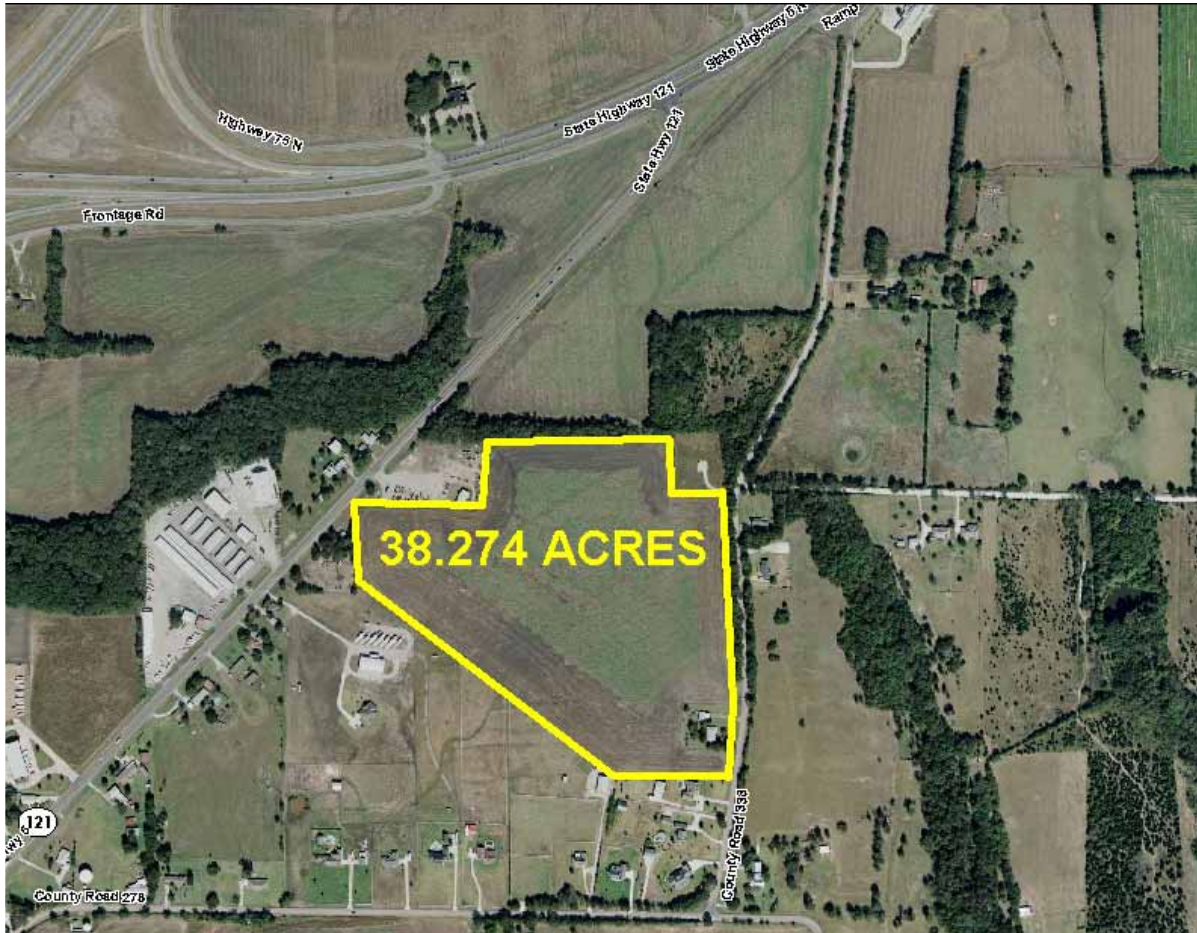


# LAND FOR SALE

## 3937 County Road 338

McKinney, Texas  
1,667,215.4 SF/38.274 acres



### Location:

- Approximately 38.274 acres located on County Rd 338, just off of McDonald Road, McKinney, TX.
- Located near State Highway 121
- McKinney has over 1 million square feet of development planned or underway.

