

RETAIL FOR SALE

# RETAIL PROPERTY FOR SALE | 500 W 2ND ST, TAYLOR, TX

500 WEST 2ND STREET, TAYLOR, TX 76574



FOR SALE

**KW COMMERCIAL - GLOBAL**  
1221 South MoPac Expressway  
Austin, TX 78746



Each Office Independently Owned and Operated

PRESENTED BY:

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500 WEST 2ND STREET



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# PROPERTY SUMMARY

500 WEST 2ND STREET



## Property Summary

Lot Size:	0.39 Acres
Building SF:	4,700
Parking Ratio:	3.56
Zoning:	3-B1
Parking:	16 surface spaces

## Property Overview

500 West 2nd Street offers approximately 4,700 SF of flexible commercial space on a 0.39 acre corner lot with on site parking and strong street visibility. The building's open floor plan, concrete floors, roll up doors, and clear span construction create a functional foundation for active, experiential, and light industrial style users. The space is particularly well suited for operators that rely on open layouts and durable finishes, such as functional fitness gyms, training facilities, or recreation focused concepts. The same physical attributes also support entertainment and social uses, including game rooms, arcade style venues, or billiards halls with bar seating, where flexible zoning of open space is critical. In addition, the property can easily transition to café, coffee shop, or hybrid retail concepts that benefit from visibility, easy access, and a community oriented footprint. For users focused on operations and logistics, the building configuration also supports light warehousing, storage, or maker style uses without the need for extensive structural modification.

Overall, the property provides a rare opportunity to reposition an existing structure into a high utility commercial space that can adapt to multiple business models.

## Location Overview

Located near downtown Taylor, the property sits within an established mix of retail, service, light industrial, and residential uses that generate consistent local traffic throughout the day. The surrounding area supports businesses that depend on repeat customers, neighborhood engagement, and destination driven visits.

With convenient access to US 79 and SH 95, the site remains well connected to the greater region while maintaining a small town, community focused character. Ongoing growth and increasing entrepreneurial activity in Taylor continue to strengthen the long term viability of this location for a wide range of commercial users.

