NORTH LOOP PLAZA

LONGVIEW, TX | SWC W. LOOP 281 AND JUDSON ROAD

Power | Community Retail Center | Located in the heart of Longview and adjacent to Longview Mall.

CENTER SIZE: +/- 260,000 SF

AVAILABILITY: 2,000 SF–25,000 SF

TRAFFIC COUNTS
W. LOOP 281: 35,893 VPD
JUDSON ROAD: 21,730 VPD

AREA RETAILERS:

KOHL'S, Famous Footwear, ULTA, HAVERTYS, PETSMART, TARGET, OLD NAVY, Sam's Club, Walmart Supercenter, LOWE'S, THE HOME DEPOT, Tuesday Morning, Burlington, HOBBY LOBBY, BEST BUY, Michaels, TJ.maxx, BED BATH & BEYOND, jcpenney, Dillard's, Sears, ROSS DRESS FOR LESS, BIG LOTS!, ASHLEY FURNITURE Homestore

DEMOGRAPHICS:	3 MILE	5 MILE	7 MILE	10 MILE	15 MILE	TA
2019 Population	41,207	82,301	101,861	118,484	170,492	312,448
2019 Total Households	17,887	32,161	38,811	44,959	64,210	116,770
2019 Average HH Income	$77,659	$70,089	$69,526	$70,356	$70,143	$66,754
2019 Median HH Income	$54,196	$49,841	$49,919	$50,806	$52,074	$49,872

THE retail CONNECTION

FOR MORE INFORMATION, PLEASE CONTACT:

STEVE GREENBERG
214.572.8403
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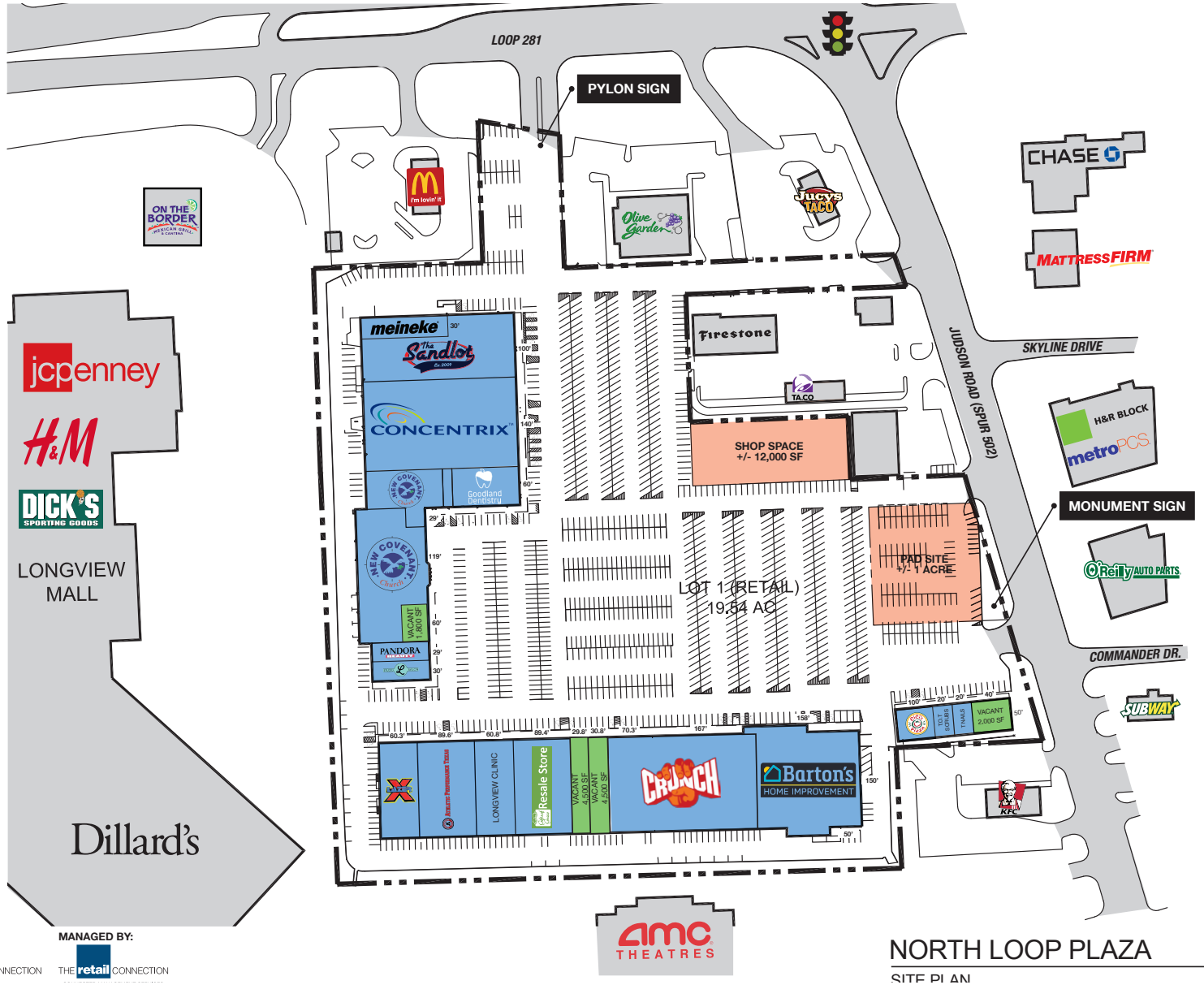

