



214 E ASHBY PL

SAN ANTONIO, TX 78212

LUKE OWENS-BRAGG
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For Lease

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PROPERTY INFORMATION

SECTION 1

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PROPERTY SUMMARY



LOCATION DESCRIPTION

214 E Ashby Pl is ideally situated in the heart of San Antonio, just minutes away from the vibrant Pearl District and the historic Monte Vista neighborhood. This property is conveniently located near major thoroughfares like US-281 and I-35, providing easy access to downtown San Antonio, the San Antonio River Walk, and major attractions such as the San Antonio Zoo and Brackenridge Park. The area boasts a rich cultural scene, with nearby art galleries, eclectic dining options, and boutique shopping. This dynamic location is perfect for businesses or residential living, offering the perfect blend of urban amenities and neighborhood charm.



OFFERING SUMMARY

Lease Rate:	Negotiable
Number of Units:	1
Available SF:	2,384 SF
Lot Size:	0.178 Acres
Building Size:	2,384 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	6,880	51,350	132,901
Total Population	13,659	130,899	349,022
Average HH Income	\$93,084	\$79,260	\$72,095

PROPERTY DESCRIPTION



PROPERTY DESCRIPTION

214 E Ashby is a charming commercial space that offers a cozy, vintage vibe. Situated just off Saint Mary's, this property is ideal for any kind of business. It's bright, roomy, and comes with private parking. Surrounded by other well-established businesses and just a short drive to downtown, it's in a vibrant area with lots of daily foot traffic. The neighborhood is constantly growing, making it a fantastic place to establish or expand your business. If you're interested in being part of this historic district, don't hesitate to schedule a showing today!

INTERIOR DESCRIPTION

Large offices, conference room, kitchen/break area, two bathrooms, back/private entrance. Remote controlled front gate installed in 2022.

PARKING DESCRIPTION

At the back of the building.

UTILITIES DESCRIPTION

City electric, gas, and water/sewer.

CONSTRUCTION DESCRIPTION

Wood

POWER DESCRIPTION

CPS

GAS DESCRIPTION

CPS

COMPLETE HIGHLIGHTS



BUILDING INFORMATION

Building Class	A
Occupancy %	100.0%
Tenancy	Single
Number of Floors	2
Year Built	1911
Year Last Renovated	2022
Gross Leasable Area	2,384 SF
Construction Status	Existing
Condition	Excellent
Free Standing	Yes
Number of Buildings	1
Foundation	Pier & Beam

PROPERTY HIGHLIGHTS

- Frequent foot traffic
- Popular spot for all kinds of businesses
- Large windows allowing ample natural light
- High visibility in a prime commercial location

ADDITIONAL PHOTOS



LEASE SPACES



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	2,384 SF	Lease Rate:	Negotiable