# AERIAL PHOTOS

500 WEST 2ND STREET



# EXTERIOR

500 WEST 2ND STREET



# INTERIOR

500 WEST 2ND STREET



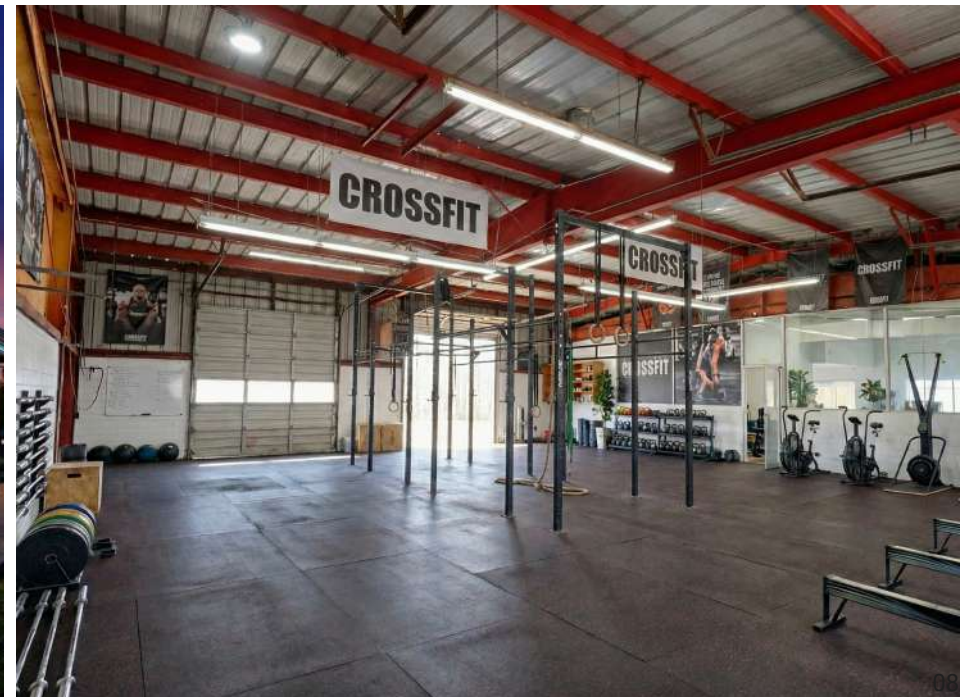
# INTERIOR

500 WEST 2ND STREET



# GYM RENDERING

500 WEST 2ND STREET



