

## COMMERCIAL OFFERING MEMORANDUM

# DOMINION MOTOR CLUB UNIT #3112

7231 STONEWALL BEND, SAN ANTONIO, TX 78256



**BROWNING COMMERCIAL**  
REAL ESTATE



## OFFERING MEMORANDUM

**BROWNING COMMERCIAL REAL ESTATE**  
6061 Broadway St  
San Antonio, TX 78209



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REAL ESTATE

### *PRESENTED BY:*

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# PROPERTY INFORMATION

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# PROPERTY SUMMARY

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## Property Summary

Price:	\$495,000
Building SF:	1,325
Price / SF:	\$372.58
County:	Bexar
Lot Size:	1,325 SF
Building Class:	C
Parking:	Private
Parking Ratio:	Private
Year Built:	2024
Access:	24/7
Tenants/Units:	1
Type:	Industrial
Zoning:	C-3

## Property Overview

Own a 1,325 sq. ft. unit at Dominion Motor Club—San Antonio's premier garage condo community. This secure, gated facility offers epoxy floors, a car lift, Thermador fridge, and Scotsman icemaker. Enjoy 24/7 access, climate-controlled storage, and top-tier security. Amenities include a luxury clubhouse with indoor/outdoor lounges, two kitchens, a bar, and full bathrooms. A covered vehicle display area and dedicated wash station complete the experience. Don't miss this rare opportunity to join an exclusive community where luxury meets functionality.

## Location Overview

Dominion Motor Club is ideally located in Northwest San Antonio, just off I-10 and Loop 1604. This prime location offers quick access to The Rim, La Cantera, and The Dominion, surrounded by luxury homes, upscale retail, and dining. Perfect for automotive enthusiasts, the gated facility combines secure storage, customization potential, and lifestyle convenience in one of the city's most sought-after areas.

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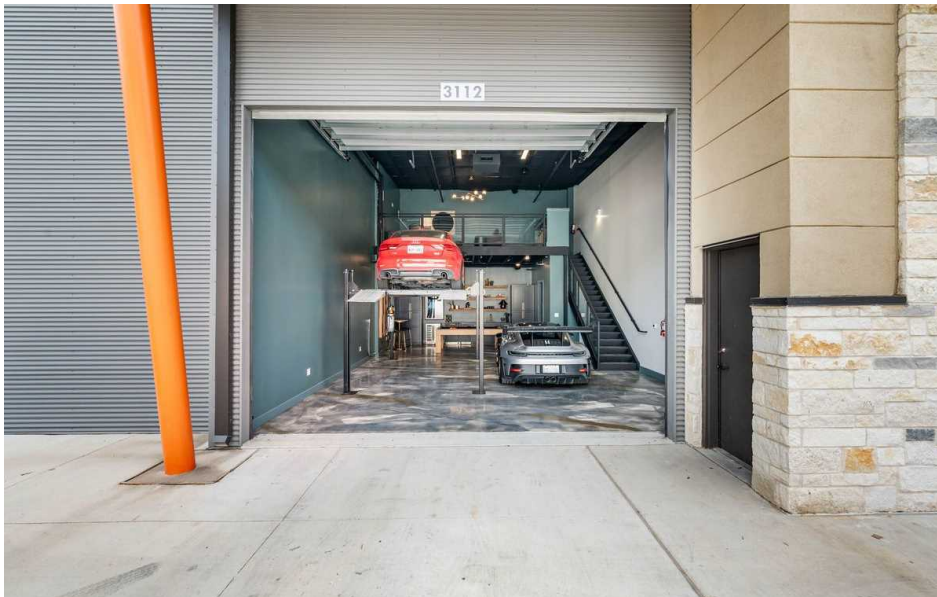


