

Retail Opportunities

PARK VILLAGE

— Southlake —



CBRE

1065 EAST SOUTHLAKE BOULEVARD,
SOUTHLAKE, TEXAS 76092

Southlake's Premier Shopping Destination

Located in the heart of Southlake's tight-knit community, at one of the most affluent intersections in the state, Park Village is a premium shopping destination offering a fresh, modern mix of on-trend specialty shops and restaurants.

With over 185,000 square feet of top-notch shopping and dining, it provides authentic experiences and a southwest flair within a walkable, neighborhood atmosphere.

The center features an impactful merchandising mix of F&B, home, lifestyle, apparel, beauty, and service that draw in over 1.6 million visitors from the surrounding affluent communities, and all over the Metroplex.



1.6
million

Visitors to Park
Village every year



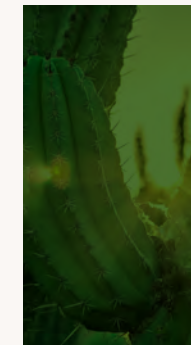
LUSH
surroundings

with greenspace
& terraces enhance
walkability via
Carroll Blvd



AMPLE
parking

with convenient
access to SH 114
via Carroll Blvd





*In the heart of a Dynamic
Retail Corridor*

Park Village is at the center of an expansive, highly affluent residential corridor centered just northwest of Dallas Fort Worth International Airport. Southlake and its surrounding communities have seen explosive growth over the last several decades and is home to some of the most affluent zip codes in the Metroplex.

WITHIN FIVE MILES

130,801	\$205,597	171,448
Population	Avg Household Income	Daytime Population
\$625,000	\$284,406	\$6.1B
Avg Home Value	Avg Household Income	Spending Power
	within 1 mile	within a 10-min drive

