

# 6333 BROADWAY



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New opportunities available coming Summer 2027 on Broadway

- ▶ New Streetscape space in the heart of Alamo Heights for retail, office, and restaurant uses.
- ▶ Courtyard and centric design allows for exterior dining and shopping experiences.
- ▶ Great signage opportunity, highly visible to Broadway's vehicular presence.
- ▶ The building's design is to blend landscape, pedestrian pathways, storefront, and a place to gather that sets a new example for Alamo Heights.

## BY THE NUMBERS

<p><b>±14,500</b> <b>SF</b></p> <p>of retail space, all or part</p>	<p><b>3.33</b> <b>+</b></p> <p>per 1000 SF</p>	<p><b>17,000 VPD</b> <b>+</b></p> <p>vehicles per day on broadway</p>	<p><b>\$211,988</b> <b>+</b></p> <p>average household income within one mile</p>
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Render View 1



Render View 2



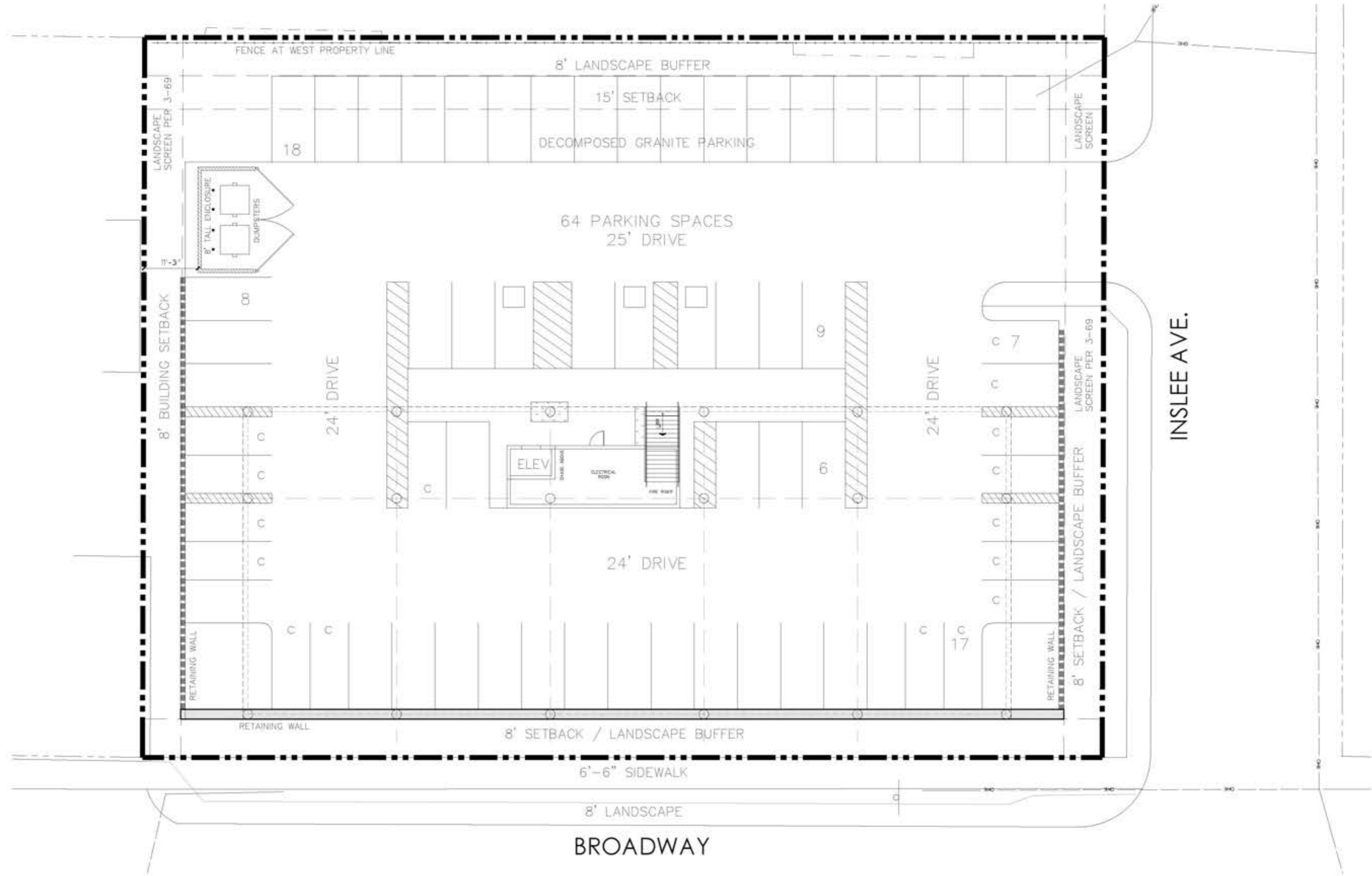
Render View 3