### Other Info:

- Price Reduced!
- Highly Motivated Seller
- Owner willing to subdivide
- Property has Hwy 5/McDonald Rd frontage

### Sale Price:

- \$2.50 PSF

DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
2007 Population	352	4,791	25,670
2007 Households	129	1,502	7,970
2007 Per Capita Income	\$25,573	\$26,226	\$22,355
2007 Avg HH Income	\$74,657	\$80,276	\$60,284
% Pop. Growth 2007-2012	10.5%	26.2%	11.9%

### contact information

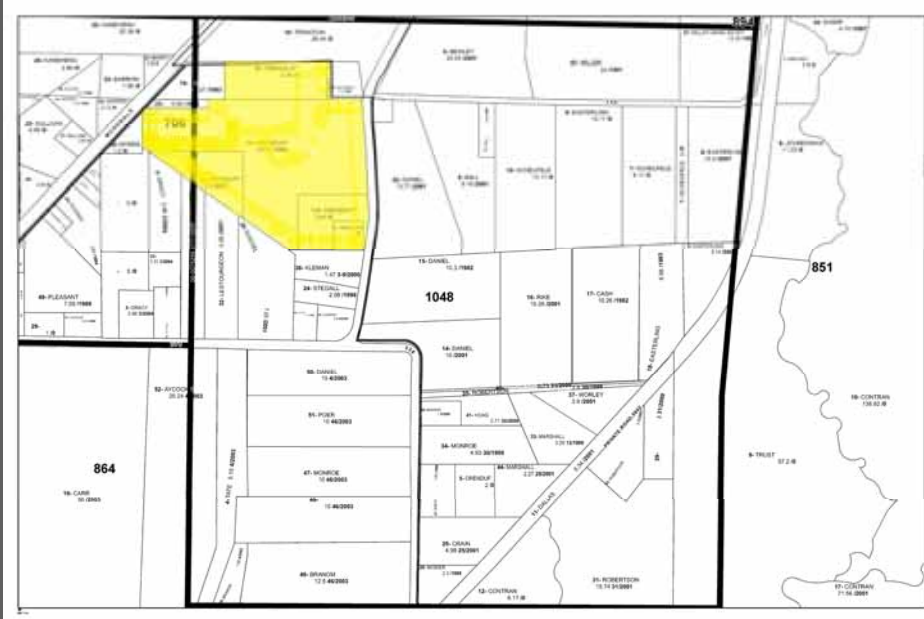
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# LAND FOR SALE

## 3937 County Road 338

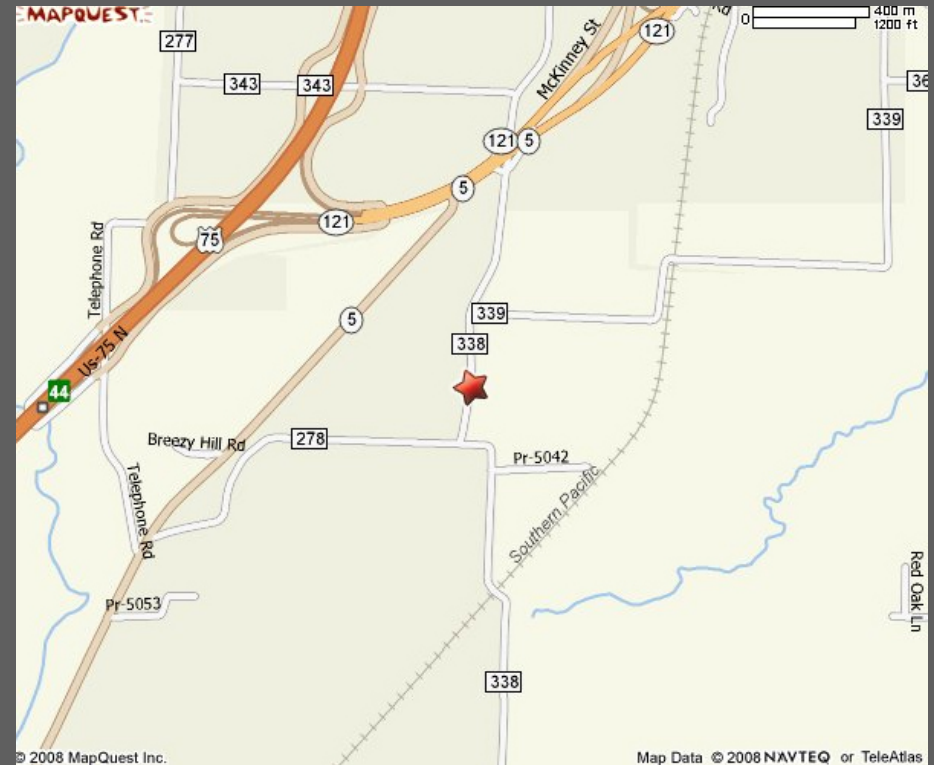
McKinney, Texas

1,667,215.4 SF/38.274 acres



### TRAFFIC COUNTS

McDonald St (SW+NE) - 5,561 V.P.D.  
State Highway 121 (E/W) - 8,611



The information contained herein was obtained from sources believed reliable; however, NAI Huff Partners, LP makes no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease withdrawal without notice.

### contact information

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**NAI Huff Partners**  
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