# WAREHOUSE RENDERING

500 WEST 2ND STREET



# GAME ROOM RENDERING

500 WEST 2ND STREET



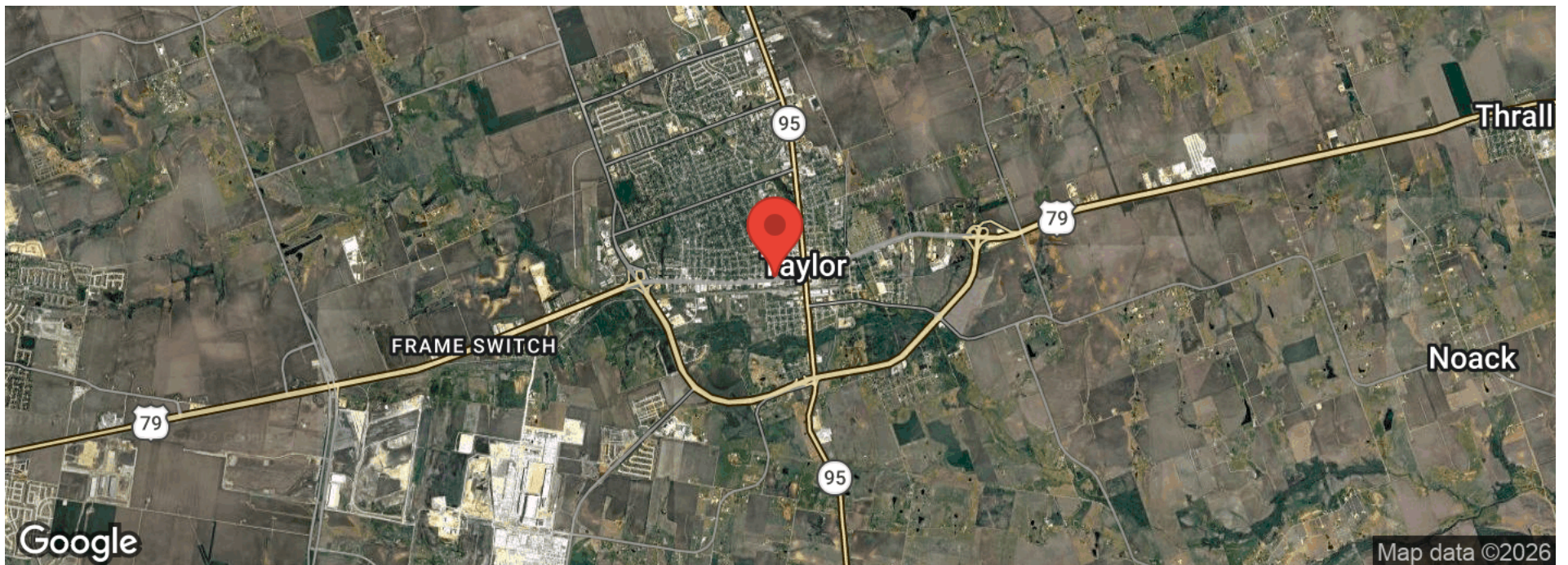
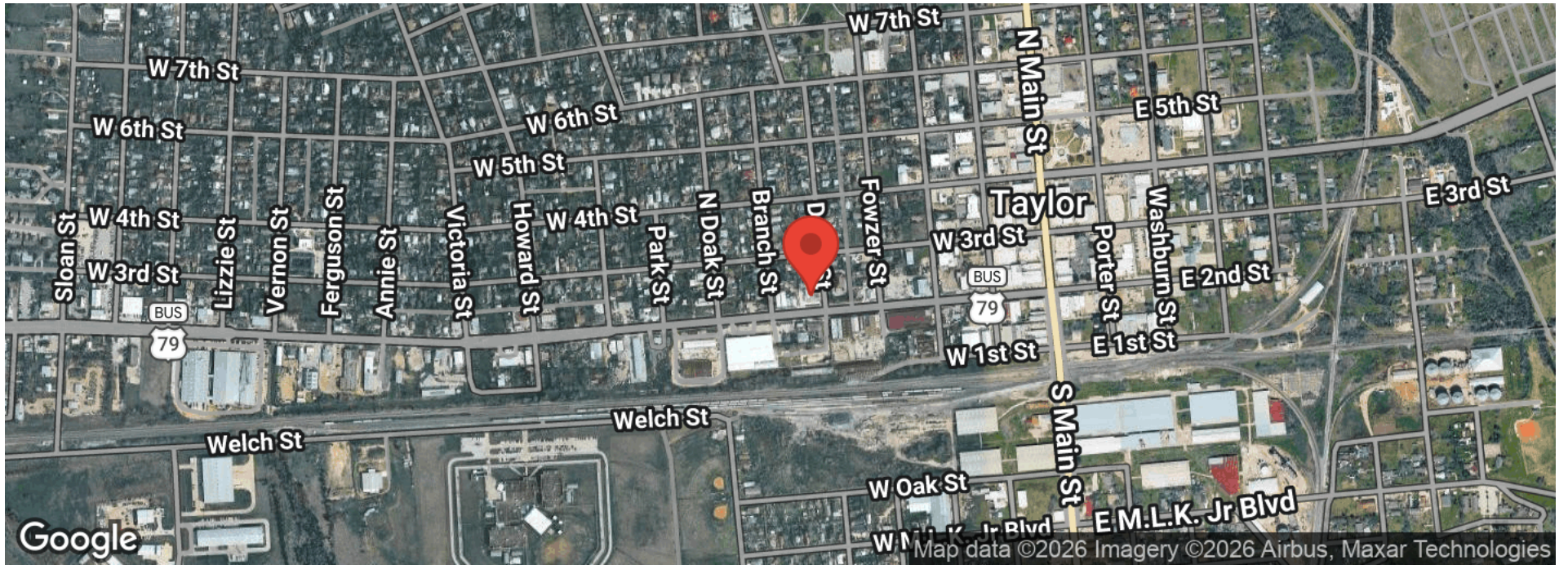
# RETAIL & COFFEE SHOP RENDERING

