

Retail/Office Center near Ingram Mall, San Antonio, TX

3505 Wurzbach Road
San Antonio, Texas 78238

FOR LEASE

PROPERTY DETAILS

Location:

3505 Wurzbach Road, San Antonio, TX 78238
Near Ingram and Wurzbach Roads behind Ingram Mall.

Shopping Center with office and retail space with LOW BASE RENTS AND LOW NETS!! Two small spaces available and two more. Second generation salon and former graphics shop available. Located near Loop 410 and Ingram Mall.

TENANTS:

- ❖ Sichuan House Restaurant
- ❖ Excel Nails
- ❖ Absolute Tattoo Studio
- ❖ Royal Tuxedo
- ❖ Renee's Hairtech
- ❖ World Acceptance Finance

Features:

- Low Rent \$10.20 PSF and Low Nets \$3.48 PSF
- Available Space: 912 SF, 912SF, 1106 SF, 1026 SF (Salon Space)
- Traffic counts: 21,825 VPD at signalized light (Wurzbach and Crystal Hill)
- Tenant Improvement -Negotiable



Demographics	1 Mile	3 Mile	5 Mile
Population:	10,690	116,167	371,196
Avg. HH Inc.	\$56,954	\$60,875	\$61,190
Households:	3,933	42,647	135,280