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# PROPERTY PHOTOS

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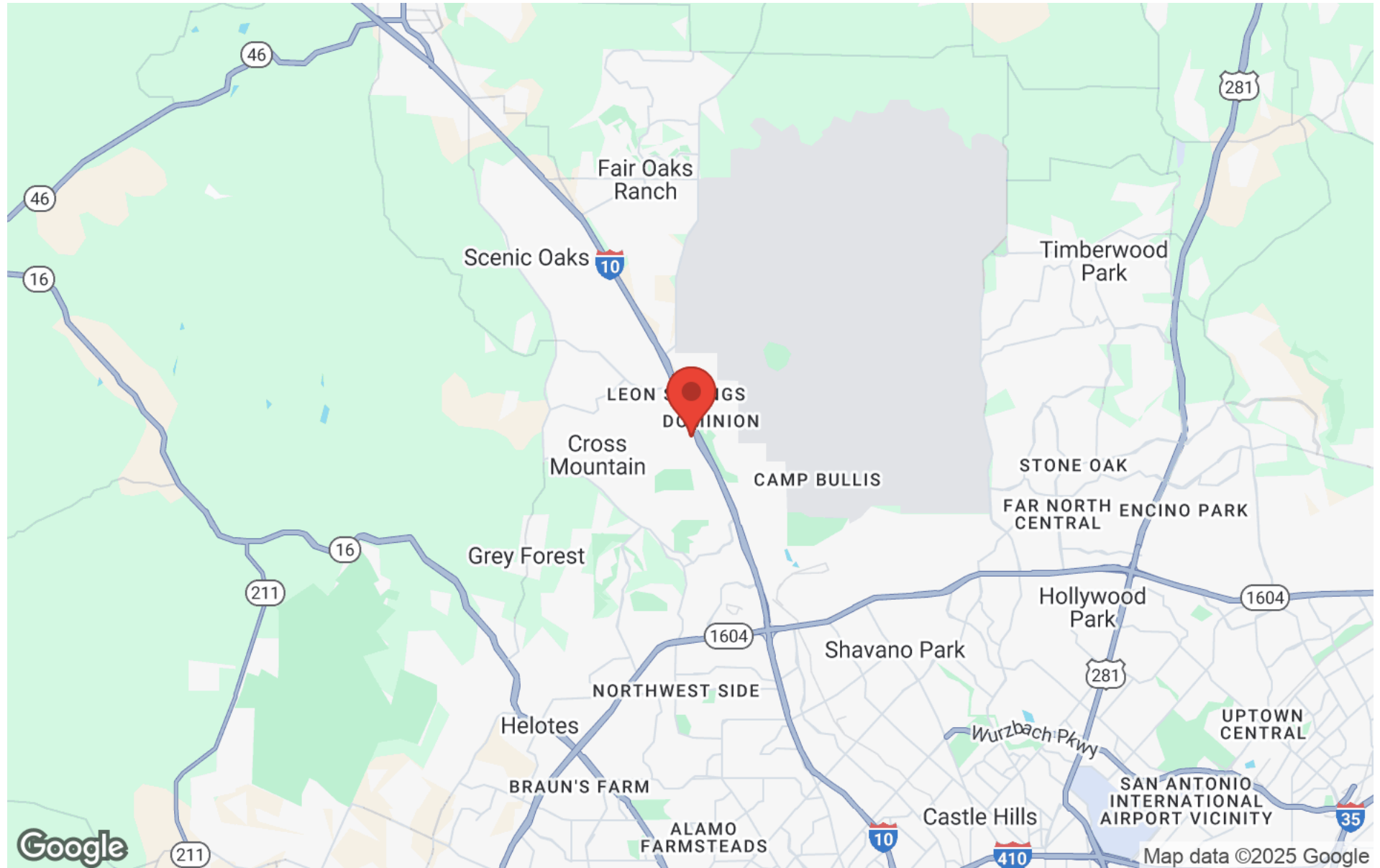
# LOCATION INFORMATION

