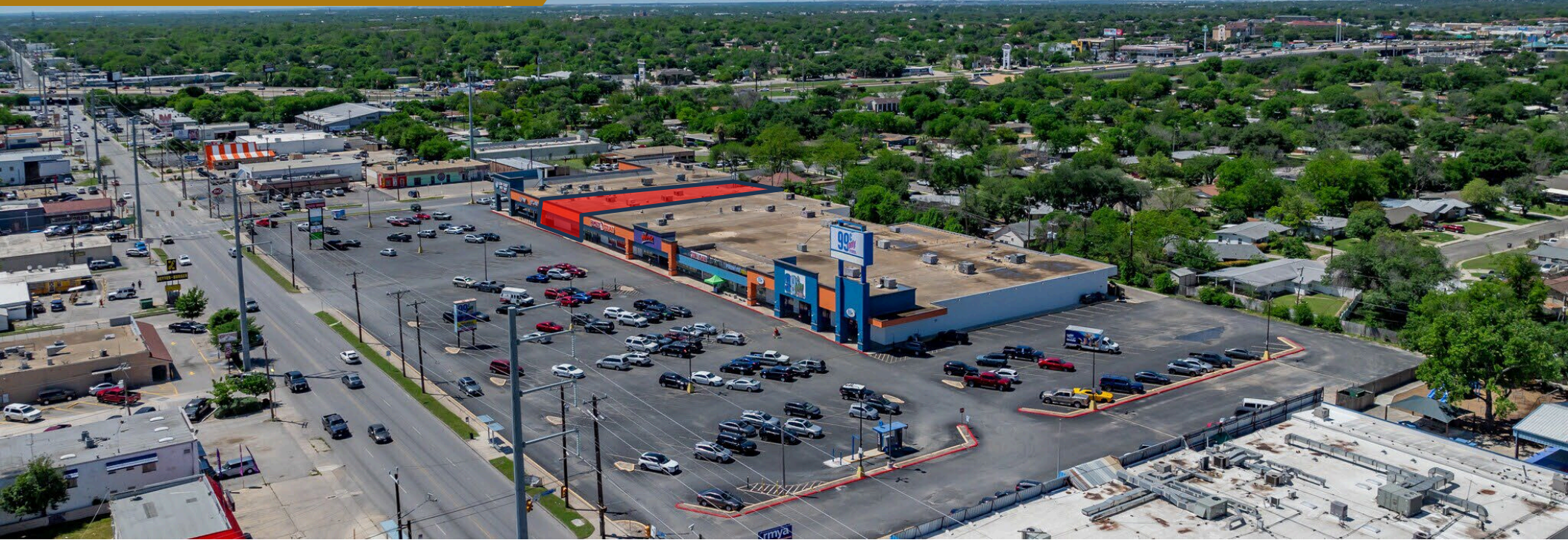


2925 West Avenue – Basse West Shopping Center Sublease

San Antonio, TX 78201

RETAIL PROPERTY FOR SUBLEASE



PROPERTY DESCRIPTION

2925 West Avenue presents a 14,536 SF sublease opportunity in a highly visible and centrally located retail corridor in San Antonio. Positioned along West Avenue, the property benefits from strong daily traffic, excellent accessibility, and proximity to several of the city's primary thoroughfares, including Loop 410 and US-281, providing convenient connectivity to the greater San Antonio market

PROPERTY HIGHLIGHTS

- **Strong daytime population from nearby businesses**
- **Dense surrounding residential population**
- **Quick access to Loop 410, US-281, and IH-10**

OFFERING SUMMARY

Lease Rate:	Contact Broker
Available SF:	14,536 SF
Lease Type:	66,802 SF

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	7,259	55,836	154,482
Total Population	20,417	140,570	379,507
Average HH Income	\$58,681	\$76,735	\$81,444

