

SUNCREEK VILLAGE

7801 ALMA DRIVE, PLANO, TX

JAH
REALTY



PROPERTY OVERVIEW




Suncreek Village is a grocery anchored neighborhood shopping center located approximately 2 miles west of US Hwy 75 along Alma Dr. in Plano just south of McDermott Dr. in Allen. Over the past five years, this area has experienced tremendous growth just north along Hwy 121, where more and more DFW residents and businesses are choosing to locate. The property's convenience oriented site and tenant mix makes it an attractive option for any small business seeking a new location in Plano.

TRAFFIC COUNTS

ALMA DRIVE	19,400 VPD
HEDGCOXE ROAD	24,910 VPD

GLA: 17,509 SF WEB LINK: jahrealty.propertycapsule.com/suncreekvillage

DEMOGRAPHICS

2025 ESTIMATES	 TOTAL POPULATION	 DAYTIME POPULATION	 AVG. HH INCOME
3 MILE	133,618	124,751	\$133,140
5 MILE	338,724	319,827	\$132,367

LEASING CONTACT

JAH REALTY
1717 Main Street, Suite 2600
Dallas, Texas 75201
P 214-220-0274
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TENANT	SQFT
Lot 2 0.926 AC	Available
Lot 4R 0.969 AC	Available
Lot A	Scooter's
101	Sharkey's Cuts for...
105	Parcel Post
109	Edward Jones
113	Gloss Nail Salon
117	Kumon Learning Cen...
123	Dali Dental
127	Little Persia Medi...
129	Available
133	Available
136	Jeremiah's Italian...
140	Tom Thumb
	1,423
	1,400
	1,050
	1,616
	1,470
	1,775
	1,355
	1,420
	2,100
	1,400
	2,500

Non-Controlled Availability Potential Availability

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