

Broadway Square

4550 Gus Thomasson Rd.
Mesquite, TX 75150



DOGWOOD
COMMERCIAL



Broadway Square shopping center is a neighborhood retail center located in the NEQ of Gus Thomasson Road and Oates Drive in Mesquite, Texas. The center is anchored by AutoZone, Dollar General, and Panchos Mexican Buffet. Broadway Square has abundant parking, and easy access to I-30 and I-635.

Demographics

(map on next page)

| | 1 Mile | 3 Miles | 5 Miles |
|--------------------------|----------|----------|----------|
| 2024 Population | 17,703 | 141,416 | 322,707 |
| Households | 5,404 | 49,351 | 112,461 |
| Average HH Income | \$70,969 | \$68,330 | \$77,551 |

Traffic Counts

(count year: 2025)

Gus Thomasson Rd: 21,416 VPD

Oates Dr: 14,352 VPD

Available Spaces

(site map on next page)

Ste 12 - 2,142 SF

Ste 47-50 - 3,060 SF

Ste 24 - 1,995 SF

Ste 70 - 3,720 SF

Ste 36 - 4,000 SF

LEASING

Scott Eiting

214.244.4183

seiting@dogwoodcommercial.com

Andrew Crain

972.942.8609

acrain@dogwoodcommercial.com



dogwoodcommercial.com

