

SHELL GAS STATION, BROOKSHIRE, TX

CLIENT: TIMEWISE-LANDMARK



I-10 AT F.M. 359- Brookshire, TX

RAZE & REBUILD

LAND: 157,278 SF

BUILDING: 11,531 SF

14 MPD'S

QSR: MCDONALD'S

Landmark demolished an existing gas station to build a contemporary Timewise C-store with an attached McDonald's. This **Interplan** design is the benchmark for Timewise's modern, income producing gas stations with an attached QSR. The floor area of the C-store is 5,675 sf. and the McDonald's is 4,120 sf. with a 12 car drive thru. They both share a common area of 1,736 sf. giving this building the total area of 11,531 sf. The area of the fuel canopy is 11,100 sf. and has 14 MPDs, for a total of 28 refueling stations. This property is located on a total land area of 3.61 acres and has 138 available parking spaces for their customers. This is just one of many examples of the type of products **Interplan Architects** can provide for our clients.



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