

# EVANS MILLS SHOPPING CENTER

EVANS MILLS, NY | NWQ I-11 & JOHNSON ROAD



MIXED USE | RETAIL | RESTAURANT

Retail Center with a mix of national and local retailers and restaurants shadow anchored by a Walmart Supercenter.

CENTER SIZE: 35,900 SF

AVAILABILITY:  
PLEASE SEE PAGE 3

LEASE RATES: PLEASE CALL

AREA RETAILERS:

Walmart ✳



GameStop

HIBBETT | CITY GEAR

SHOE DEPT.  
ENCORE



verizon✓

DOLLAR TREE



## DEMOGRAPHICS:

	3 MILE	15 MILE	25 MILE
2023 Population	17,722	92,658	126,605
2023 Daytime Population	21,057	97,418	128,725
2023 Total Households	5,877	36,027	50,000
2023 Average HH Income	\$74,343	\$80,006	\$82,483
2023 Median HH Income	\$59,075	\$59,381	\$61,193

## TRAFFIC COUNTS:

I-11: 14,208 VPD  
Iraqi Freedom Drive: 12,269 VPD

THE **retail** CONNECTION

FOR MORE INFORMATION, PLEASE CONTACT:

JOHN MATHES

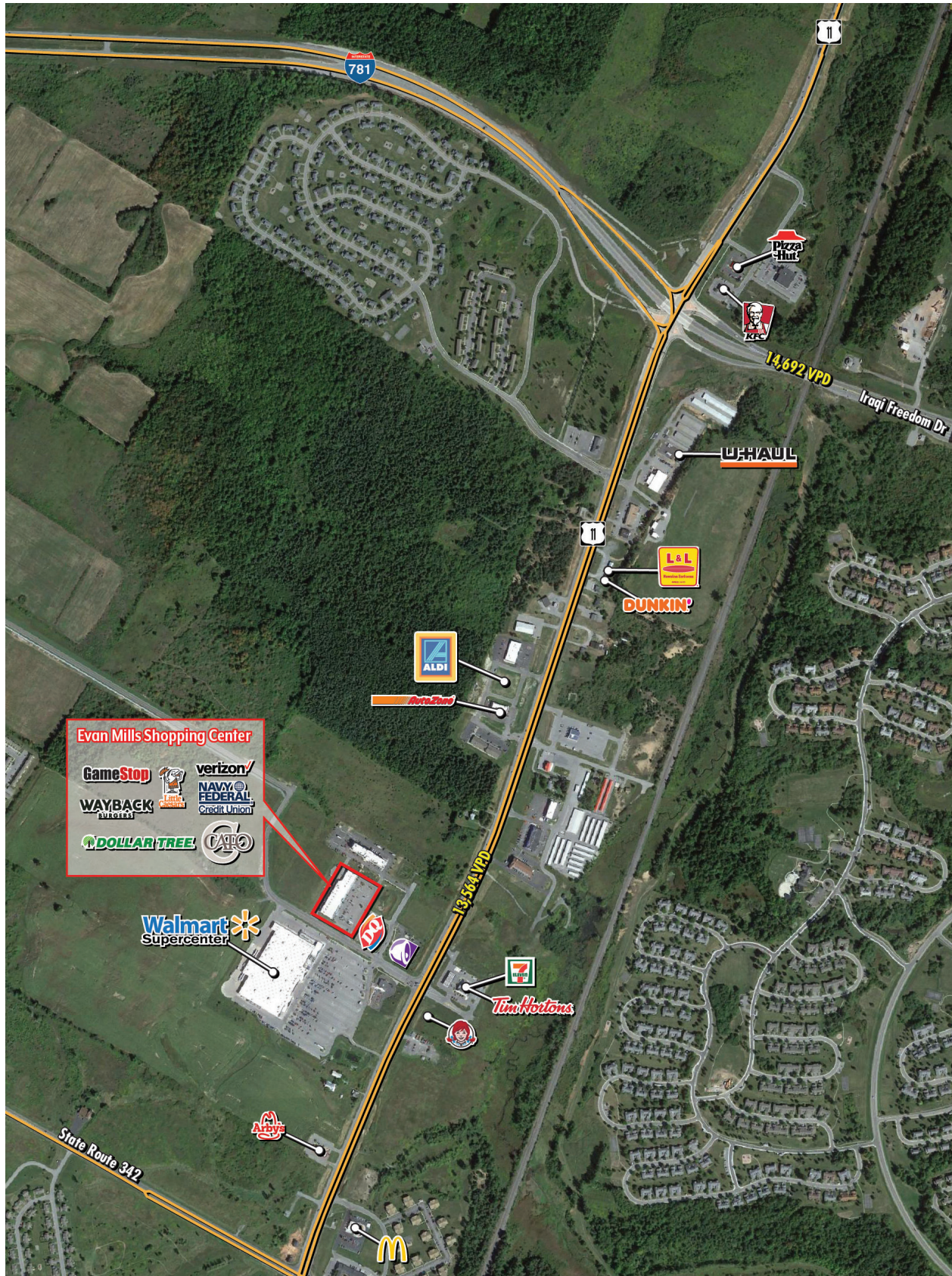
214.572.8418  
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THAD BECKNER