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
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214 E Ashby Pl	Available	2,384 SF	NNN	Negotiable	214 E Ashby Pl offers 2,834 SQFT of versatile space ideal for a variety of commercial uses. Located in a prime San Antonio area, this property provides excellent accessibility and visibility. The open layout allows for flexible configurations, while the surrounding neighborhood offers strong foot traffic and convenient access to major roads
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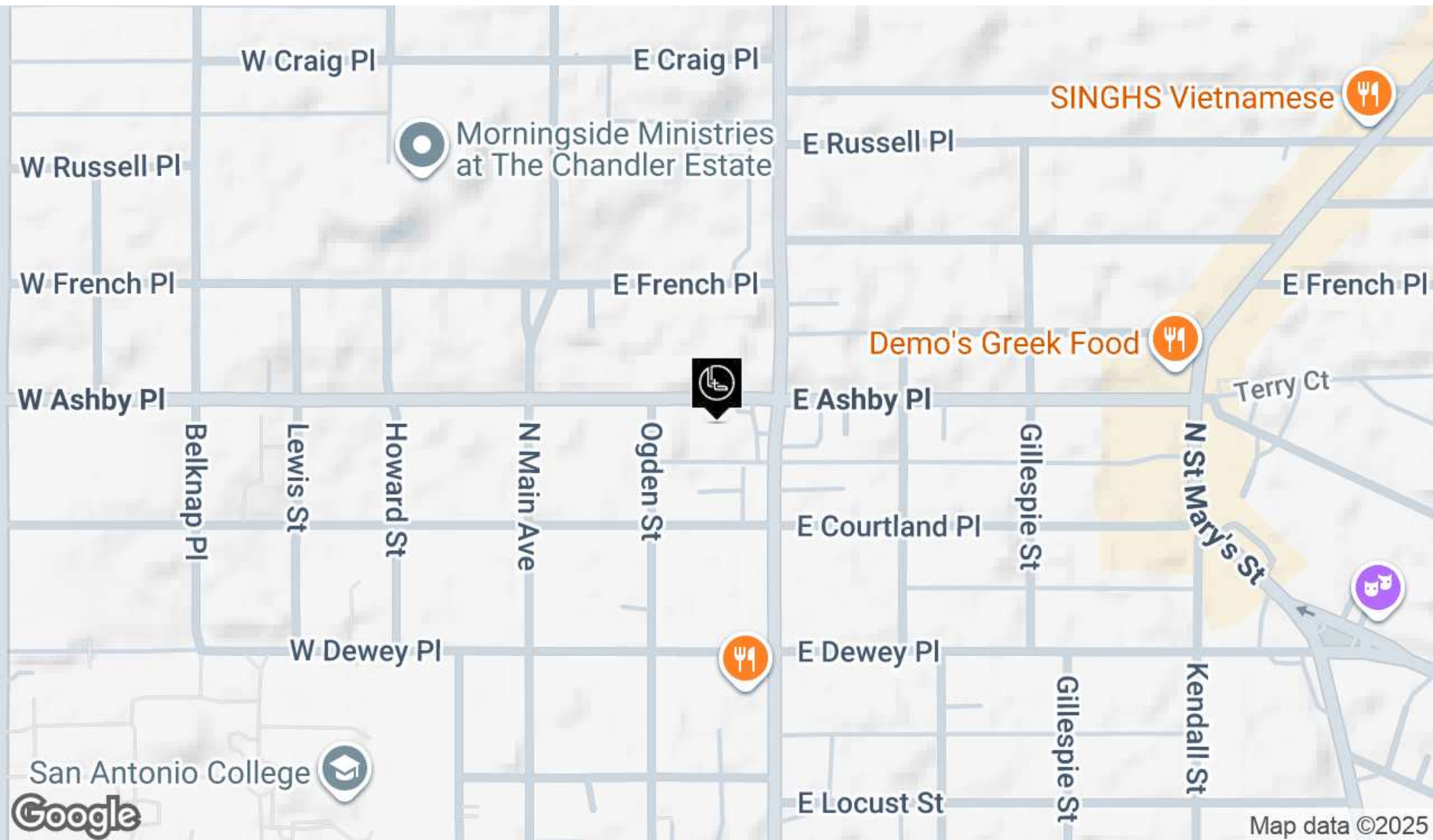


