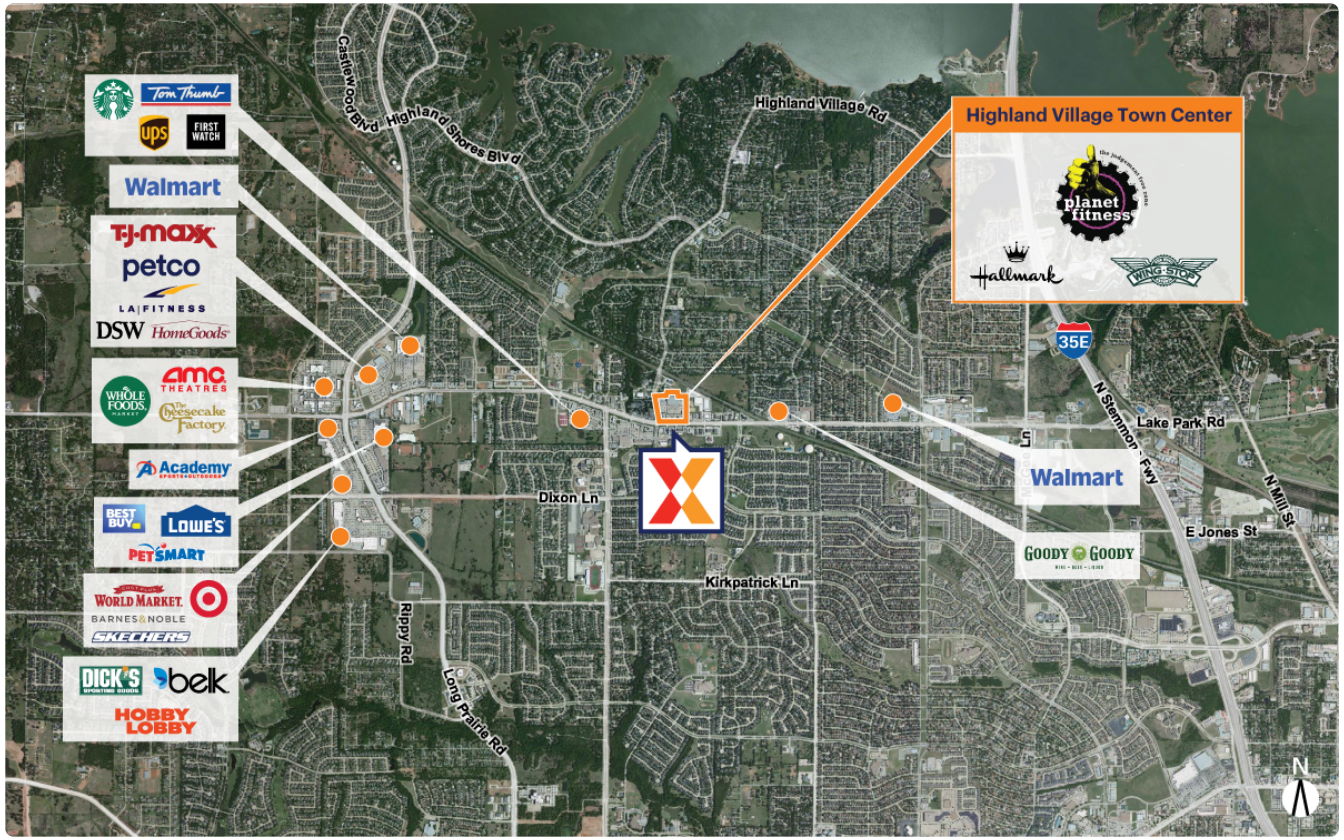
Highland Village Town Center

Denton County | Dallas-Fort Worth-Arlington, TX | 101,874 Sq Ft

2230-2250 FM 407 (Justin Road) | Highland Village, TX 75077

33.0727, -97.0565





Demographics	1 Mile	3 Miles	5 Miles
Population	11,666	79,888	197,514
Daytime Pop.	14,057	82,317	197,428
Households	3,837	28,698	67,827
Income	$191,245	$167,621	$168,847

Source: Synergos Technologies, Inc. 2024

Anchored by Painted Tree Marketplace and Planet Fitness

Strong daytime population of 82K+ within 3 miles, plus proximity to Marcus High School with 3K+ students (NCES 2024)

High visibility from 30K+ vehicles daily on Justin Rd (Kalibrate 2025)

Affluent trade area with an avg household income of $167K+ within a 3-mile radius

Highly educated population with 50% college educated within a 3-mile radius



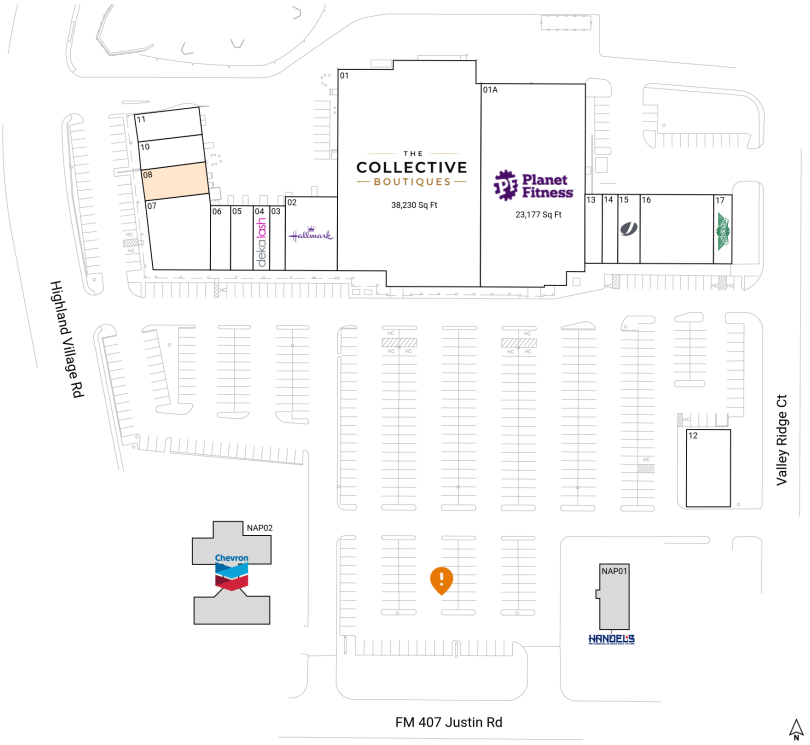
John Contes 214.618.6501 John.Contes@brixmor.com

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Available Spaces

08	2,418 Sq Ft	360°	PAD A	0 Sq Ft
OPO 1	0 Sq Ft			

Current Tenants

Space size listed in square feet

01	The Collective Boutiques	38,230
01A	Planet Fitness	23,177
02	Hallmark Cards	4,000
03	Learn 2 Drive Academy	1,190
04	Deka Lash	1,260
05	Code 58	1,470
06	Rift to Reef Aquatics	2,120
07	Salerno's Italian Restaurant	5,277
10	Revs Golf Lounge	2,100
11	Custom Cleaners	2,100
12	Floor Accents	4,032
13	Nails2Tails Dog Grooming	1,400
14	Sharkey's Cuts for Kids	1,275
15	Jazzercise	1,825
16	Dance Integrity	6,000
17	Wingstop	1,500
NAP01	Handel's Home Made Ice Cream	0
NAP02	Chevron	0

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.



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