CHARLIE SCOTT

Brokerage
512.820.2383
cscott@z3realestate.us

301 Camp Craft Road
Austin, TX 78746
832.723.1218
z3realestate.us



2925 West Avenue

San Antonio, TX 78201

RETAIL PROPERTY FOR SUBLEASE

AVAILABLE: 14,536 SF



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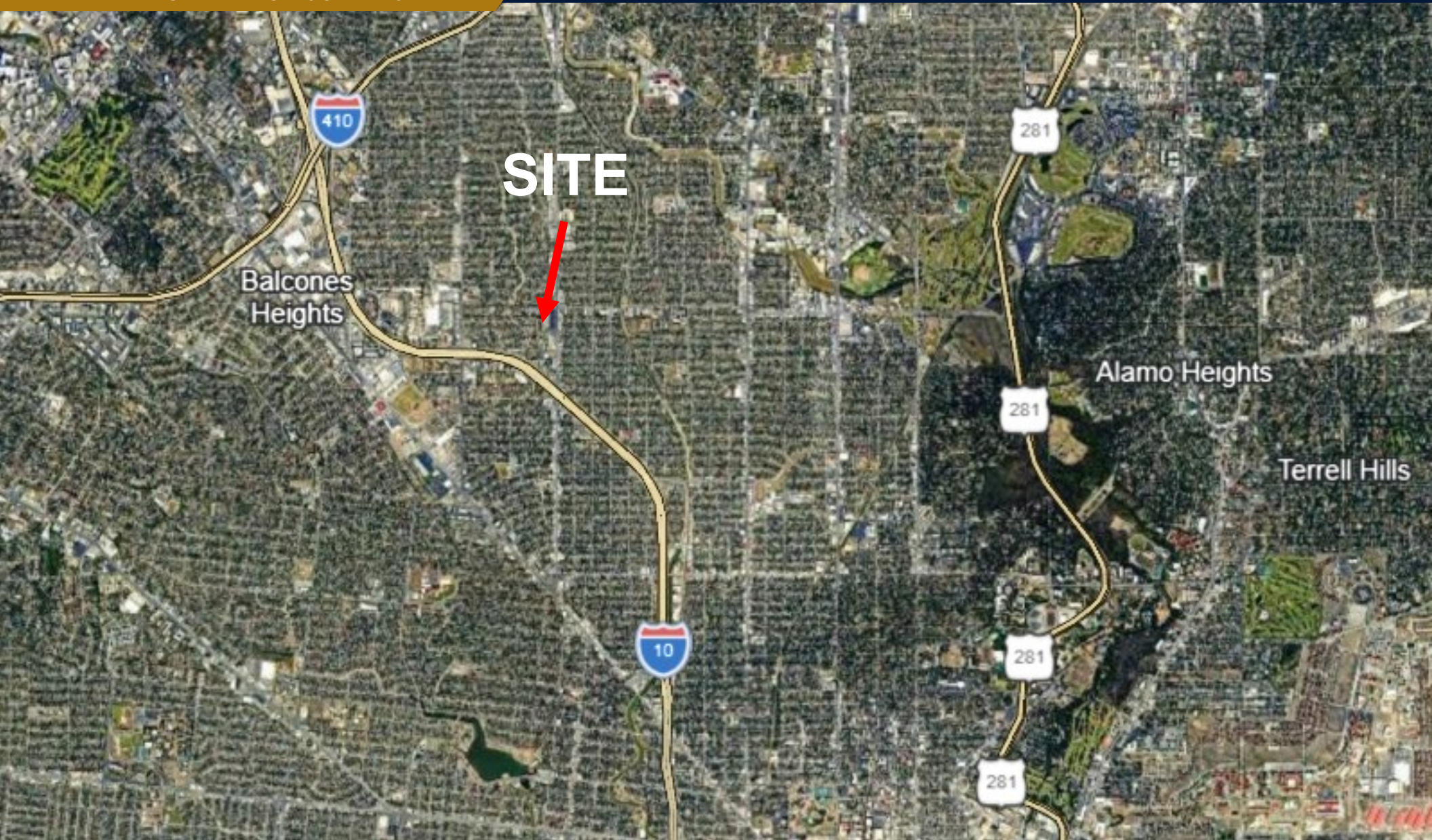
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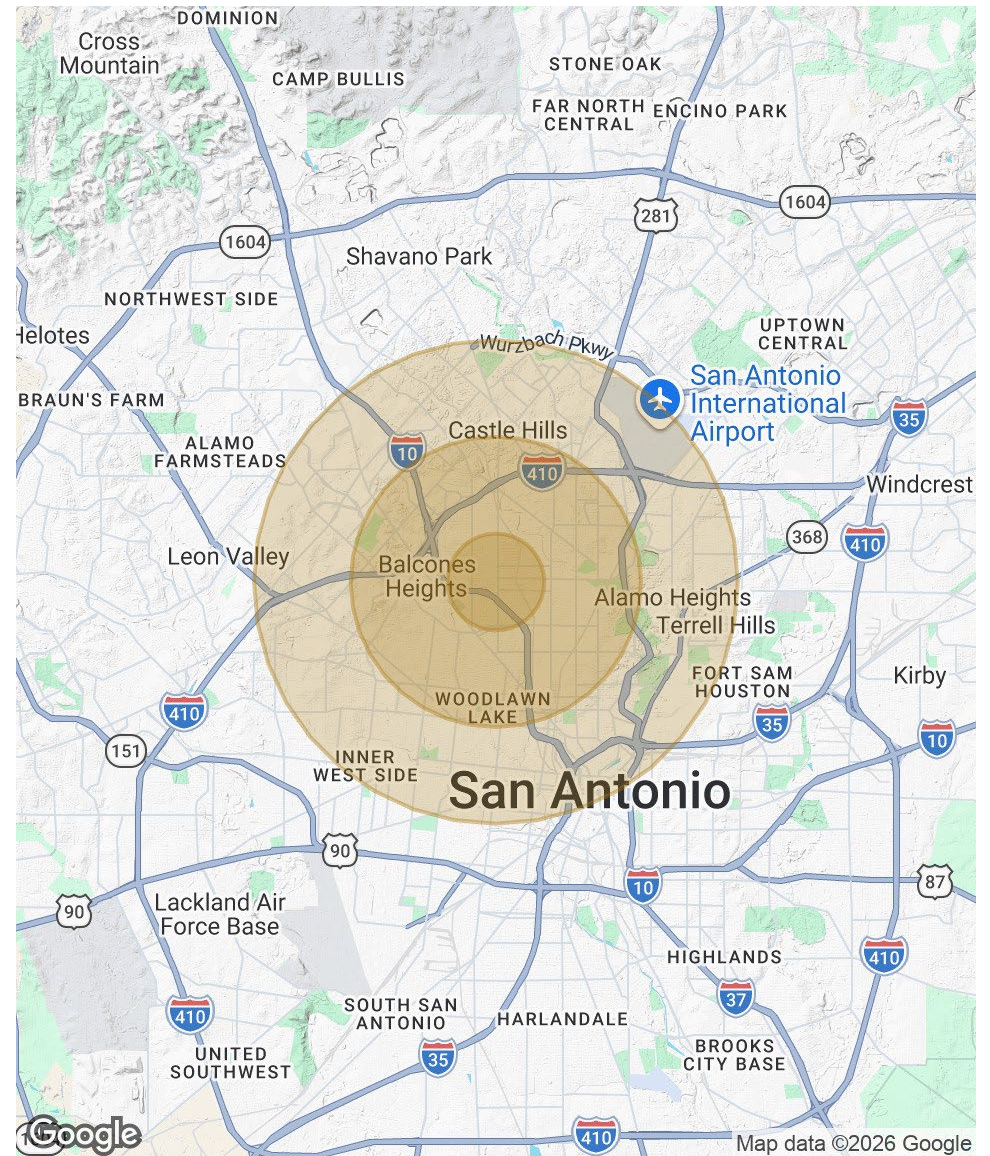
RETAIL PROPERTY FOR SUBLEASE

POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	20,417	140,570	379,507
Average Age	38.2	37.5	36.4
Average Age (Male)	35.9	36.6	35.4
Average Age (Female)	41.7	39.2	37.7

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	7,259	55,836	154,482
# of Persons per HH	2.8	2.5	2.5
Average HH Income	\$58,681	\$76,735	\$81,444
Average House Value	\$206,566	\$267,012	\$292,533



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