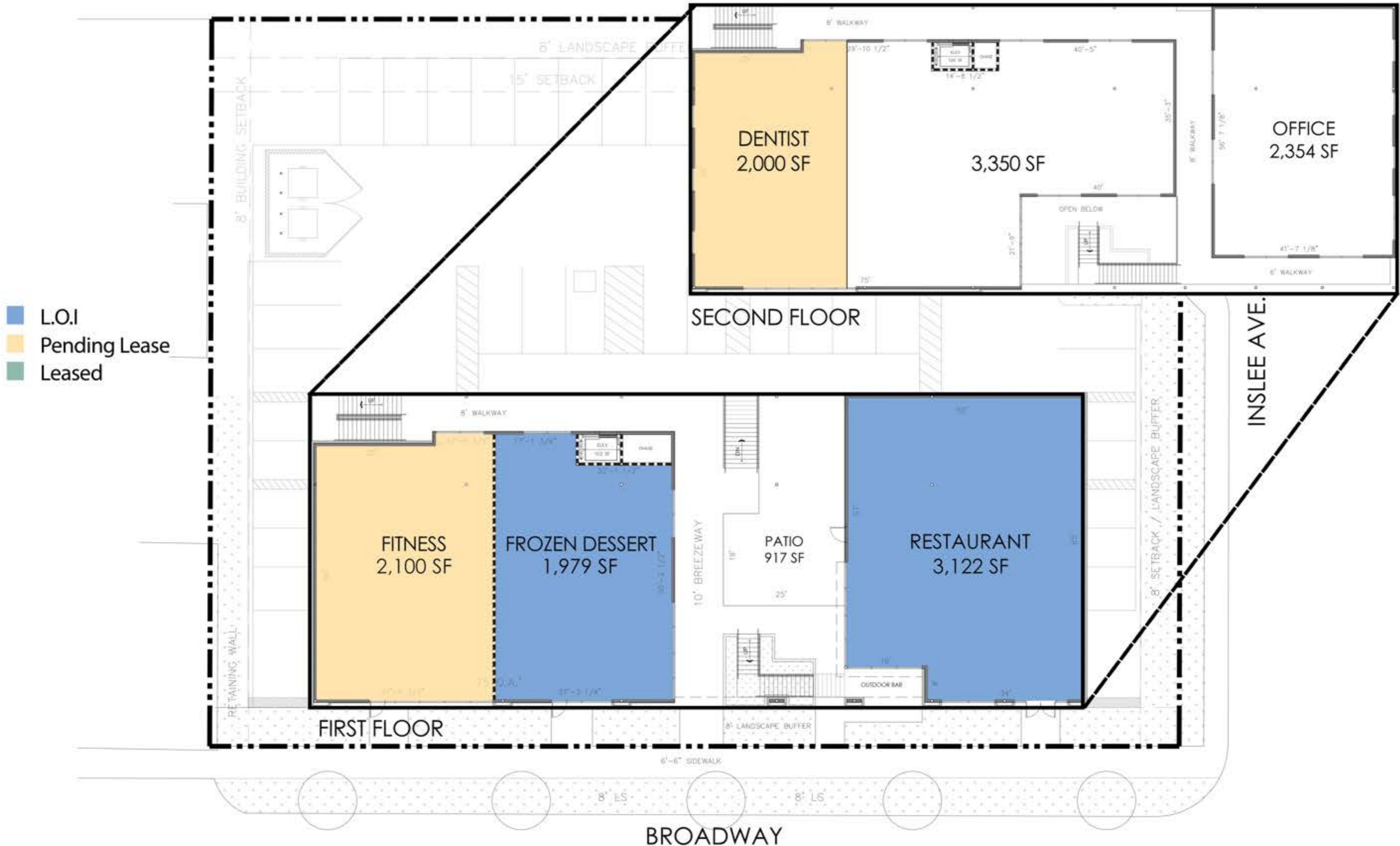
Breezeway Section



# Ground Floor



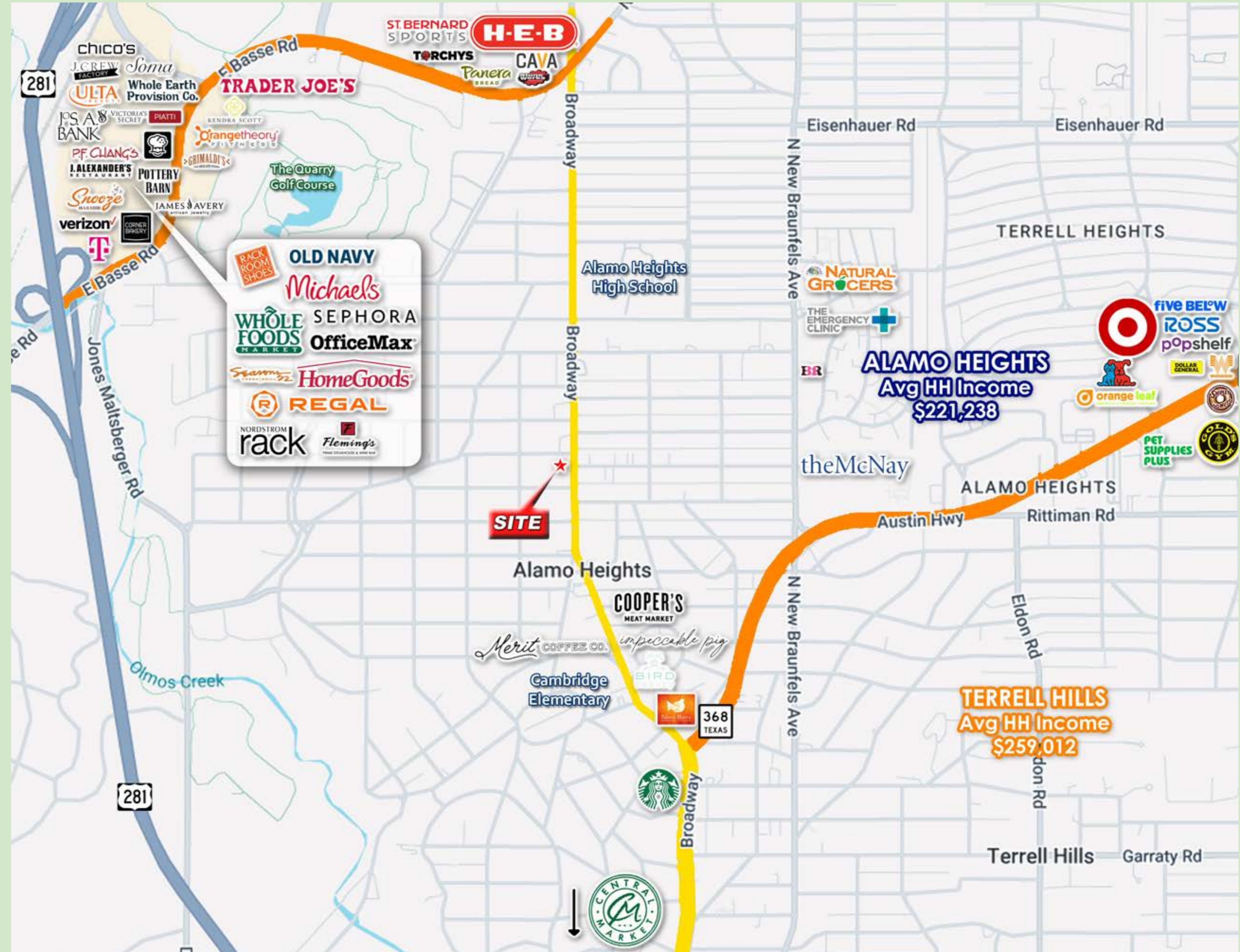
# Lease Plans

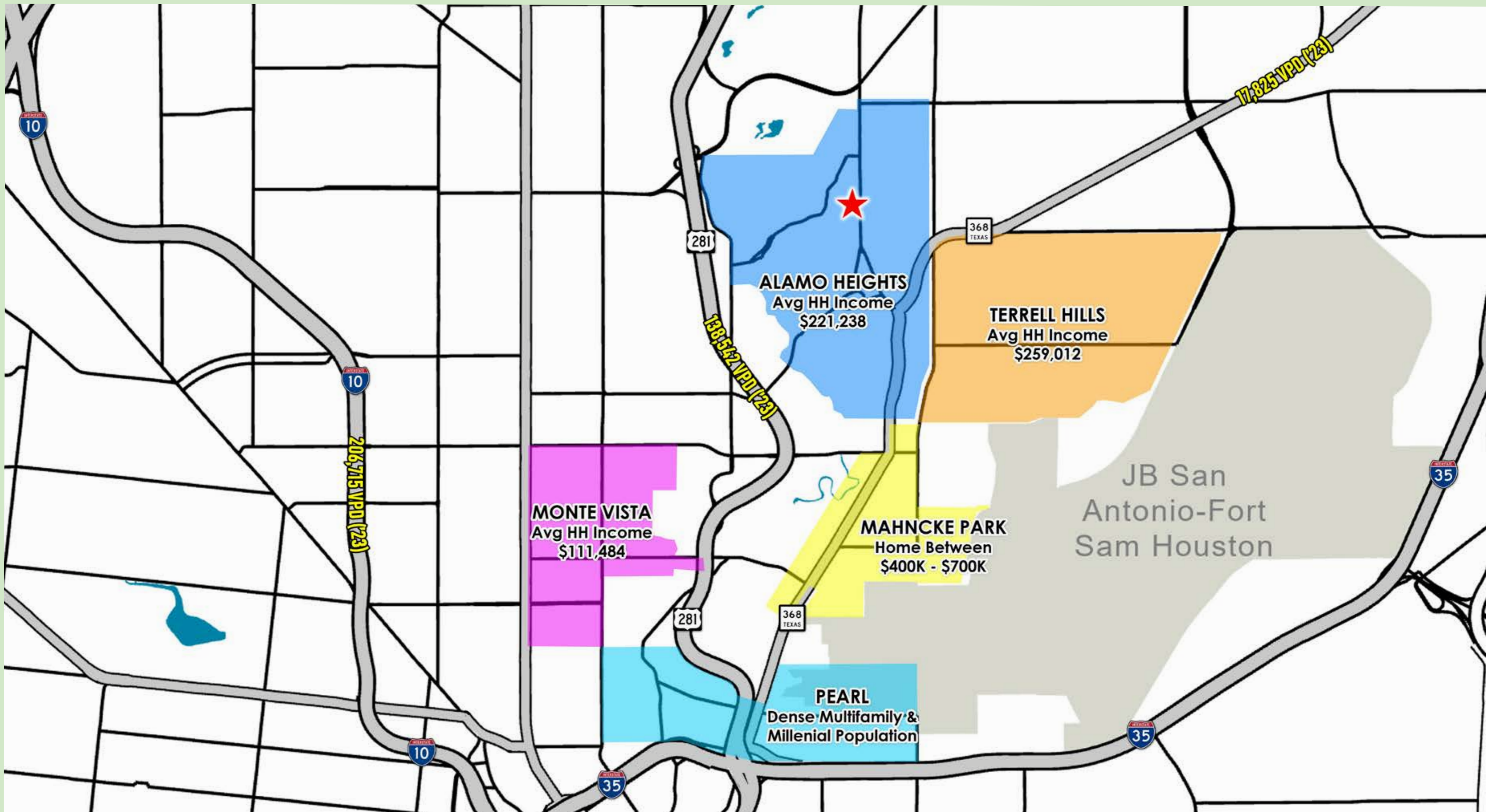




# ALAMO HEIGHTS

Alamo Heights, TX, is a vibrant and welcoming community that combines small-town charm with modern sophistication. Nestled just north of Downtown San Antonio along Broadway, this picturesque neighborhood features tree-lined streets, eclectic boutiques, and a variety of upscale dining experiences. Alamo Heights offers something for everyone, from its lush parks and scenic hiking and biking trails to its rich cultural attractions. Discover The McNay Art Museum, Texas' first modern art museum, or enjoy a round at the historic Quarry Golf Course, which has been a beloved landmark since 1908. With its unique blend of natural beauty, history, and entertainment, Alamo Heights invites visitors to explore and savor its timeless appeal.





# ALAMO HEIGHTS



# NEIGHBORHOOD





