

FOR SALE OR LEASE



## Westridge Office Park

10921 Virginia, McKinney, TX 75071  
*SEQ Coit Road & Virginia Parkway*



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# OVERVIEW

## Westridge Office Park



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AVAILABLE SF  
**1,500 - 10,000 sf**



AVAILABLE  
**FOR SALE OR LEASE**



PARKING SPACES  
**4:1000**



### PROPERTY OVERVIEW

**Westridge Office Park** features six state-of-the-art medical/general office buildings. Each building will be approximately 10,000 square feet, for a total of 60,000 square feet. Featuring exceptional quality and design in a prime location.

Westridge Office Park presents a fantastic opportunity to locate your practice in the highly desired market of McKinney, TX.

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# OVERVIEW

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### FEATURES

- Clean, modern finishes.
- Building signage.
- Abundant parking.
- Monument signage.
- Prime location.

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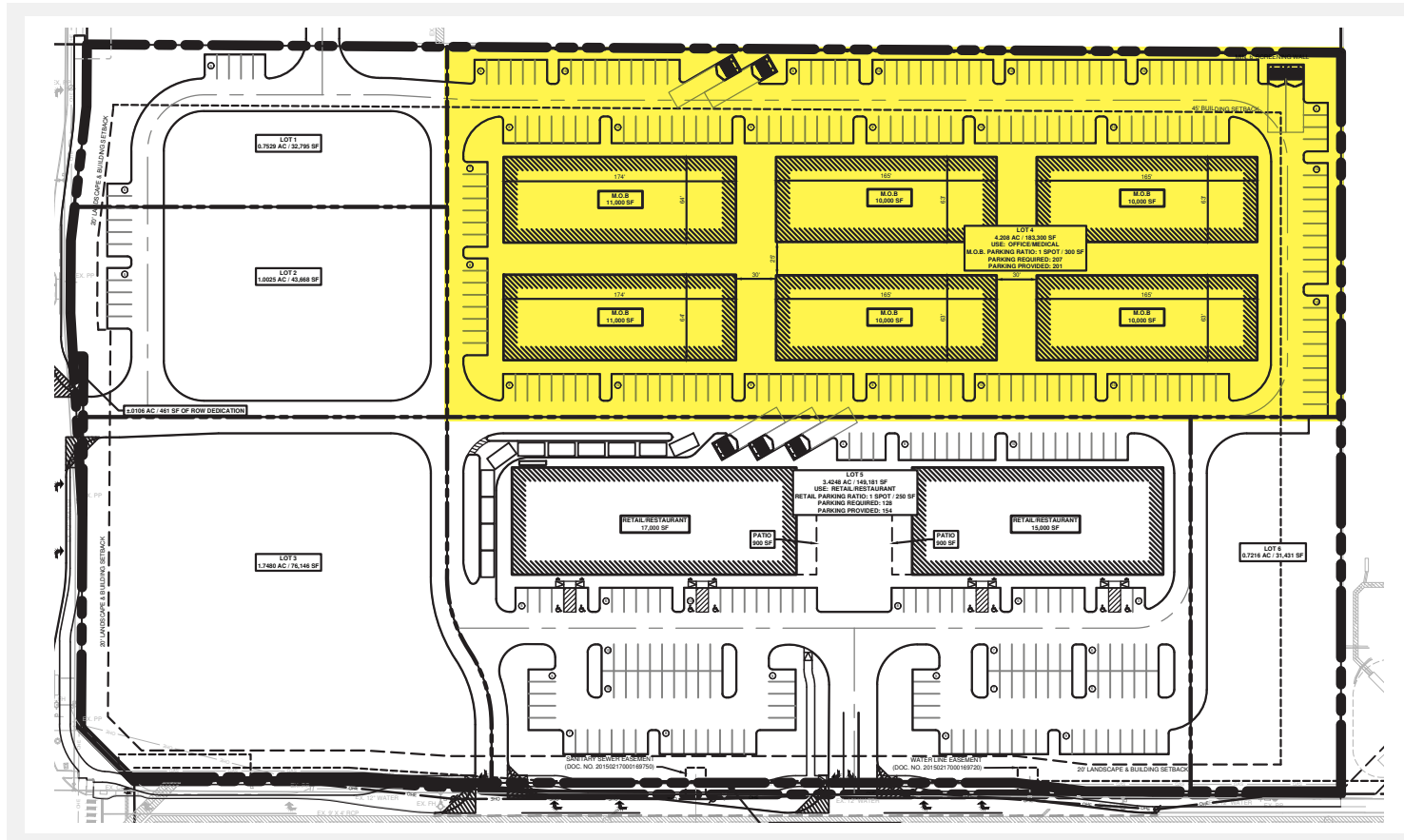
# FOOR PLAN