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# REGIONAL MAP

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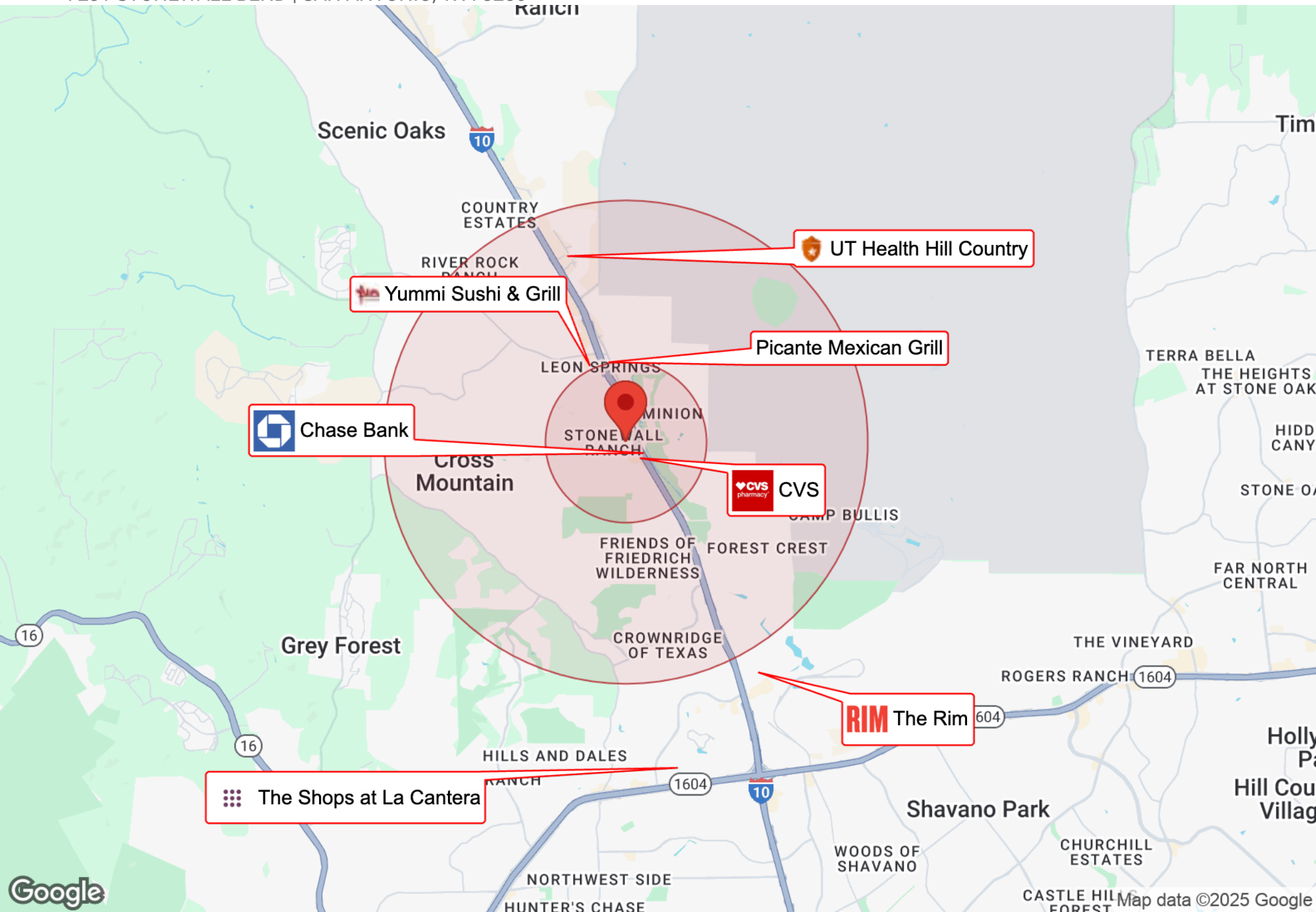
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# BUSINESS MAP

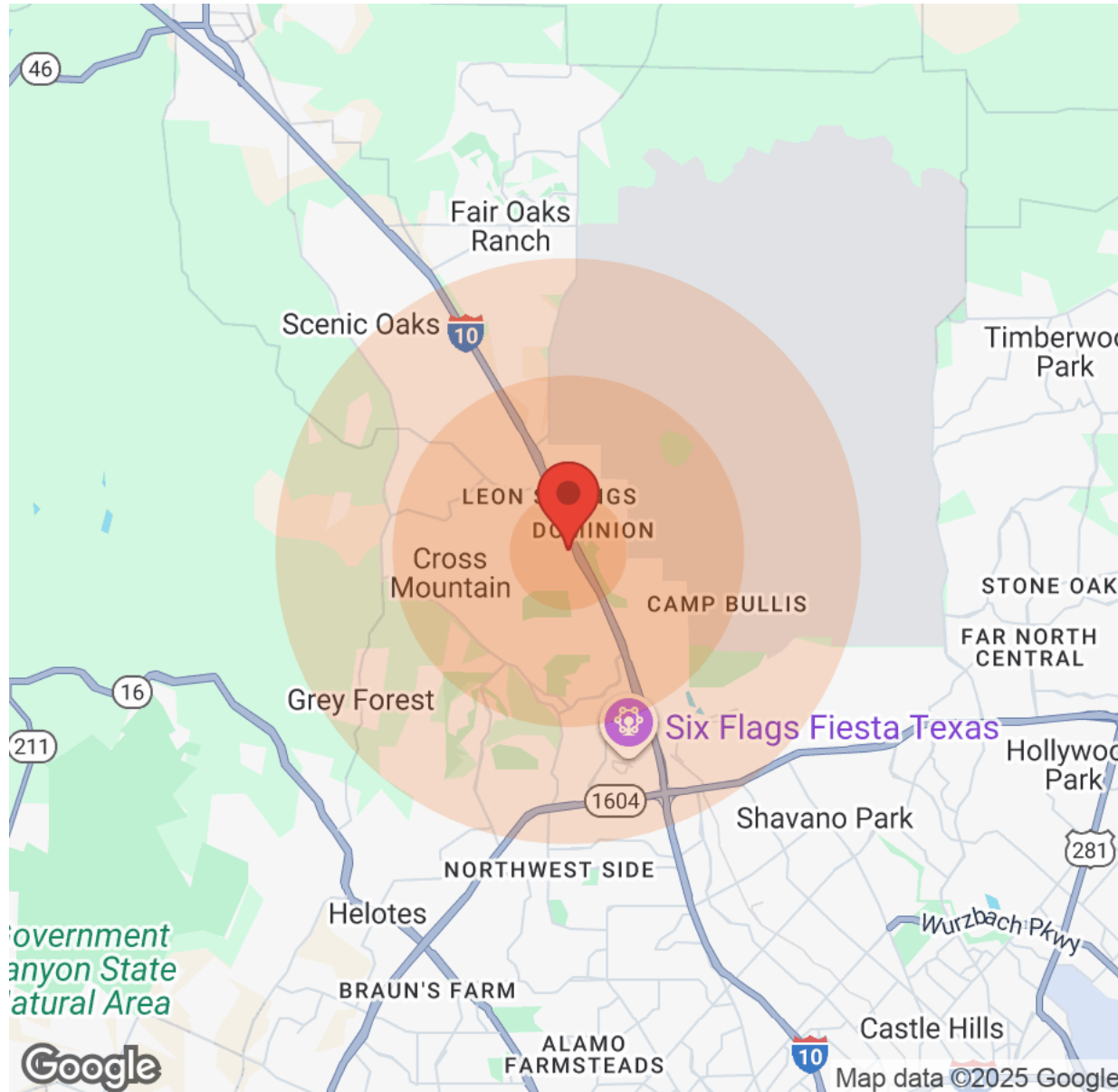
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# DEMOGRAPHICS

