

KOHLERS RETAIL

RETAIL / MEDICAL / RESTAURANT
LEASE



LEASING INFORMATION

NICK TRIOLA

512.441.1062

NICK@KPGCOMMERCIAL.COM

KOHLERS RETAIL

OFFICE / RETAIL / MEDICAL / RESTAURANT

LEASE

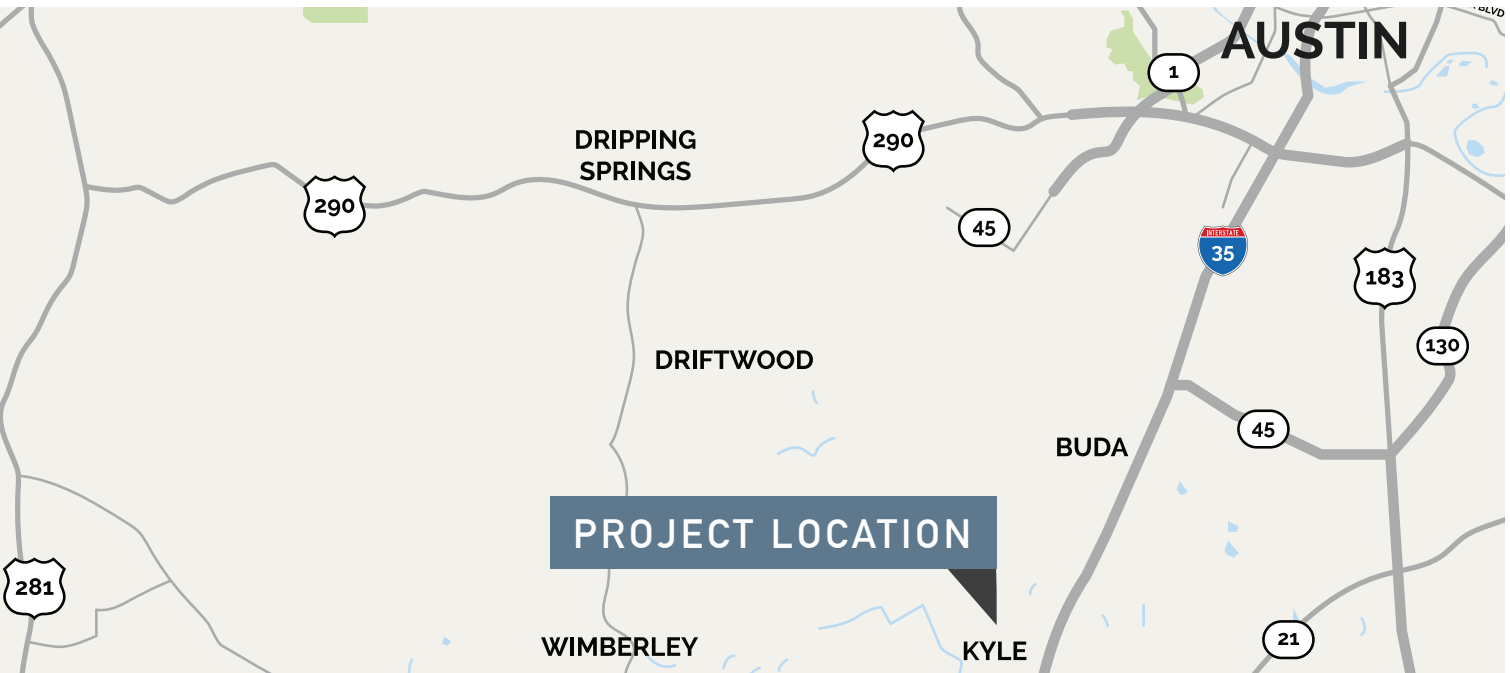
✓ AVAILABILITY

BLDG A: *LEASED*
BLDG B: +/- 9,600 SF
BLDG C: *LEASED*

💰 LEASE TERMS

RATE: Starting at \$38/RSF
TI: \$35/RSF
TERM: 5-10 year

PROPERTY INFORMATION



★ FEATURES

LOCATION

- High Visibility on Kohlers Crossing, near 1626
- Adjacent to medical and retail users
- Full access from Kohlers Crossing

BUILDINGS

- Three buildings, +/-25,100
- Delivery Date - Q 3 2027

DEMOGRAPHICS

(5-MILE, CoStar 2024)

- Population- 102,463
- Avg Household Income - \$100,227
- Projected Household Growth 2023 - 2028 - 3.6%

LEASING INFORMATION

NICK TRIOLA
512.441.1062

nick@kpgcommercial.com



KOHLERS RETAIL

RETAIL / MEDICAL / RESTAURANT
LEASE

KYLE, TX

AREA MAP



LEASING INFORMATION

NICK TRIOLA

512.441.1062

nick@kpgcommercial.com

KYLE, TX



KOHLERS RETAIL

OFFICE / RETAIL / MEDICAL / RESTAURANT

LEASE

KYLE, TX

SITE PLAN



KOHLERS RETAIL

OFFICE / RETAIL / MEDICAL | LEASE

KYLE, TX



PRELIM RENDERING

KOHLERS RETAIL

OFFICE / RETAIL / MEDICAL | LEASE

KYLE, TX



PRELIM RENDERING

115 WILD BASIN RD S | SUITE 210 | AUSTIN, TEXAS 78746 | WWW.KPGCOMMERCIAL.COM