+30 Million

Annual Visitors to the Southlake Retail Node

Notable Area Retailers







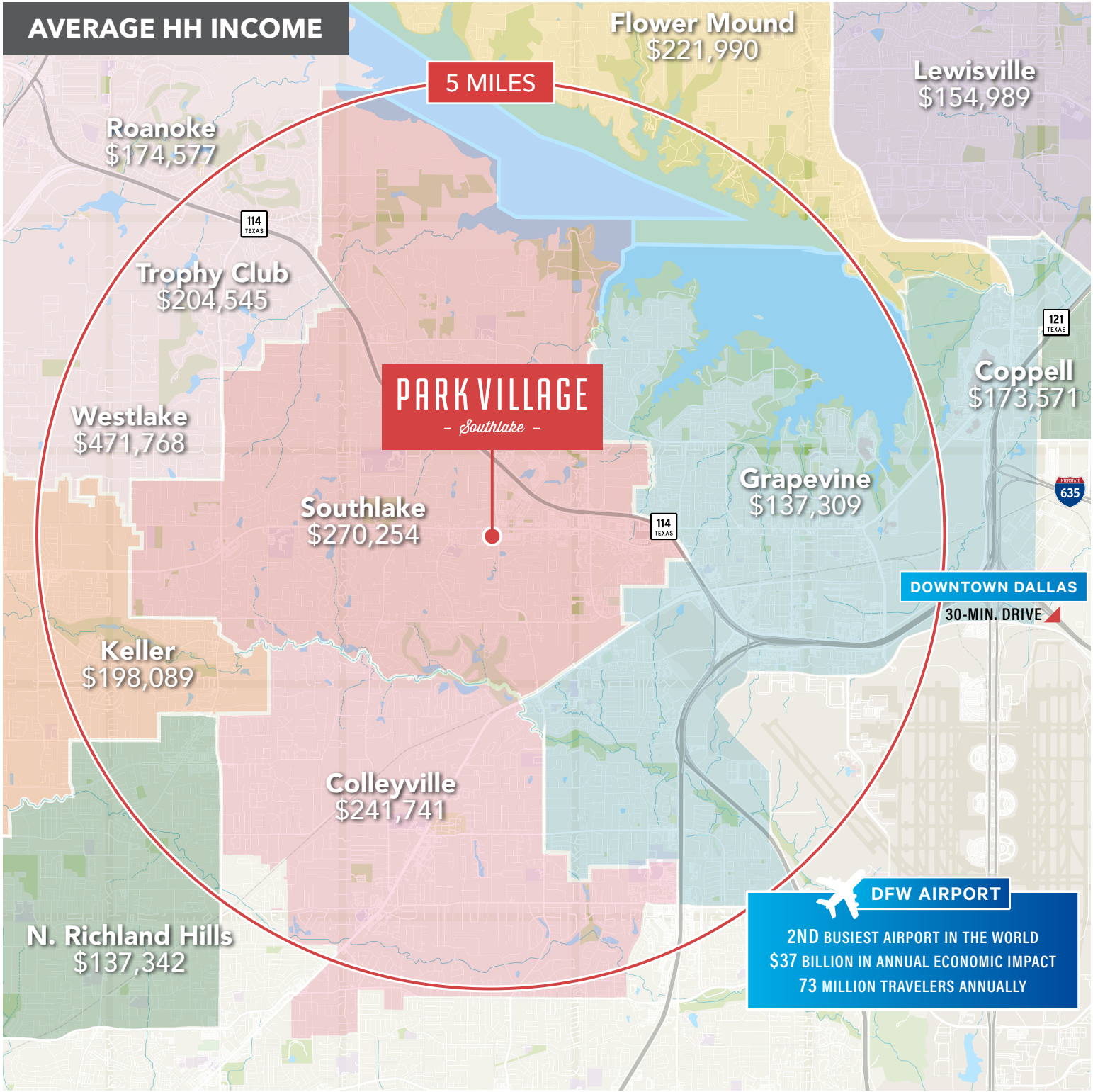


Area Top Employers







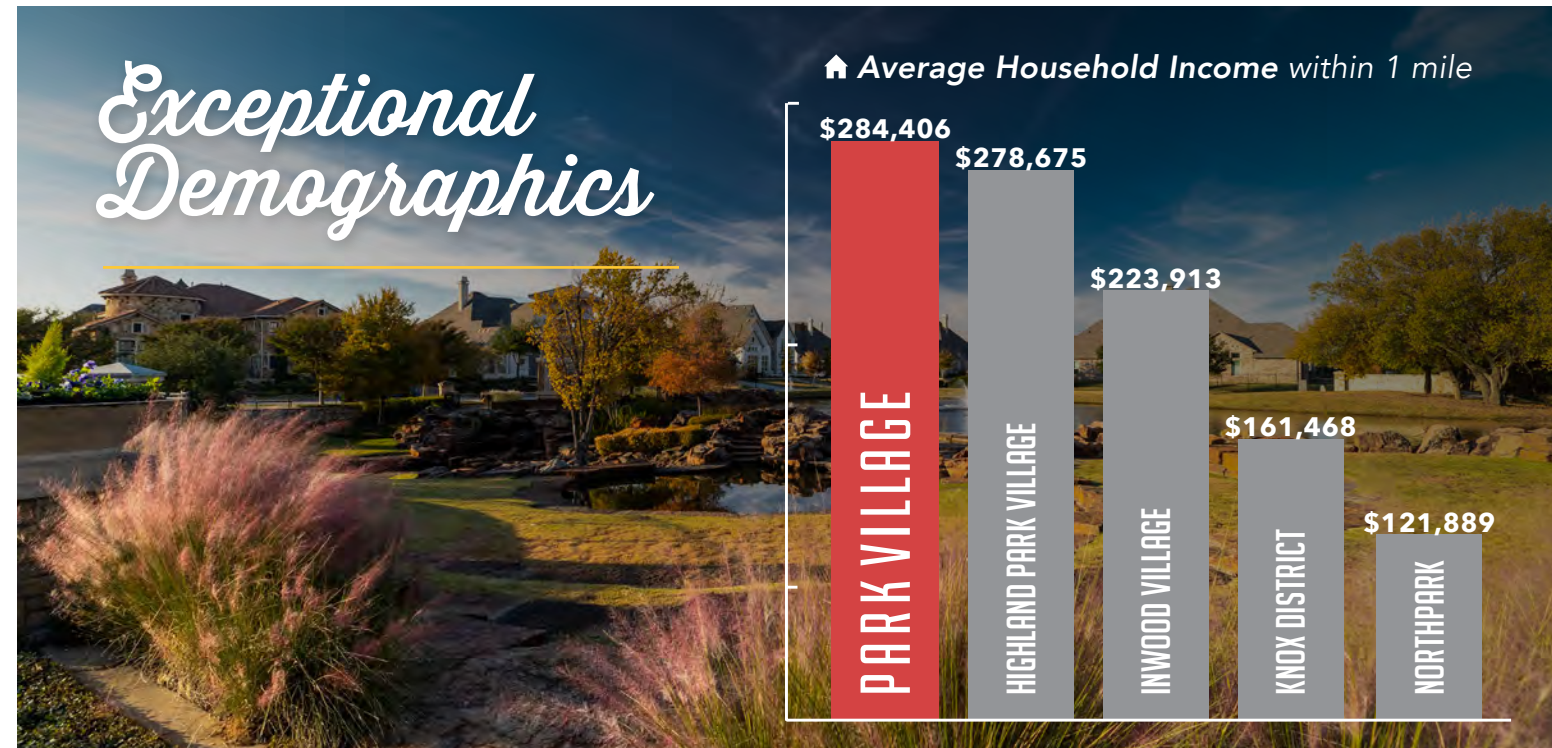


AVAILABILITIES

1.6 Million
Annual Visits



Suite	Tenant	SF
A1001	West Elm	11,500
A1001A	J Crew Factory	10,489
B1011	REI	22,398
C1021	Eye Trends	2,994
D100	Ikea Planning Studio	10,807
E1051	Michaels	20,805
E1061	Kirklands	11,590
F-120	Park Village Nails	6,137
F-140	Vitalyc Medspa	2,598
F2150	Sweet & Sassy	2,131
F2160A	Dallas Running Company	3,500
F2160B	Barry's Bootcamp	4,000
I-400	Coming Soon	4,500
I-410	Club Champions	3,285
I-420	The Vault DTX	1,768
J-430	Sweetgreen	2,800
J-450	PNC Bank	3,008
J-460	Engel & Volkers	1,941
K1121	Gloria's Restaurant	5,000
L1131	Hudson House	5,002
M-500	Spa Habitat	2,187
M-510	Available	2,298
M-530	Luna Grill	2,497
N-300	Taverna Rossa	4,300
