

S O U T H L A K E
T O W N S Q U A R E



A **KITE**® CENTER





SOUTHLAKE TOWN SQUARE

Strategically positioned at the center of one of the most affluent zip codes in the US, Southlake Town Square offers an unparalleled shopping experience. The core customer enjoys an average household income of **\$287K**, and over **1.65 million people** are within a 30 minute drive of this inspired, mixed-use downtown, situated among tranquil fountains and green commons.

A truly unique environment that blends today's most relevant retail brands with the picturesque main streets of yesteryear.



Strategically located along the Transportation Gateway between Dallas-Fort Worth International Airport (DFW) and the Fort Worth Alliance Airport (AFW), Southlake Town Square is exposed to high volumes of visitor traffic (30%) in addition to the local population. Recognized as a destination development, Southlake Town Square is prominently referenced in gateway signage.

STRATEGIC LOCATION

Southlake Boulevard at Carroll Avenue, Southlake, TX 76092

KEY HIGHLIGHTS

8.1M VISITS IN 2024*

*data provided by placer labs inc.

1.4M SF DOWNTOWN AND REGIONAL SHOPPING

\$247,360 AVERAGE HH INCOME WITHIN A 3-MILE RADIUS

7 MINUTES FROM DFW INTERNATIONAL AIRPORT

A SUPER-ZIP COMMUNITY

76092 WEALTHIEST ZIP CODE IN NORTH TEXAS*

*Dallas Business Journal March 2023



NORTHWEST PKWY - 120,899 ADT (2023)

N CARROLL AVE - 17,761 ADT (2024)

E SOUTHLAKE BLVD - 41,601 ADT (2023)



BARNES & NOBLE

Cheesecake Factory



MUCHACHO

COACH

KENDRA SCOTT

VUOTI

TESLA

THE GARDEN DISTRICT AT SOUTHLAKE TOWN SQUARE

SEPHORA



POTTERY BARN

FREE PEOPLE

MOXIE'S GRILLBAR

SUMMIT PARK

Market by macy's



LaserAway

chico's

Mi Cocina

SOUTHLAKE TOWN HALL

LUSH

T-Mobile

SHAKE SHACK

TRADER JOE'S

FERAH TEX-MED KITCHEN

WHISTLE BRITCHES

Brighton

WILLIAMS SONOMA



VICTORIA'S SECRET

The Container Store

FLOWER CHILD

ATHLETA



A MIXED-USE MASTERPIECE



PREMIER RETAILER MIX

Southlake Town Square brings together today's premier retail brands in a one-of-a-kind shopping destination situated in the heart of a timeless town square.

RECENTLY OPENED/OPENING SOON

ARITZIA

chubbies

FAHERTY

FOUNT

 gorjana

Tommy Bahama

johnnie-O

Mizzen+Main

POSTINO

Rowan

SKIN LAUNDRY

SOUTHERN TIDE

TECOVAS
FINE BOOTMAKERS

vuori

MARKHAM
FINE
JEWELERS

Brighton

*Splendid**

FLOWER CHILD
HEALTHY FOOD FOR A HAPPY WORLD

[solidcore]



SAVOR

Southlake town square offers unique dining experiences for every cuisine and occasion. From a casual gathering to an evening of fine dining, you can find it all here.

FEATURED RESTAURANTS

MOXIE'S
GRILL & BAR

FERAH
TEX-MED KITCHEN

pressed

The Cheesecake Factory

SHAKE  SHACK

POSTINO

FLOWER CHILD
HEALTHY FOOD FOR A HAPPY WORLD

DEL FRISCO'S GRILLE

MUCHACHO

Mi Cocina

STELLA
RISTORANTE ITALIANO

WHISTLE BRITCHES
CHICKEN · ISCUITS · EE

Refresh at a top-rated Hilton featuring 248 luxurious rooms and 15,000 square feet of meeting / banquet space, all within three miles of DFW International Airport.

Southlake Town Square is home to a central business district with over 250,000 square feet of office space catering to legal, financial and medical services.



EXPERIENCE





ANNUAL EVENTS

SouthlakeTown Square is home to many signature events such as Stars & Stripes, Oktoberfest, Home for the Holidays, and the largest juried art festival in the Southwest - Art in the Square.



