



Kammie Kay
VP Lease Administration
Phone: 310.273.0864 x 215
kammiekay@avgpartners.com



FOR LEASE

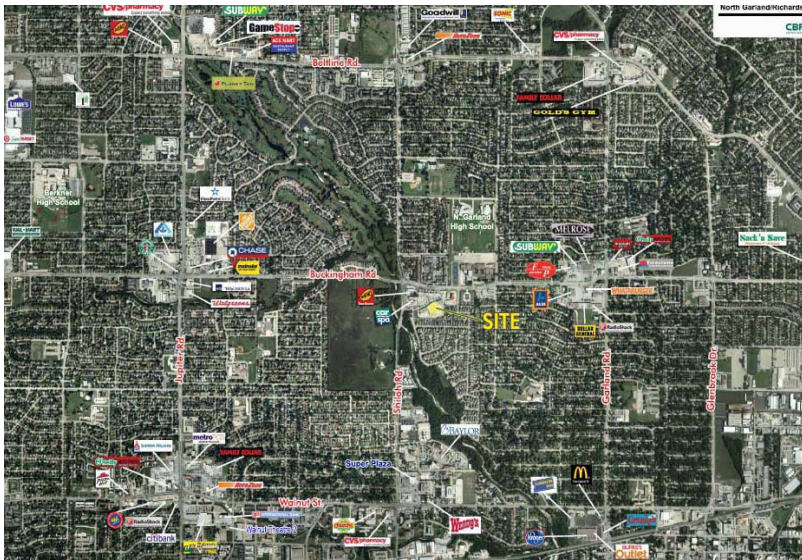
**Anchor Position
 Former Grocery**

**2334 Buckingham Rd.
 Garland, TX**

**Buckingham Rd. @
 Shiloh**

65,153 sq ft

**Rent - Negotiable
 CAM - \$0.98/sq ft
 Insur - \$0.37/sq ft
 Taxes - \$2.34/sq ft**



2009 Estimated Demographics	1 mile	3 mile	5 mile
Population	17,307	116,450	255,401
Average Median HH Income	\$46,997	\$52,620	\$52,469
Average Household Size	2.91	2.94	2.97

2009 Traffic Counts	
W. Buckingham	37,394
Shiloh	28,552