LOCATION INFORMATION

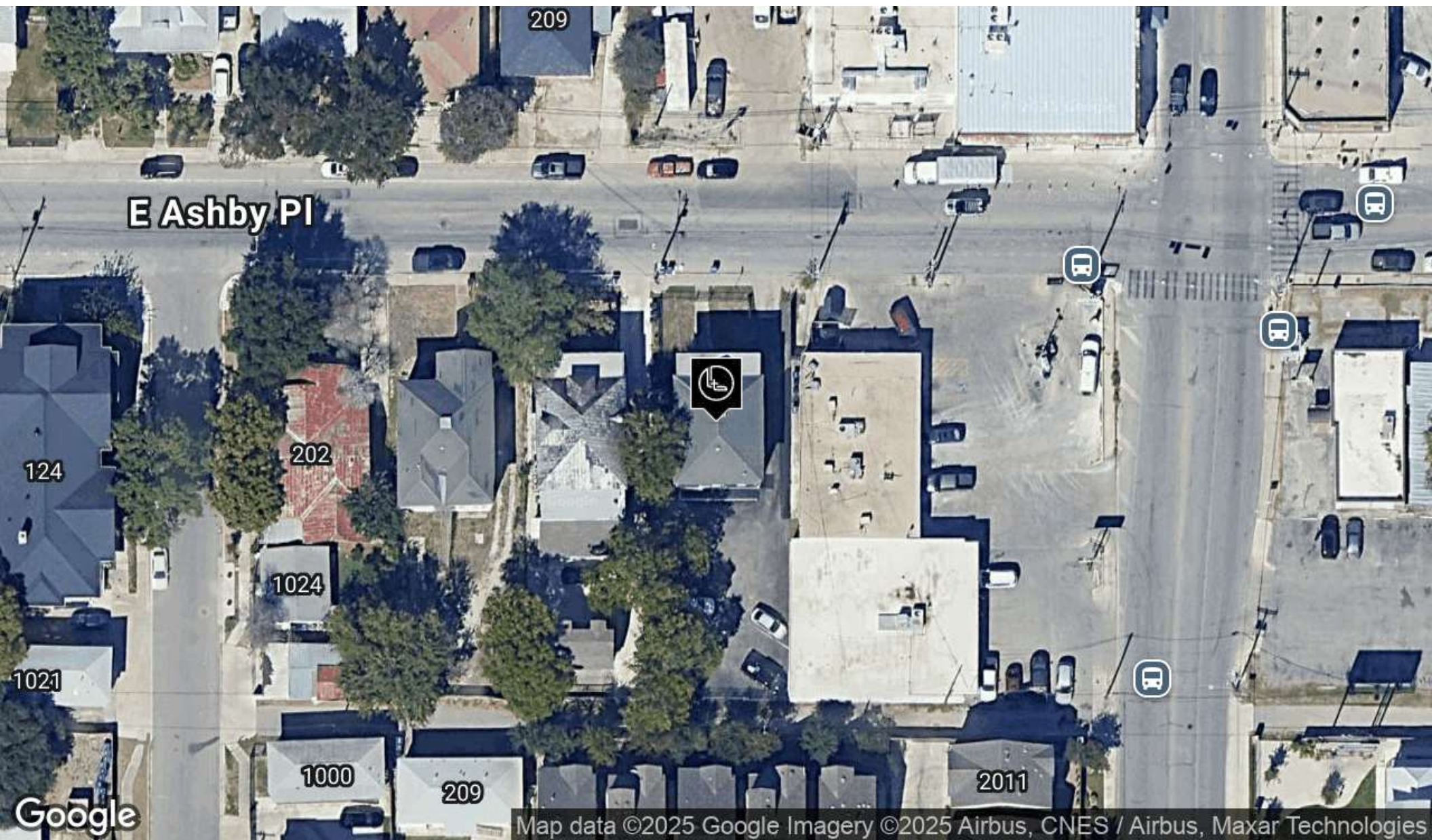
SECTION 2

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LOCATION MAP



AERIAL MAP





DEMOGRAPHICS

SECTION 3

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DEMOGRAPHICS MAP & REPORT

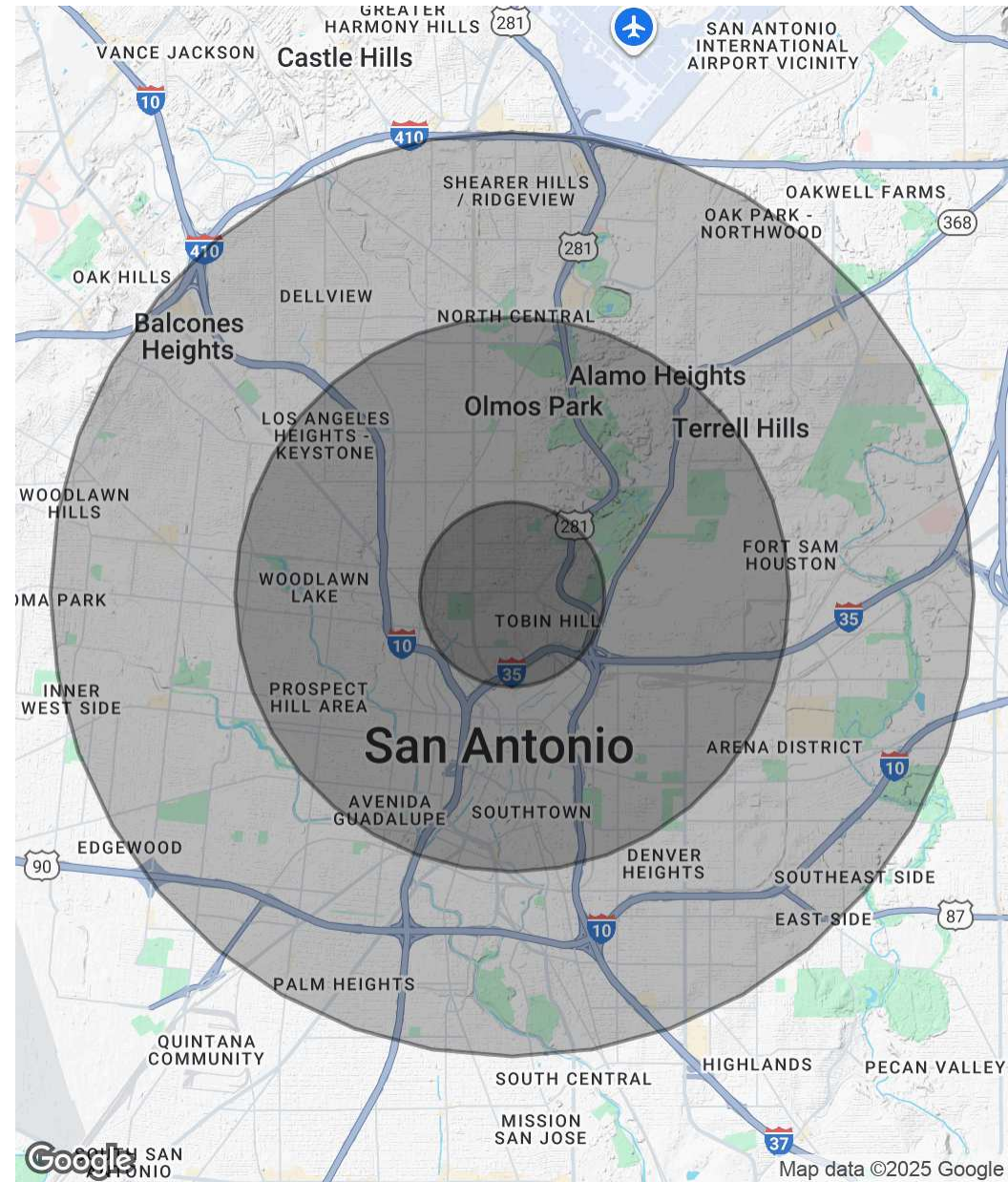
POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	13,659	130,899	349,022
Average Age	42	40	40
Average Age (Male)	42	39	38
Average Age (Female)	42	41	41

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	6,880	51,350	132,901
# of Persons per HH	2	2.5	2.6
Average HH Income	\$93,084	\$79,260	\$72,095
Average House Value	\$544,696	\$363,875	\$297,900

Demographics data derived from AlphaMap



AREA ANALYTICS

ETHNICITY	1 MILE	3 MILES	5 MILES
Population Hispanic	7,012	89,710	249,951
Population Non-Hispanic	6,647	41,189	99,071

ETHNICITY (%)	1 MILE	3 MILES	5 MILES
Population Hispanic (%)	51.30%	68.50%	71.60%

RACE	1 MILE	3 MILES	5 MILES
Population White	7,772	59,245	149,727
Population Black	494	6,622	21,988
Population American Indian	176	1,780	5,104
Population Asian	344	1,847	4,577
Population Pacific Islander	9	103	335
Population Other	1,803	26,947	71,192

RACE (%)	1 MILE	3 MILES	5 MILES
Population White (%)	56.90%	45.30%	42.90%
Population Black (%)	3.60%	5.10%	6.30%
Population American Indian (%)	1.30%	1.40%	1.50%
Population Asian (%)	2.50%	1.40%	1.30%
Population Pacific Islander (%)	0.10%	0.10%	0.10%
Population Other (%)	13.20%	20.60%	20.40%

Map and demographics data derived from AlphaMap

