

FOR LEASE

Brodie Park Shopping Center



CARR
Development, Inc.



joe@carrdevelopment.com
grant@carrdevelopment.com
5121 Bee Cave Rd., Suite 207
Austin, TX 78746
Phone: (512) 306-1771

FOR LEASE | BRODIE PARK | 9001 BRODIE LANE, AUSTIN, TX 78748



PROPERTY INFO

- Join Airrosti, Jet's Pizza, and Nanami Sushi at 9001 Brodie Lane in this 30,000 square foot retail development.
- Excellent location for retail, restaurant and medical space.
- Located on the southeast corner of Brodie Ln. and Davis Ln., approximately 1/4 mile North of Slaughter Ln. and approximately 1 mile South of William Cannon
- Lighted intersection

RETAIL SPACE AND PADS AVAILABLE

- Suite A-1: 3,080 square feet
- Suite C-6: 1,574 square feet
- Suite C-9: 3,450 square feet
- Two fully developed pads - call for pricing

RATES | NNN

- Please call for current lease rates | \$12.33 psf NNN

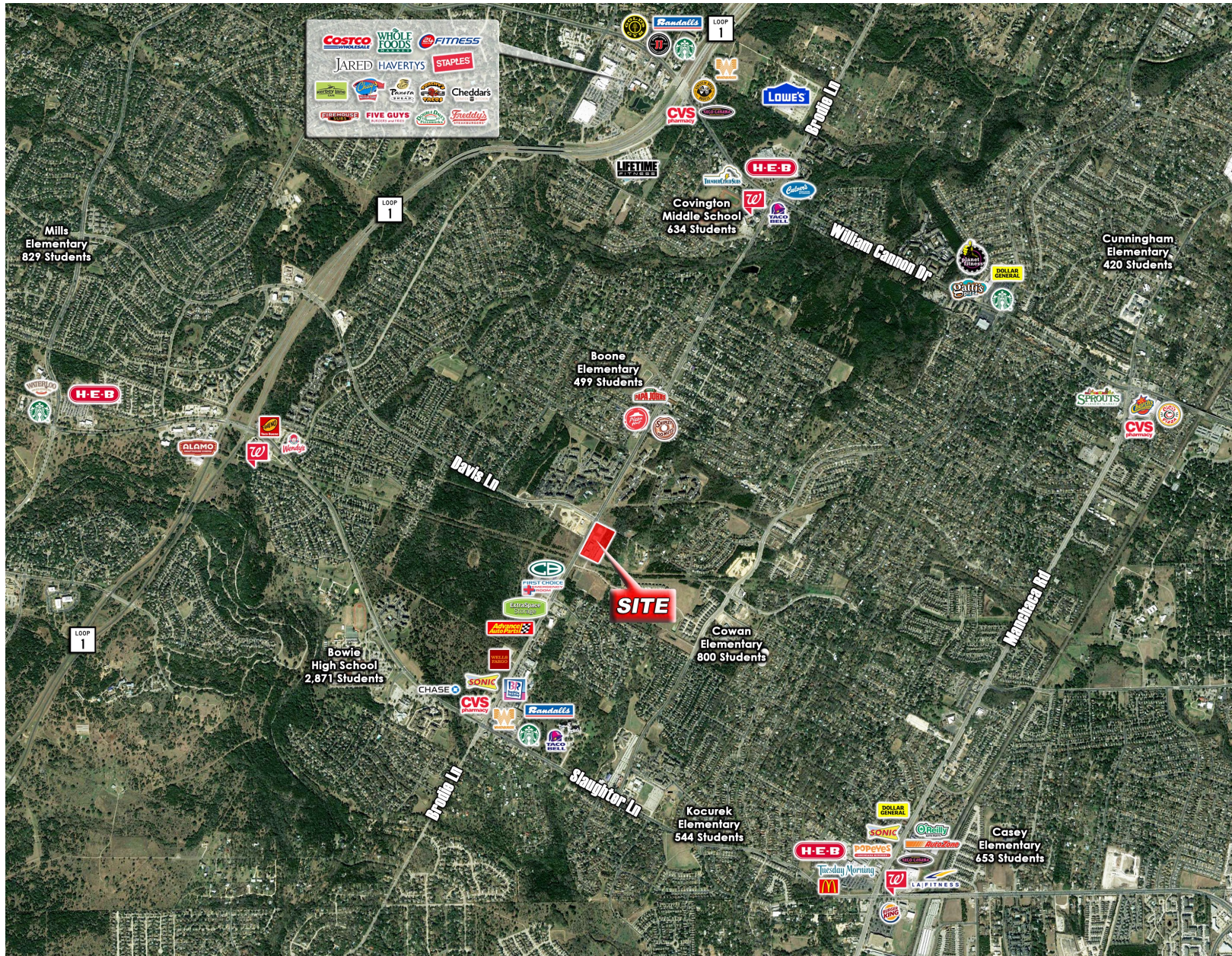
AREA RETAILERS AND RESTAURANTS



BRODIE PARK
SITE PLAN



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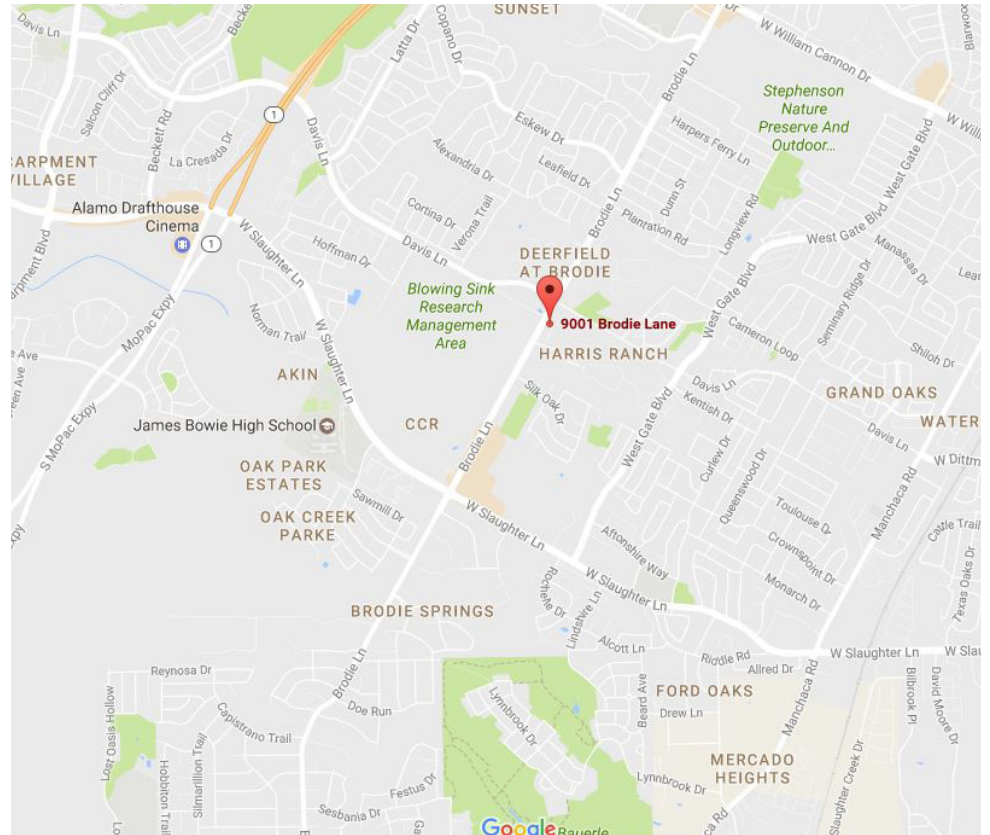
AREA INFO

2023 Demographics

| | 2 Mile | 5 Mile | 10 Mile |
|------------------|-----------|-----------|-----------|
| Total Population | 47,102 | 233,953 | 616,531 |
| 2028 Population | 47,845 | 242,286 | 647,277 |
| Median Age | 38.7 | 37.7 | 36.1 |
| Avg HH Income | \$112,460 | \$111,486 | \$114,108 |
| Households | 19,840 | 98,051 | 250,995 |

Traffic counts

| | |
|-----------|------------|
| Davis Ln. | 21,550 vpd |
| Deer Ln. | 23,803 vpd |



CONTACT US

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