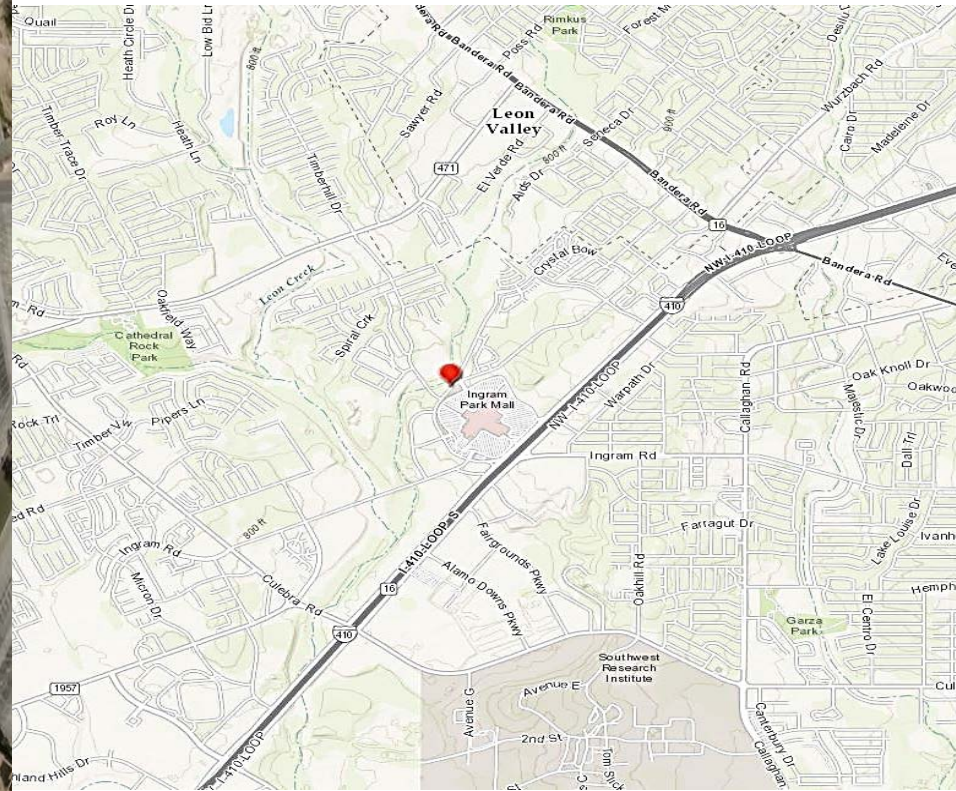
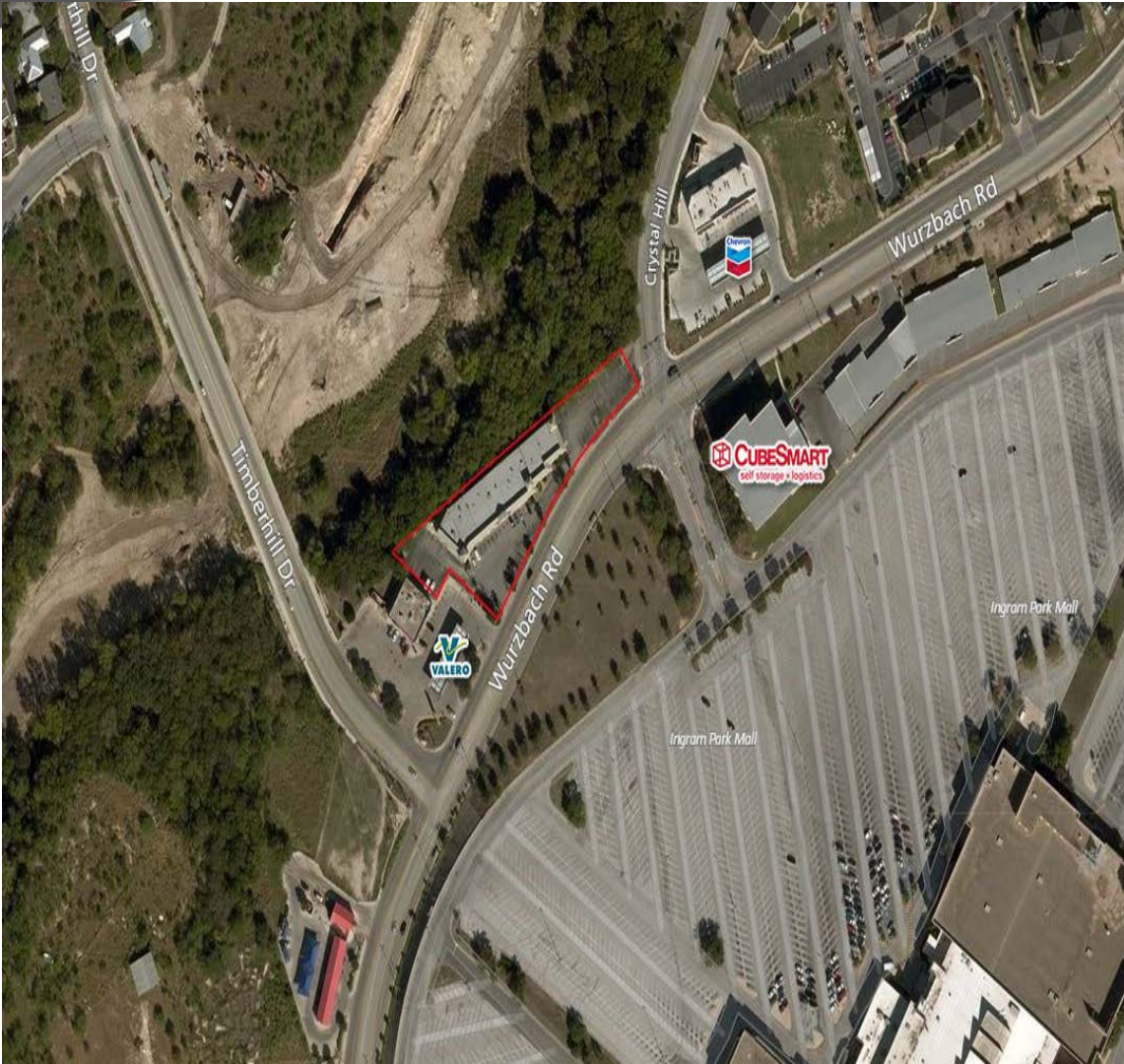
FOR DETAILS CONTACT:
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HENRY S. MILLER BROKERAGE
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AUSTIN EL PASO DALLAS-FORT WORTH HOUSTON SAN ANTONIO