500 WEST 2ND STREET



# LOCATION MAPS

500 WEST 2ND STREET



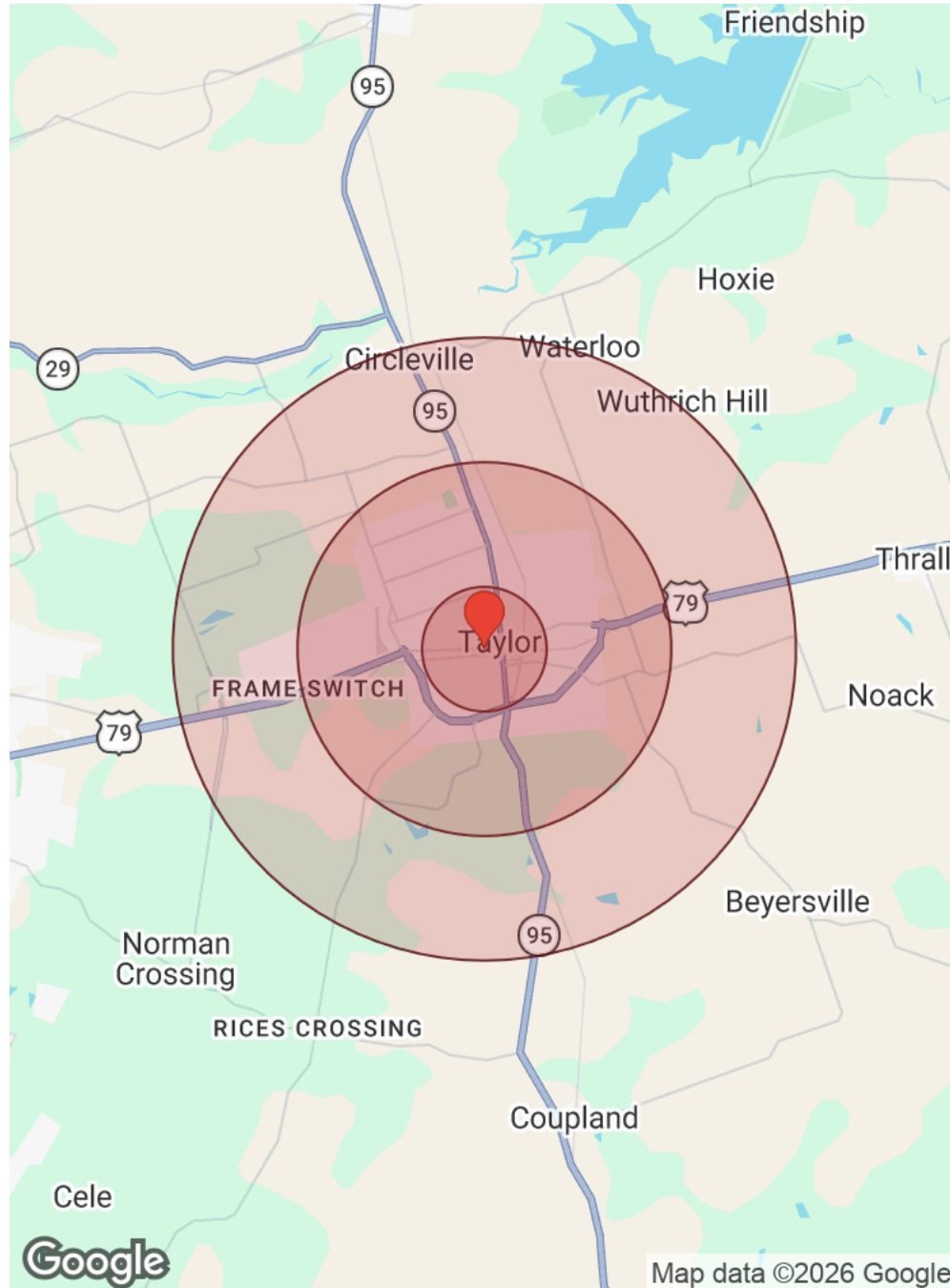
# BUSINESS MAP

500 WEST 2ND STREET



# DEMOGRAPHICS

500 WEST 2ND STREET



Distance: ● 1 Mile ● 3 Miles ● 5 Miles

Category	Sub-category	1 Mile	3 Miles	5 Miles
Population	Male	3,247	8,751	9,496
	Female	2,876	8,431	9,135
	Total Population	6,122	17,182	18,631
Housing	Total Units	2,524	7,031	7,627
	Occupied	2,326	6,519	7,071
	Owner Occupied	1,294	4,404	4,843
	Renter Occupied	1,032	2,115	2,228
	Vacant	198	511	556
Age	Ages 0 - 14	1,064	3,010	3,248
	Ages 15 - 24	854	2,176	2,350
	Ages 25 - 54	2,642	7,070	7,624
	Ages 55 - 64	668	2,006	2,213
	Ages 65+	893	2,921	3,197
Income	Median	\$71,745	\$80,359	\$81,440
	Under \$15k	143	398	443
	\$15k - \$25k	96	221	235
	\$25k - \$35k	129	397	439
	\$35k - \$50k	364	832	865
	\$50k - \$75k	518	1,181	1,254
	\$75k - \$100k	406	1,081	1,161
	\$100k - \$150k	312	1,245	1,378
	\$150k - \$200k	214	592	657
Over \$200k	145	573	639	

## DISCLAIMER

500 WEST 2ND STREET



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