## Westridge Office Park



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Virginia Pkwy.



S. Coit Rd.

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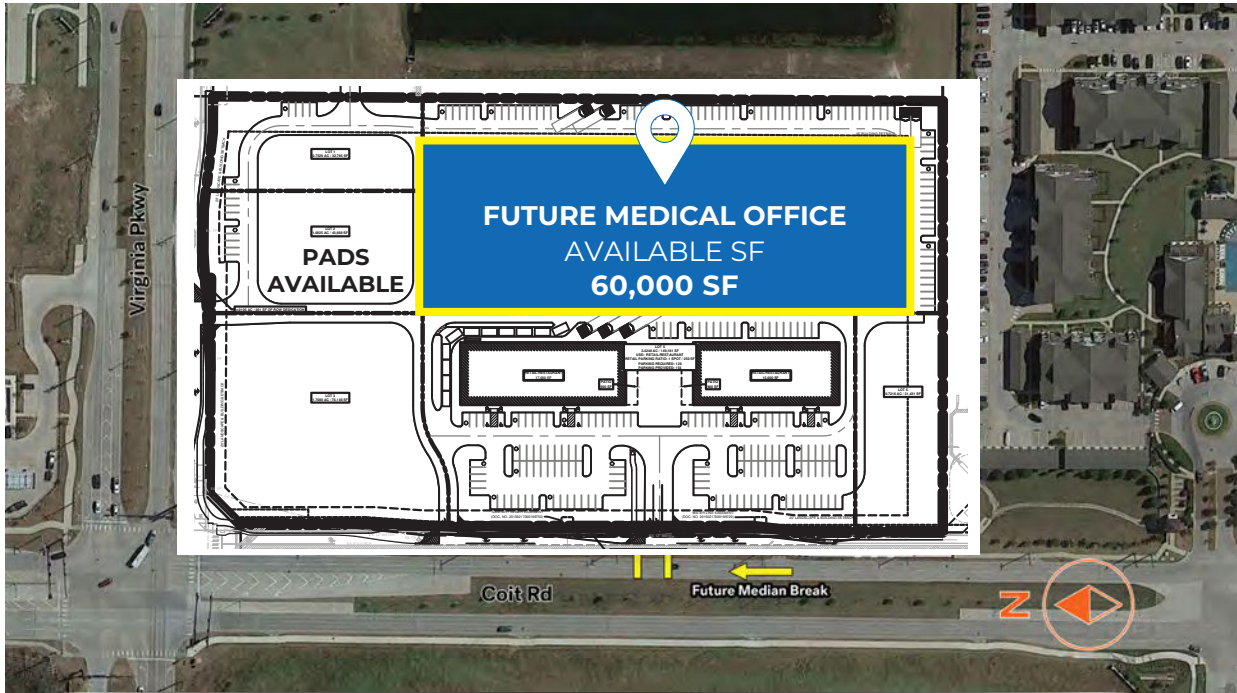
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# SITE PLAN