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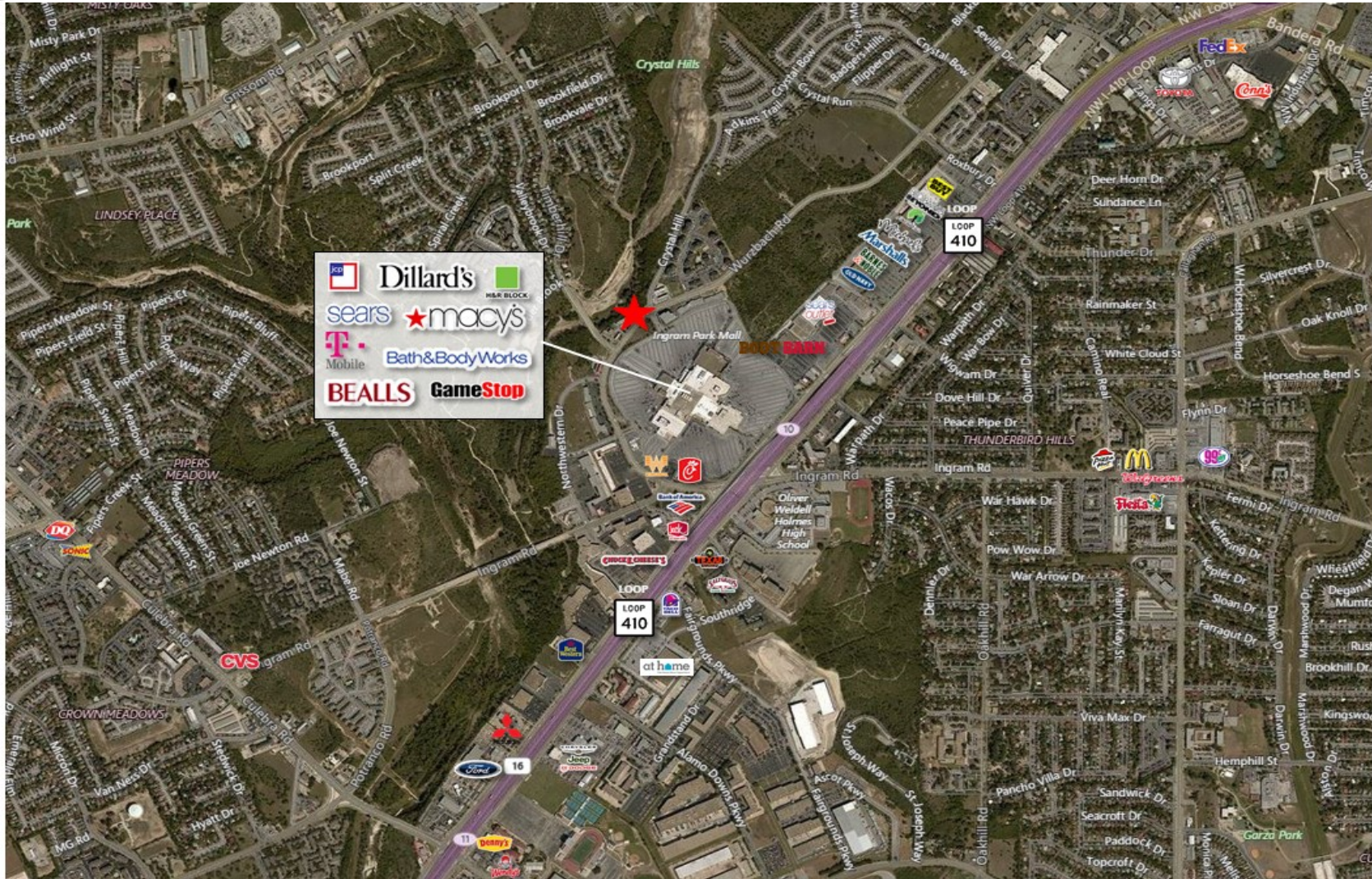
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