N-320	Naturepedic	1,526
N-330	Cream & Crepes Cafe	814
N-340	Sur La Table	5,798
N-370	Playa Bowls	1,198
N-390	The Jane	2,069
O-200	Potbelly Sandwich Works	2,008
O-202	Booth Creek Wagyu	1,473
O-204	Cowboy Up Men's Salon	1,349
O-206	The Lash Lounge	1,000
O-208	Cookie Society	1,216
O-210	The Joint Chiropractic	1,084
O-220	Malai Kitchen	2,737
O-240	Malai Kitchen	1,500
O-240A	Spruce Home & Closet	2,283
O-250	Available (Tenant Operating)	4,000
O-260	Modern Market Farm Fresh Eatery	2,757
O-270	The Tox	1,277
O-280	Available	914
O-284	Blow Dry Bar	945
O-290	Lavender Square	2,012



Excellent Tenants

Park Village offers a curated roster of impactful brands that draw traffic and establishes Park Village as a one-stop destination for the surrounding community.

HUDSON HOUSE west elm BARRY'S

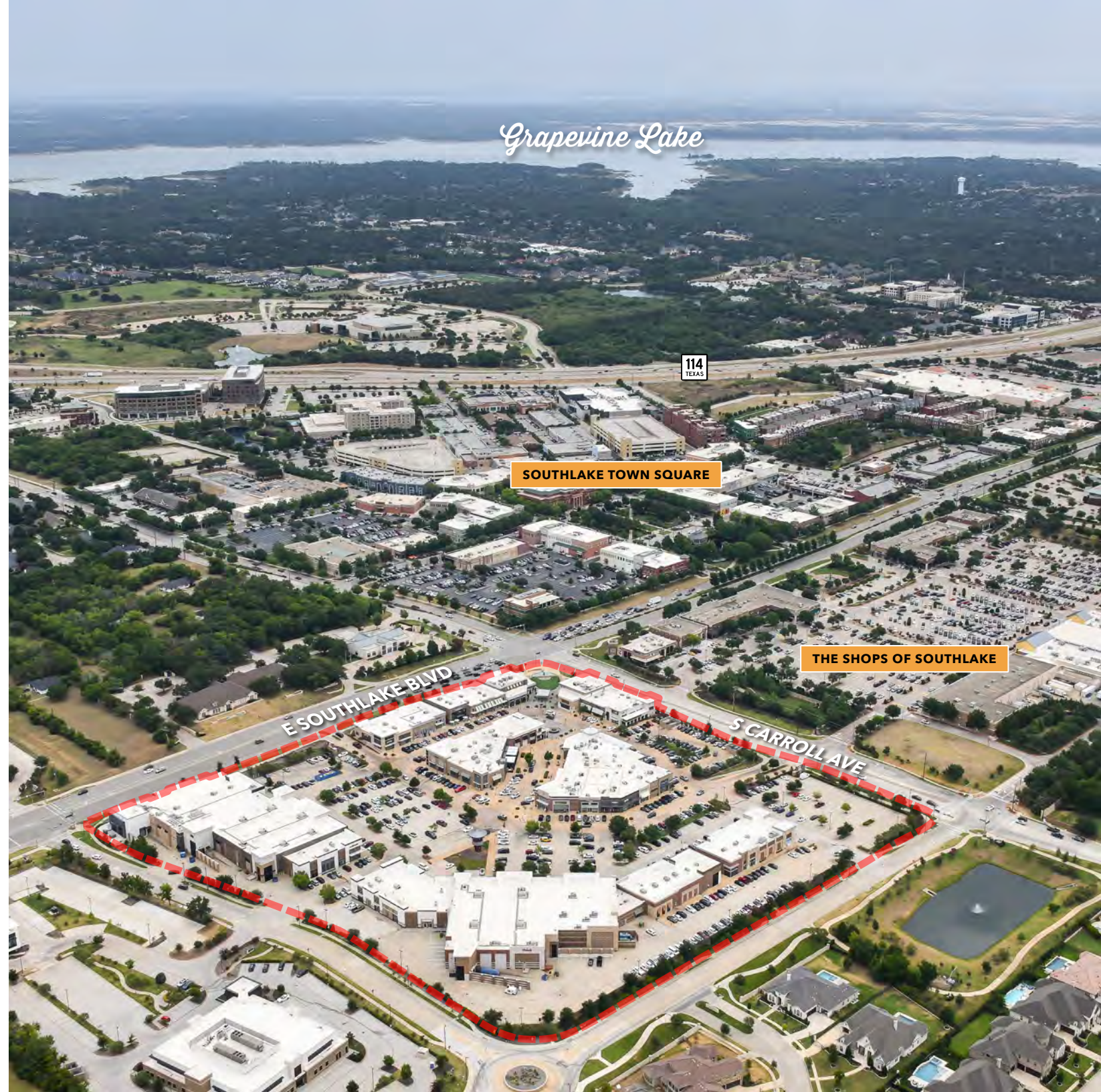
Taverna ROSSA REI Sur la table DALLAS RUNNING COMPANY

