

Sublease Available - Former Bank Space

1434 Austin Hwy
San Antonio, TX 78209
www.cbre.com/southcentralretail

4,048 SF Available



Former Bank Space- Sublease Available

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Sublease Available

Nets	Former Bank Space
CAM	To be taken care of by Tenant
Taxes	Estimated at \$14.58 PSF
Insurance	To be taken care of by Tenant
Base Rent	\$37.50 NNN

Former Bank Space available for sublease. Located near the affluent Terrell Hills community, and this site offers great access and visibility from Austin Highway. This site is located in the immediate vicinity of Fort Sam Houston, a U.S. army base that employs over 27,000 people.

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Featured Retailers

Space Available

4,048

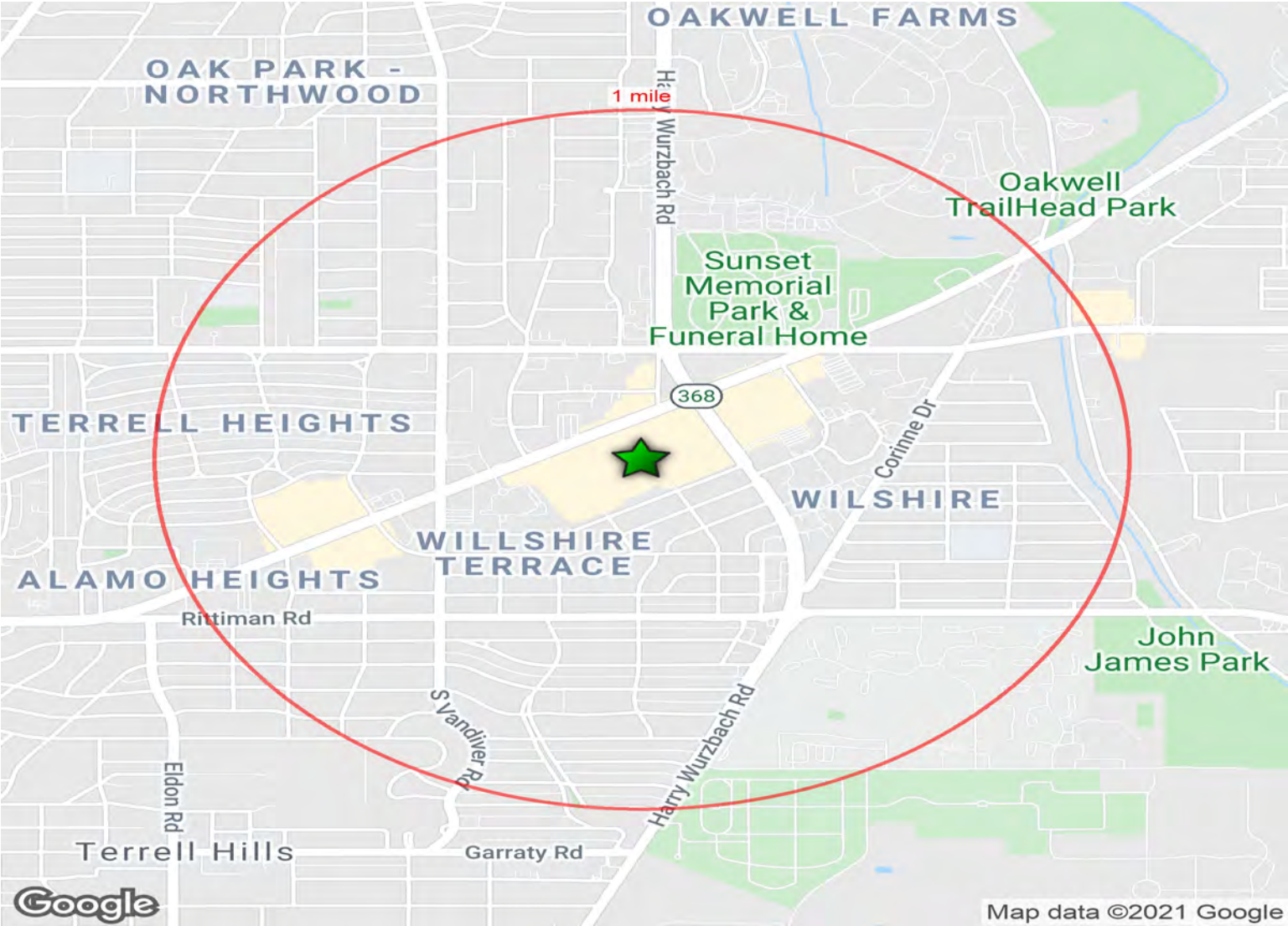
Max SF Available

168K

Population (10 minute drive time)



2021 Demographics	1 Mile	3 Mile	5 Mile
Population	14,777	99,737	279,118
Average Household Income	\$134,681	\$102,423	\$73,430
Median Household Income	\$75,585	\$58,065	\$48,277
Households	6,422	39,064	103,440
% Population Growth (Annual)	0.87%	0.77%	0.99%



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For Lease



Contact Us

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