

**Graham Station**  
2800-2832 S. Cooper St  
Arlington 76015



**Year Built 1985**

**Building Size 18,709 GSF**  
**Bay Depths 56'**

**Traffic Count(s)**  
**Cooper St (Hwy 157) - ± 59,500 CPD**

**DEMOGRAPHICS**

	1 Mile	3 Mile	5 Mile
Population	17,473	126,726	333,443
Avg. HH Income	\$58,148	\$65,841	\$70,270

Based on 2010 Year Data – demographicsnow.com

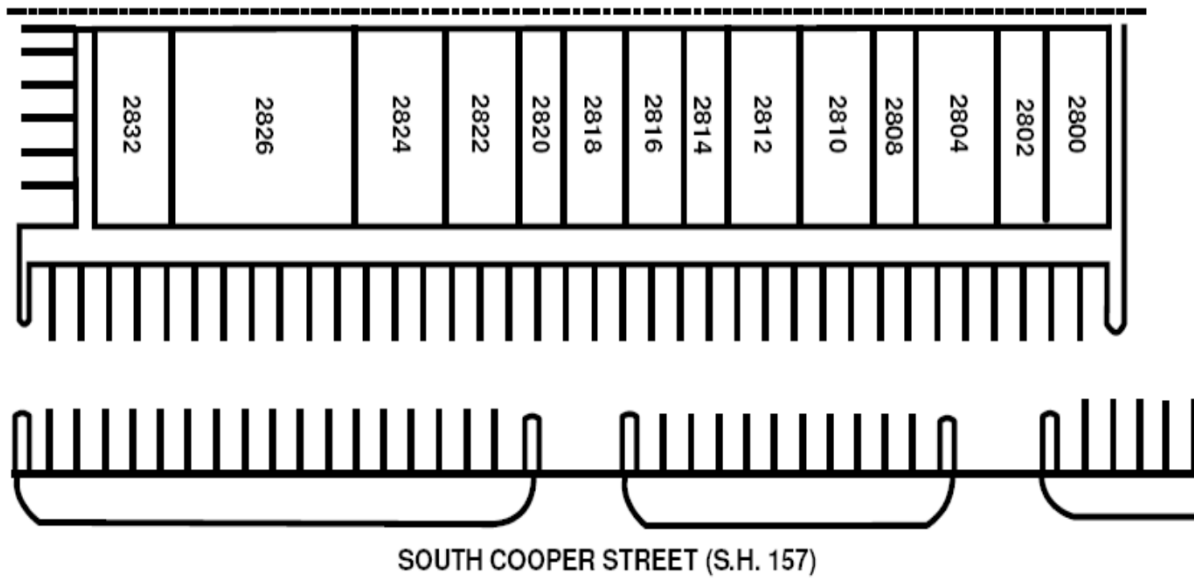
Conrad Petersen  
O 972 386 6662 x225  
M 214 608 4124  
[cpetersen@tycommercial.com](mailto:cpetersen@tycommercial.com)

TY Commercial Group  
5930 LBJ Freeway Suite 400  
Dallas TX 75240  
[tycommercial.com](http://tycommercial.com)

TY Commercial Group makes no representations or warranties of any kind regarding the accuracy of this information. Interested parties should verify the information and bear all risk for any inaccuracies or discrepancies.

**Graham Station**  
2800-2832 S. Cooper St  
Arlington 76015

### SITE PLAN



Conrad Petersen  
O 972 386 6662 x225  
M 214 608 4124  
[cpetersen@tycommercial.com](mailto:cpetersen@tycommercial.com)

TY Commercial Group  
5930 LBJ Freeway Suite 400  
Dallas TX 75240  
[tycommercial.com](http://tycommercial.com)

TY Commercial Group makes no representations or warranties of any kind regarding the accuracy of this information. Interested parties should verify the information and bear all risk for any inaccuracies or discrepancies.