sweetgreen IKEA GLORIA'S LATIN CUISINE

MALAI MODERN market EATERY Michaels THE JOINT chiropractic

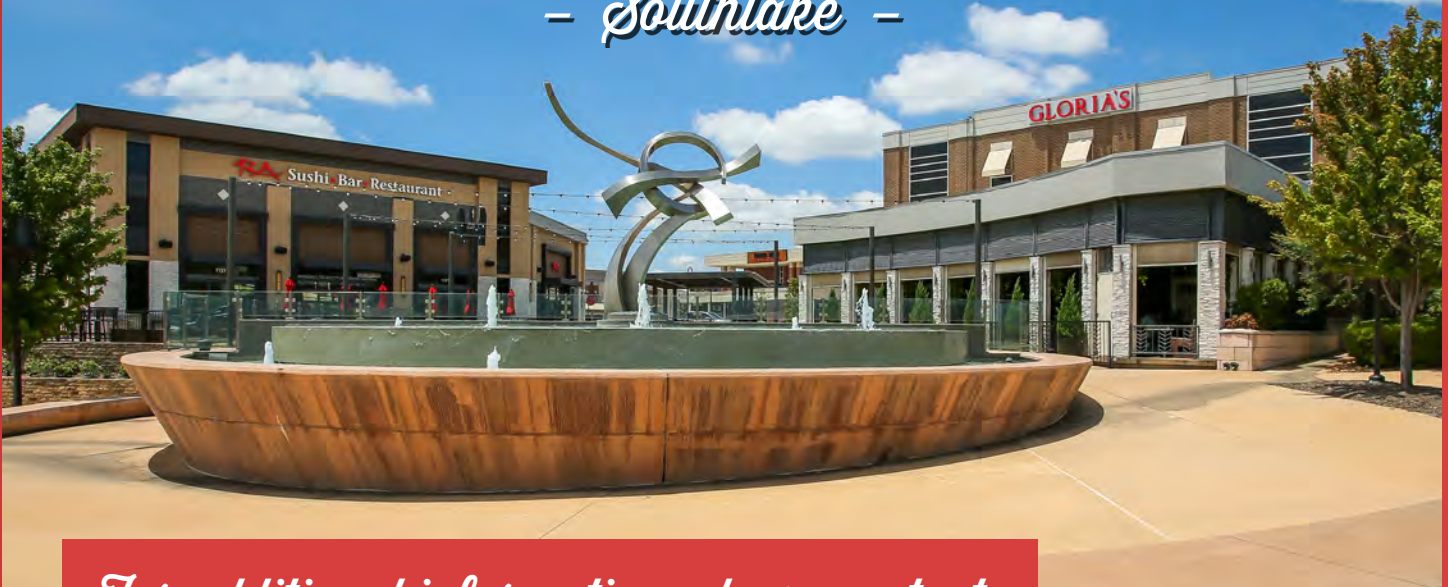


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