TENANT	SUITE	SF
VACANT	2501A/B	2,000
T NAILS	2501C	1,000
T.O.T. SCRUBS	2501D	1,000
CICI'S PIZZA	2503	5,000
BARTON'S HOME IMPROVEMENT	2505A	25,096
CRUNCH FITNESS	2505B	35,525
VACANT	2515	4,500
VACANT	2517	4,500
GIFTS OF GRACE	2519	13,500
LONGVIEW CLINIC OPERATIONS	2521	9,000
ATHLETIC PERFORMANCE TEXAS	2523	13,500
LASER X	2523B	9,000
STUDIO L SALON	2525A	2,700
PANDORA BEAUTY SUPPLY	2525B	2,700
VACANT	2527	1,800
NEW COVENANT CHURCH	2531	29,129
GOODLAND DENTISTRY	2539	6,316
CONCENTRIX	2545	33,615
THE SANDLOT	2547	20,398
MEINEKE CAR CARE CENTER	2547B	3,587

LEGEND

- OPEN/LEASED
- AVAILABLE
- LOI
- AT LEASE/CONTRACT
- FUTURE PHASE
- NOT A PART

SCALE: 1:150

0 75' 150' 300'

LEASED BY: THE retail CONNECTION

MANAGED BY: THE retail CONNECTION

NORTH LOOP PLAZA

SITE PLAN

Loop 281 and Judson Road
Longview, TX
10/29/19

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03 ANCHOR NORTH ELEVATION

SMALL SHOP EAST ELEVATION

01 SMALL SHOP NORTH ELEVATION

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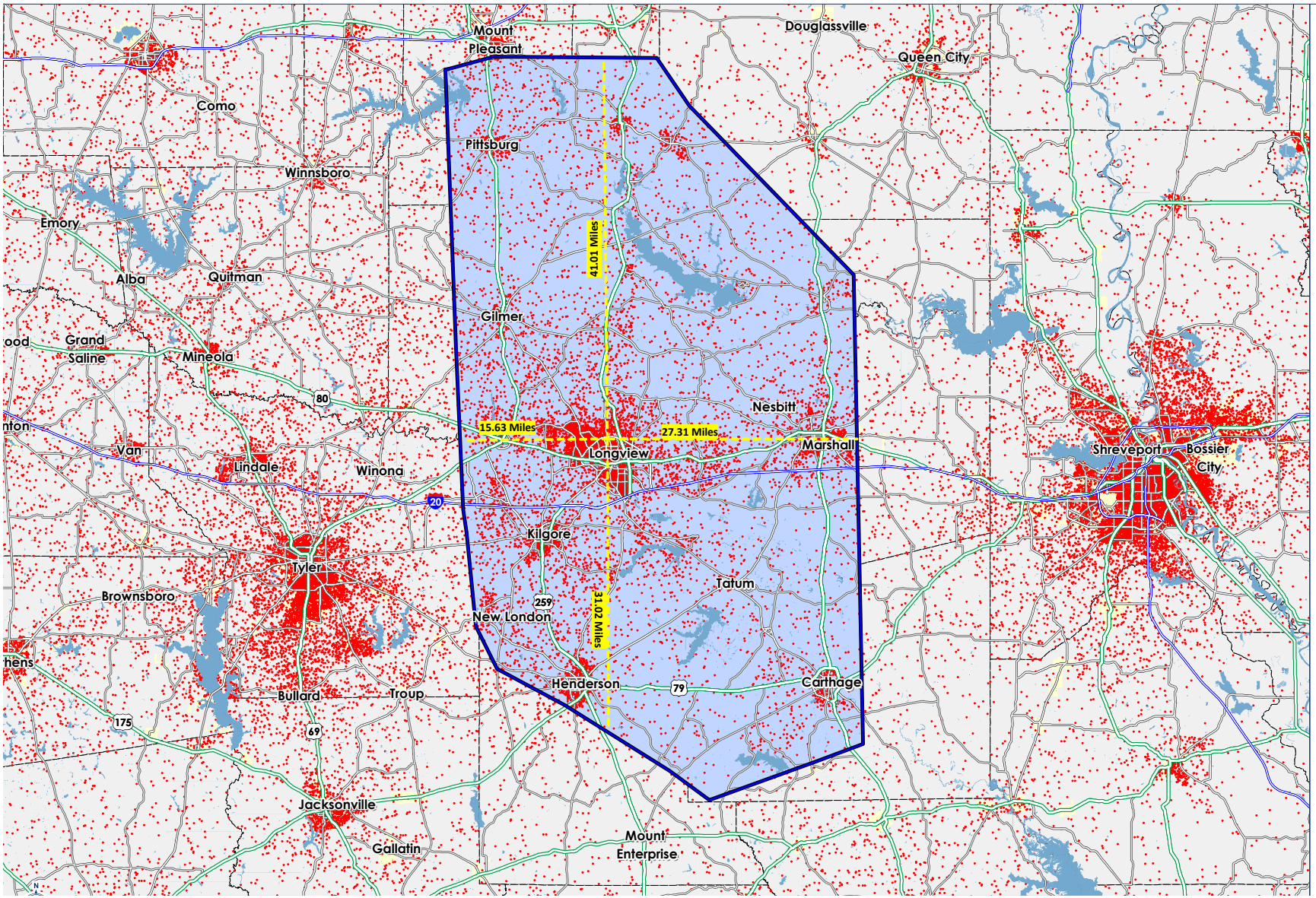

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Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

EQUAL HOUSING OPPORTUNITY

TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:

  1. that the owner will accept a price less than the written asking price;
  2. that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  3. any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Retail Connection, L.P.	9006485	reception@theretailconnection.net	214-572-0777
Licensed Broker/Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/Associate	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials _____ _____ Date _____