APRIL
Art in the Square
75,000+ attendance

JULY
Stars & Stripes
50,000+ attendance

OCTOBER
Oktoberfest
75,000+ attendance

NOVEMBER
Home for the Holidays
10,000+ attendance

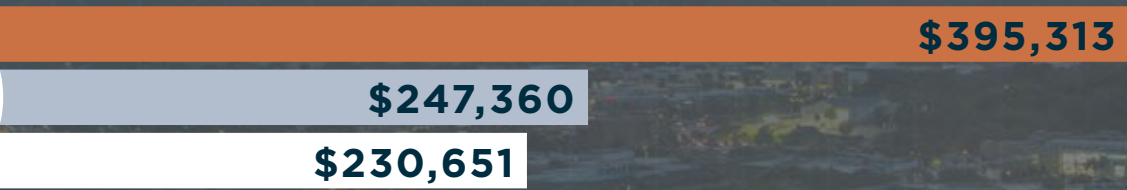


A STRONG COMMUNITY



AVG HH INCOME

● 1 MILE ● 3 MILE ● 5 MILE



HOUSEHOLDS

1 MILE
1,666
3 MILE
19,728
5 MILE
45,834



POPULATION

1 MILE
5,599
3 MILE
56,731
5 MILE
127,720



SOUTHLAKE TOWN SQUARE DEMOGRAPHICS

2024 DEMOGRAPHICS | SOURCE: POPSTATS

8.1M

VISITS IN 2024

DATA PROVIDED BY PLACER.AI

BACHELORS DEGREE OR HIGHER



● 1 MILE
73.93%
● 3 MILE
63.31%
● 5 MILE
63.65%

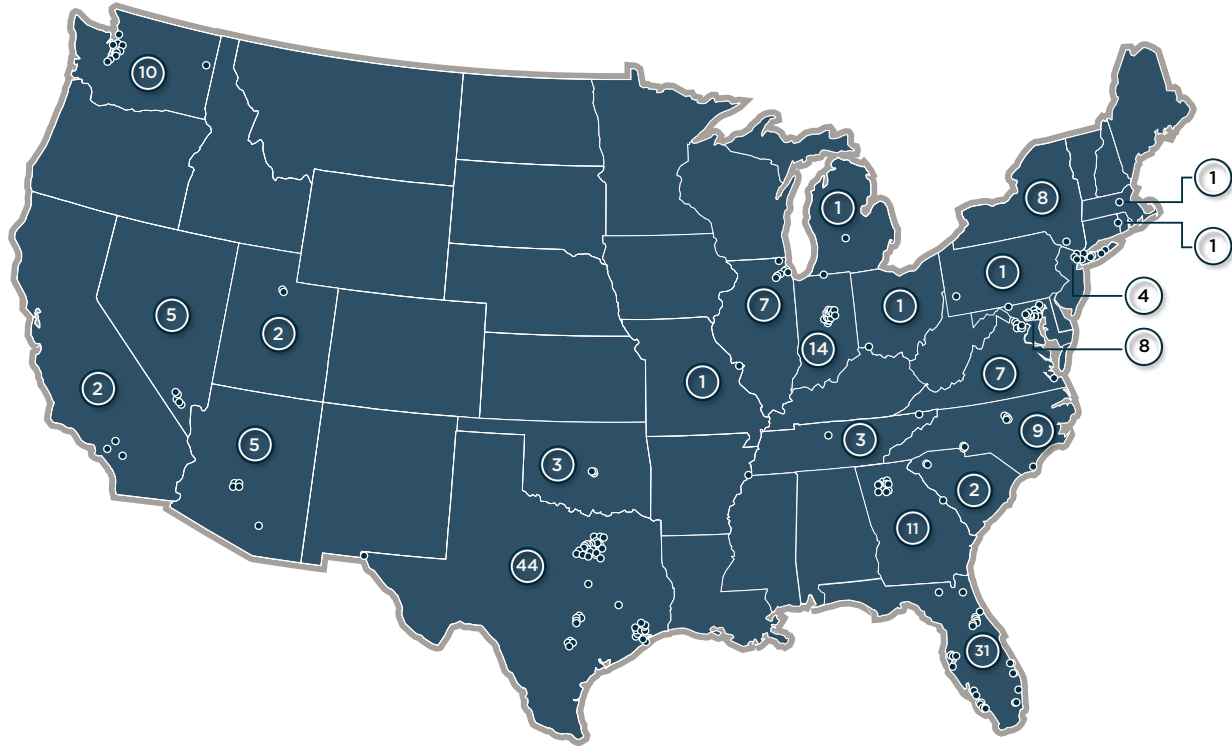
MEDIAN HOME VALUE



● 1 MILE
\$993,960
● 3 MILE
\$794,380
● 5 MILE
\$742,100

THE KRG TEAM

Kite Realty Group (NYSE: KRG), a leading real estate investment trust (REIT), is a premier owner and operator of high-quality, open-air grocery-anchored centers and vibrant mixed-use assets.



PUBLICLY TRADED SINCE 2004

with a successful history in the real estate industry dating back to the 1960s.

TOP 5 SHOPPING CENTER REIT

\$8.2 Billion in total enterprise value.

30 MILLION SF

and one development and redevelopment project currently under construction.

*Information accurate as of 6/30/2025 unless otherwise noted

181 OPERATING RETAIL PROPERTIES

in thriving markets across the country

24 STATES

including Arizona, California, Connecticut, Florida, Georgia, Illinois, Indiana, Maryland, Massachusetts, Michigan, Missouri, Nevada, New Jersey, New York, North Carolina, Ohio, Oklahoma, Pennsylvania, South Carolina, Tennessee, Texas, Utah, Virginia, and Washington.





KRG
LISTED
NYSE

888 577 5600
kiterealty.com

30 S Meridian St, Suite 1100
Indianapolis, IN 46204

LEASING CONTACT

JASON KASAL

jkasal@kiterealty.com

972 801 6010

S O U T H L A K E
TOWN SQUARE


Southlake Boulevard at Carroll Avenue | Southlake, TX 76092
southlaketownsquare.com | 