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Mesquite is Turning up the Heat with the Unveiling of Town East's Exciting Transformation in 2024!



People who like to shop and eat, love Mesquite. The Town East area is DFW's east-side destination, with more than 3 million square feet of retail at the IH-635 and IH-30 intersection and more than 1.2 million square feet (averaging 95% leased) of vibrant floor space at Town East Mall.

- Strong neighborhood centers/emerging redevelopment of classic mid-century centers
- 30 Minute DT: 2.5 million population with \$117,781 average HH income
- 15 Minute DT: 451,367 population with \$90,569 average HH income



City of Mesquite Economic Development Department 972-216-6446

MesquiteEcoDev.com

Proven High-Performing Brands

- Super Target
- Dillard's
- Home Goods
- Home Depot
- Lowe's
- WalMart
- Kroger and Tom Thumb
- Texas Roadhouse
- Sprouts

Recent New Brands

- Rosa's Café
- Salad and Go
- Black Bear Diner
- Salata
- Crumbl Cookies
- Seven Mile Café
- Culichi Town
- Pluckers
- Nothing Bundt Cakes
- Tiff's Treats

Top Performing Retailers

- Dillard's
- Boot Barn
- Aeropostale
- G by Guess
- Bath & Body Works
- Finish Line
- Jimmy Jazz
- Journeys Kids
- Spencer's Gifts
- Children's Place
- Buckle

Hot Retail Sites

SHADOW CREEK CROSSING

- Located in the affluent Southern Mesquite Market
- 3,400 homes now under construction and selling fast
- Located 2 miles north of IH-20 and 1.5 miles west of the President George Bush Turnpike Expansion

SEARS REDEVELOPMENT AT TOWN EAST MALL

- Urban restaurant/entertainment development
- Pad and retail spaces will be available at corner of IH-635
- Major family entertainment anchor to be announced 2024

IRON HORSE VILLAGE

- Mixed-use community being developed on 54 acres along IH-635 East and SH 352, adjacent to the famed Mesquite Arena and Mesquite Convention Center
- Trails, open space, and connectivity to 130,000 SF of planned commercial space
- 27,000 SF now available

HEARTLAND TOWN CENTER

- 22-acre development site with mixed-use opportunities
- Tract has capacity to serve Mesquite, Heartland, Forney, Crandall, and Talty residents
- 21.67% projected population growth by 2028 within a 2-mile radius