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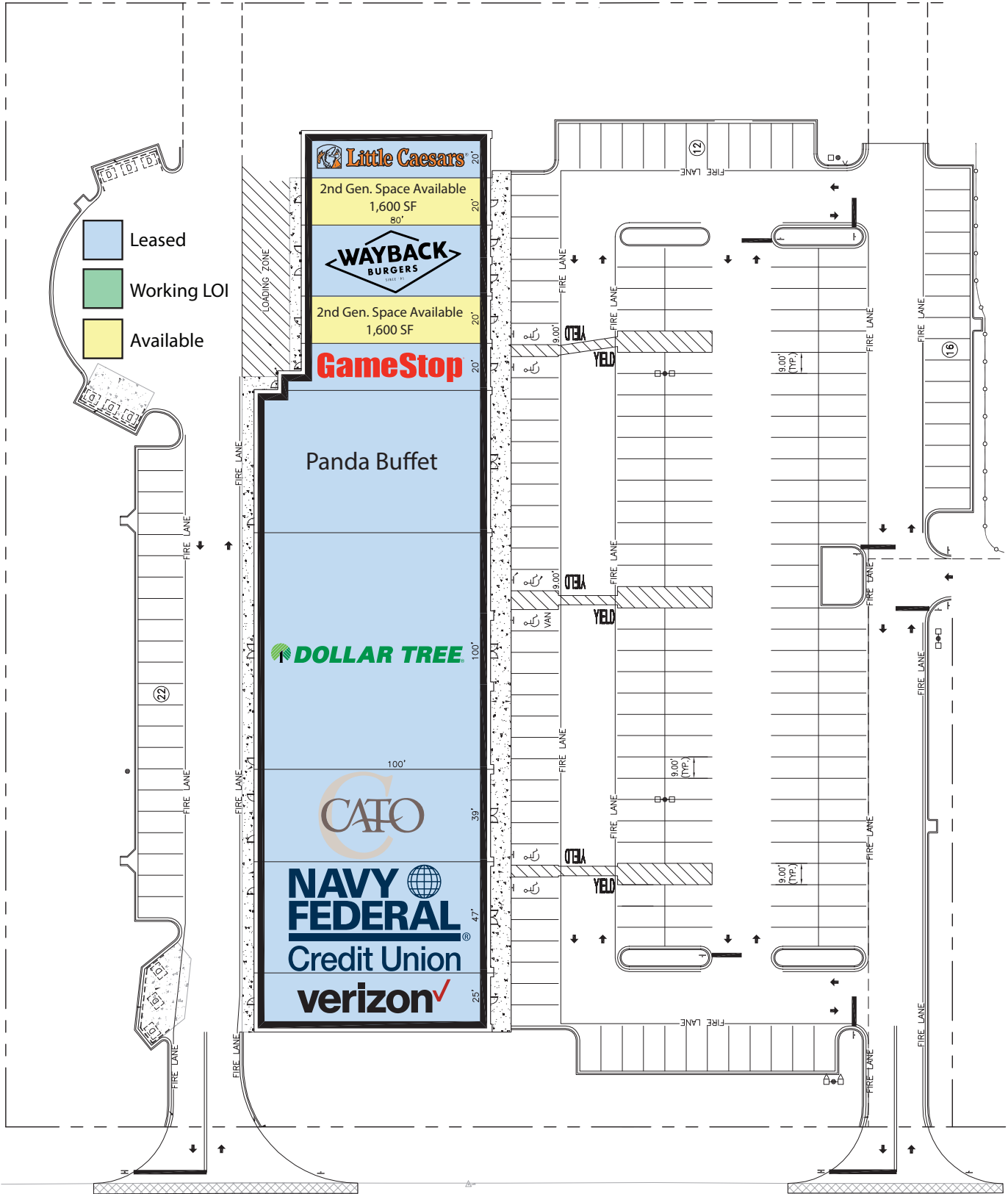
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- Leased
- Working LOI
- Available

JOHNSON DRIVE

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