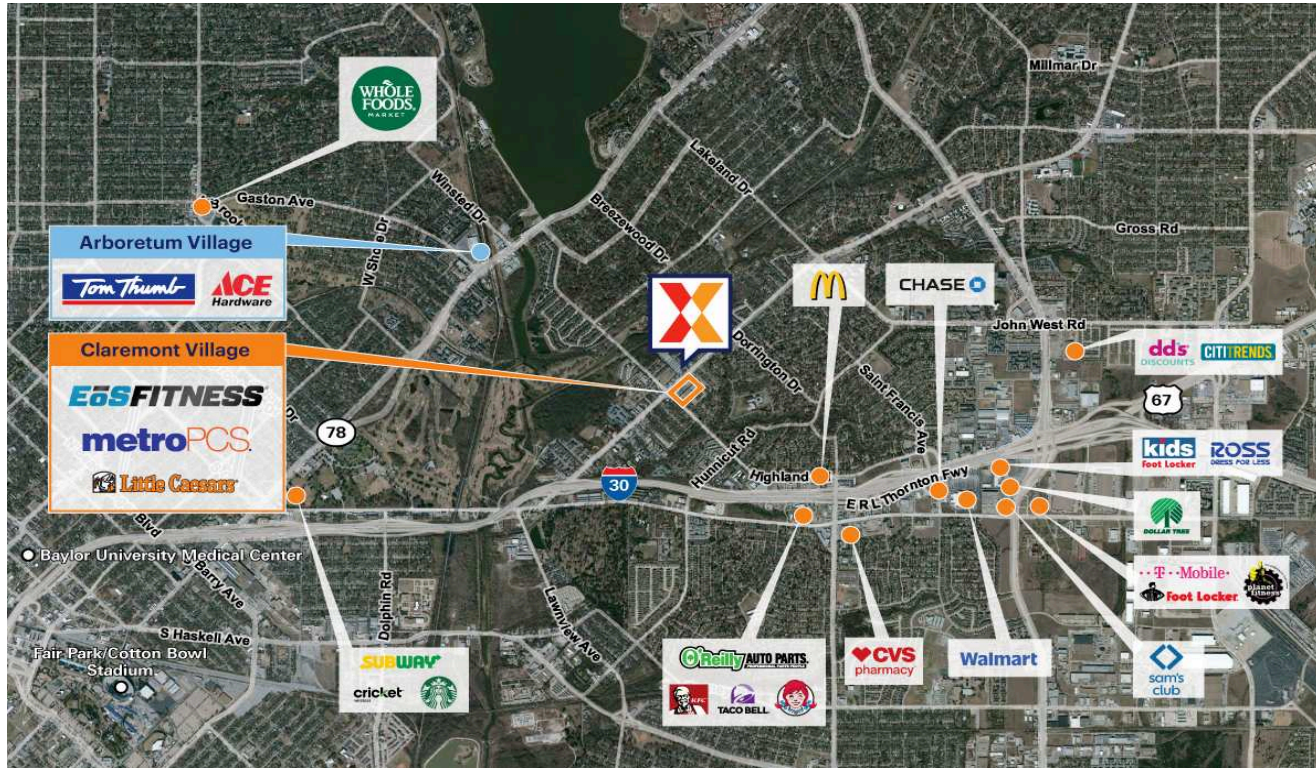


Claremont Village

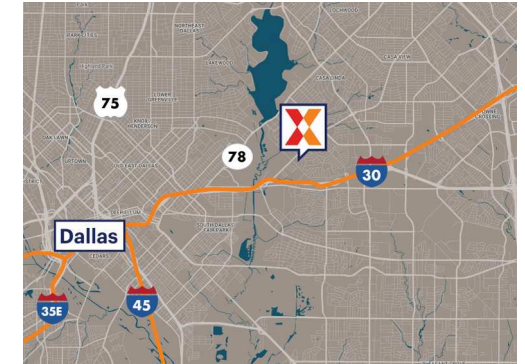
Dallas-Fort Worth-Arlington, TX

32.802, -96.7135

8080 Ferguson Road | Dallas, TX 75228



Center Size: 66,980 SF



Demographics	1 Mile	3 Mile	5 Mile
	13,076	118,233	393,571
	5,253	44,869	162,106
	\$118,306	\$114,069	\$118,419

Anchored by EoS Fitness with top national retailers including Little Caesars & MetroPCS

High visibility from 24K+ vehicles daily on Ferguson Rd (Kalibrate 2022)

Surrounded by a dense population of 118K+ residents within an affluent trade area with an avg household income of \$114K+ within a 3-mile radius

One of the two prominent shopping centers in the area conveniently located 1 mile north of I-30 which has 180K+ vehicles daily (Kalibrate 2022)

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Available Space

06/07	4,800 SF
08	900 SF
09	900 SF

Current Retailers

N.A.P.	Chevron	0 SF
01	SKM Group, Inc	1,800 SF
02	Family Dollar	9,060 SF
03	Metro by T-Mobile	1,860 SF
04	EoS Fitness	42,740 SF
05	Advantage Dental	3,000 SF
05A	Little Caesars Pizza	1,200 SF
10	Church's Fried Chicken	720 SF
11	Watermill Express	325 SF

1412