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Population	1 Mile	3 Miles	5 Miles
Male	1,693	8,504	20,947
Female	1,748	8,332	20,313
Total Population	3,441	16,836	41,260

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	576	3,393	8,051
Ages 15-24	445	2,559	5,590
Ages 25-54	1,035	5,086	16,952
Ages 55-64	539	2,444	4,515
Ages 65+	846	3,354	6,152

Race	1 Mile	3 Miles	5 Miles
White	3,196	14,840	33,784
Black	9	256	1,495
Am In/AK Nat	6	15	54
Hawaiian	N/A	2	42
Hispanic	1,099	4,939	12,684
Multi-Racial	292	2,238	6,422

Income	1 Mile	3 Miles	5 Miles
Median	\$170,972	\$117,897	\$110,085
< \$15,000	59	103	1,302
\$15,000-\$24,999	14	106	520
\$25,000-\$34,999	45	430	623
\$35,000-\$49,999	96	357	808
\$50,000-\$74,999	180	600	1,672
\$75,000-\$99,999	123	877	1,830
\$100,000-\$149,999	104	1,349	3,121
\$150,000-\$199,999	134	836	1,737
> \$200,000	563	1,326	2,127

Housing	1 Mile	3 Miles	5 Miles
Total Units	1,607	6,476	14,626
Occupied	1,378	5,900	13,431
Owner Occupied	1,229	5,052	9,849
Renter Occupied	149	848	3,582
Vacant	229	576	1,195

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# AGENT PROFILE

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# PROFESSIONAL BIO

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Lisa's dedication and commitment to her clients have propelled her to become one of the top commercial real estate agents in San Antonio. She began her career in 1996 at a small commercial firm in Dallas, Texas, where she built a strong foundation in real estate. Eventually, Lisa returned to her hometown of San Antonio to expand her expertise and grow her business.

Passionate about guiding clients through the buying, selling, or leasing process, Lisa thrives on the unique challenges and rewarding outcomes of every transaction. No project is too large or too small, and she approaches each situation with personalized care and professionalism. One client noted, "It was a pleasure to work with Lisa. My property had many difficulties, but Lisa always came up with solutions. Thank you for being professional and completing the sale." – BH

Recognized for her excellence, Lisa was named Top Commercial Agent by SABOR in both 2020 and 2021 and was nominated for the MySA Express-News "Best Real Estate Agent." She values the loyalty and trust of her clients and strives to reciprocate that dedication in every interaction.

Lisa has a proven ability to navigate even the most complex transactions. As another client shared, "Lisa really helped with a commercial property that had non-standard funding. Appreciate all the help." – NK. Her experience and problem-solving mindset help clients feel supported every step of the way.

Lisa is an active member of Commercial Real Estate Women (CREW) and is currently pursuing her Certified Commercial Investment Member (CCIM) designation.

Outside of work, though that's a rare occurrence, Lisa enjoys traveling, exploring new restaurants, savoring great wine, and contributing to nonprofit causes.

# DISCLAIMER

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