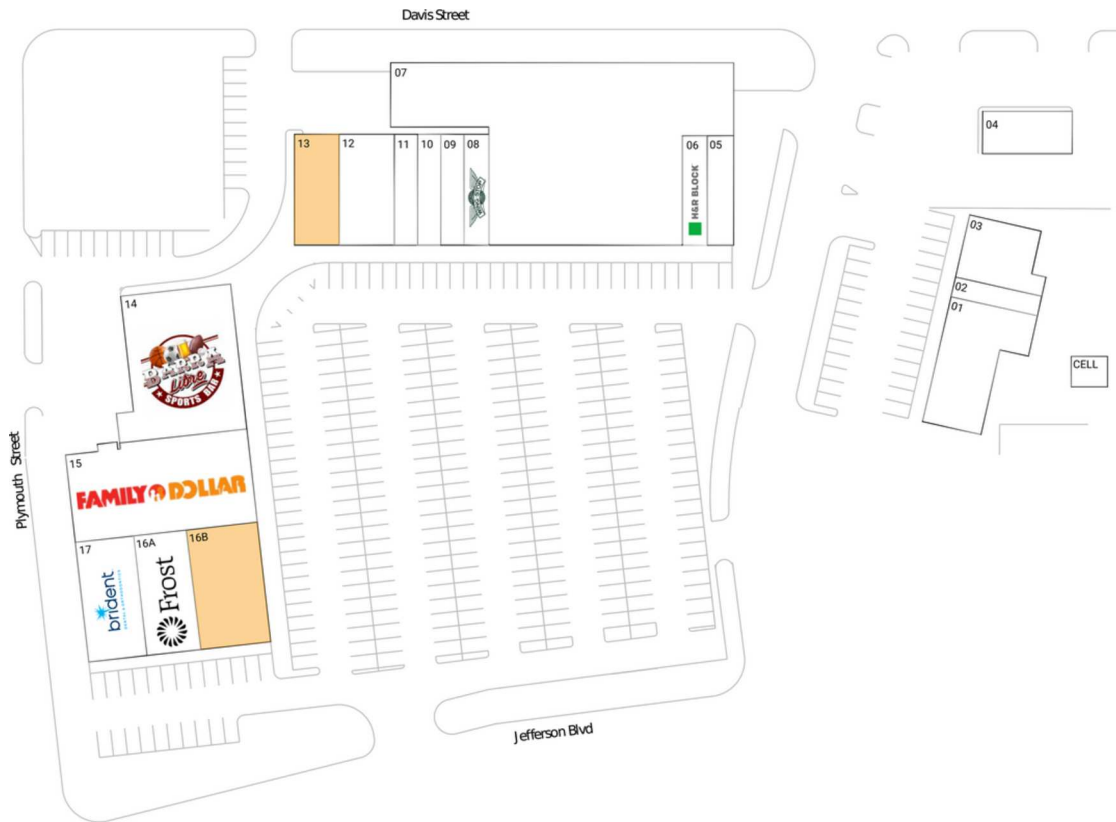
Specialty retail space and pop-up shop locations available

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## Available Space

|     |          |
|-----|----------|
| 13  | 2,293 SF |
| 16B | 3,760 SF |

## Current Retailers

|      |                               |           |
|------|-------------------------------|-----------|
| CELL | SW Bell Mobile                | 1 SF      |
| 01   | Wash-N-Dry                    | 4,040 SF  |
| 02   | Elenas Beauty Salon           | 815 SF    |
| 03   | Judit Cleaners                | 2,300 SF  |
| 04   | Oak Cliff Wheel & Tire        | 1,900 SF  |
| 05   | Smartfone                     | 1,275 SF  |
| 06   | H&R Block                     | 1,275 SF  |
| 07   | WellMed                       | 21,667 SF |
| 08   | Wingstop                      | 1,275 SF  |
| 09   | OC Beauty Bar                 | 1,237 SF  |
| 10   | Superior Blendz               | 1,237 SF  |
| 11   | Sara's Pizza Cafe             | 1,190 SF  |
| 12   | Cervera Dance Company         | 2,825 SF  |
| 14   | Barra Libre Sports Bar        | 7,850 SF  |
| 15   | Family Dollar                 | 7,783 SF  |
| 16A  | Frost Bank                    | 2,640 SF  |
| 17   | Brident Dental & Orthodontics | 3,600 SF  |

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