## Westridge Office Park



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# DEMOGRAPHICS

## Westridge Office Park

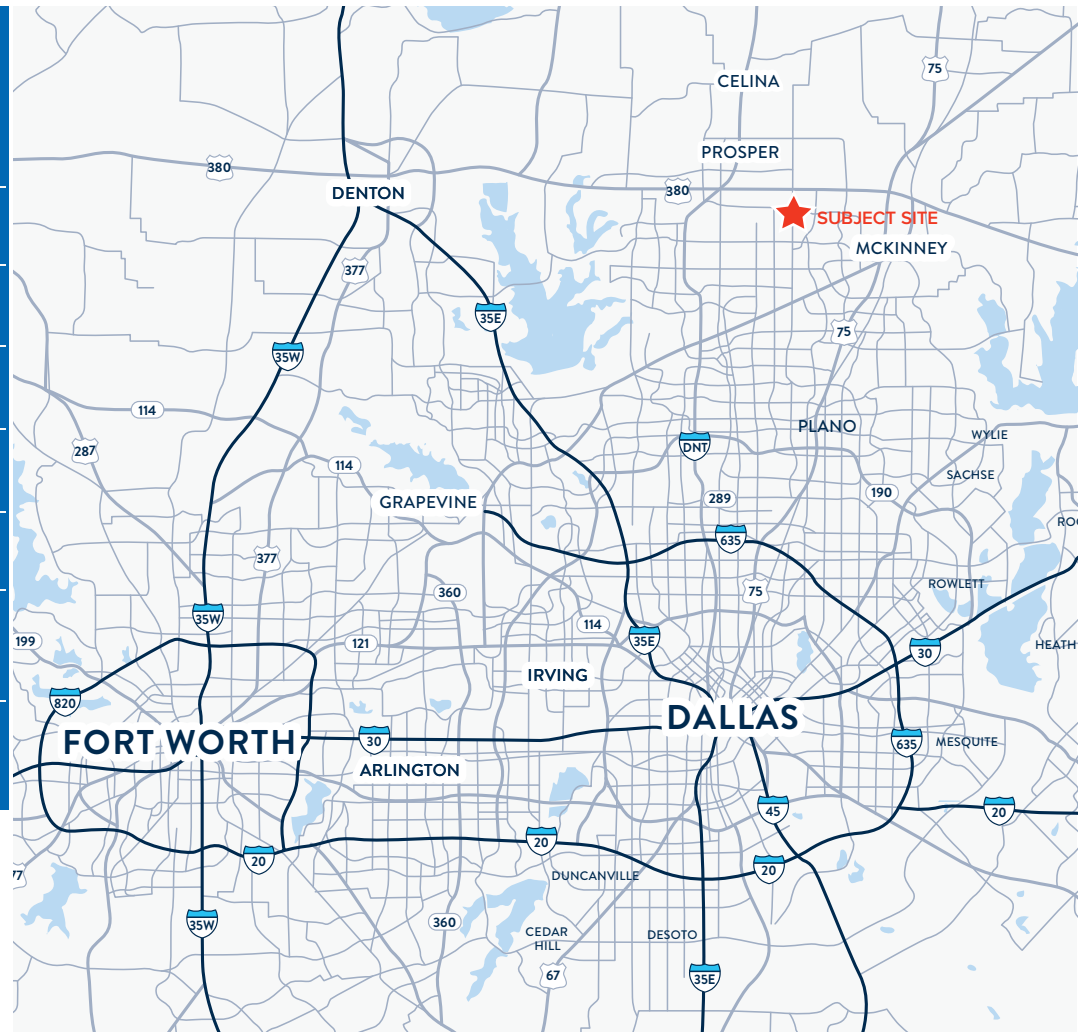


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### DEMOGRAPHICS

	1 MI	3 MI
Population	15,850	93,413
Households	4,824	28,265
Median Age	34.4	36.3
Median HH Income	\$157,745	\$163,959
Population Growth 2024-2029	4.57%	7.03%
Household Growth 2024-2029	5.37%	7.57%



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For More Information!



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