

FOR LEASE

2205 Warehouse Cir, Marble Falls, TX 78654

Office/Warehouse

1,250 - 2,500 SF



Farren Fox

(512)755-1547

farren@markfoxco.com



Property Features



8 Individual Units Available with Option to Combine
12' x 12' Roll-Up Doors
Ground Level, Rear Entry
Standard Build-Out options available
14 foot ceilings

Farren Fox

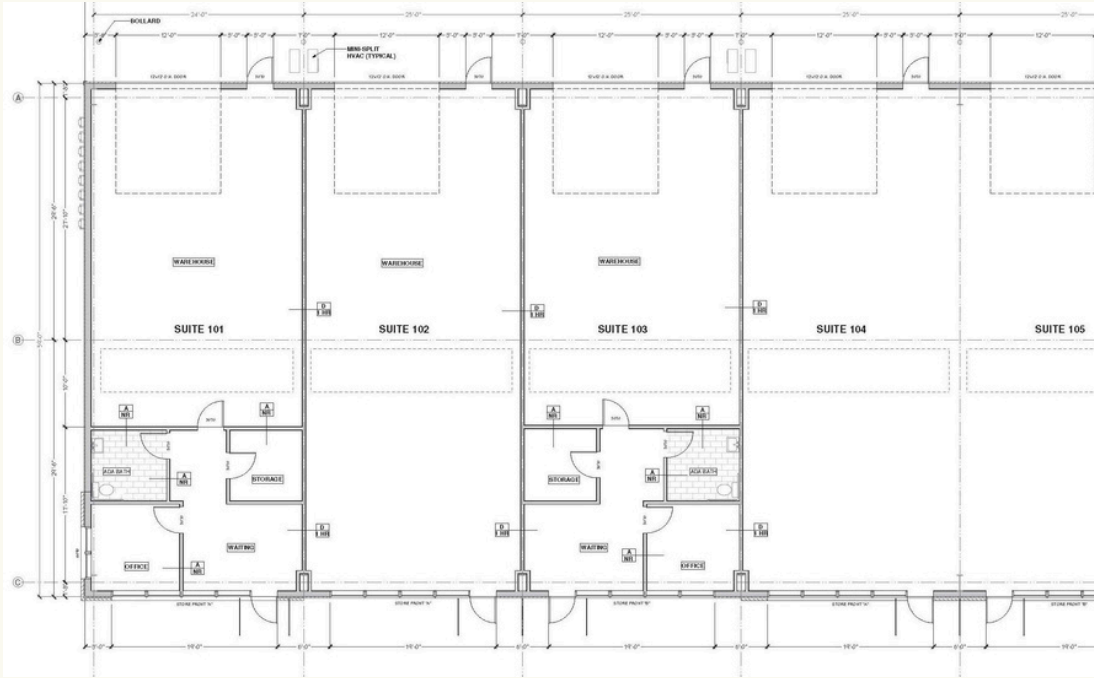
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All information provided is deemed reliable, but is not guaranteed and should be independently verified.



Proposed Build-Out



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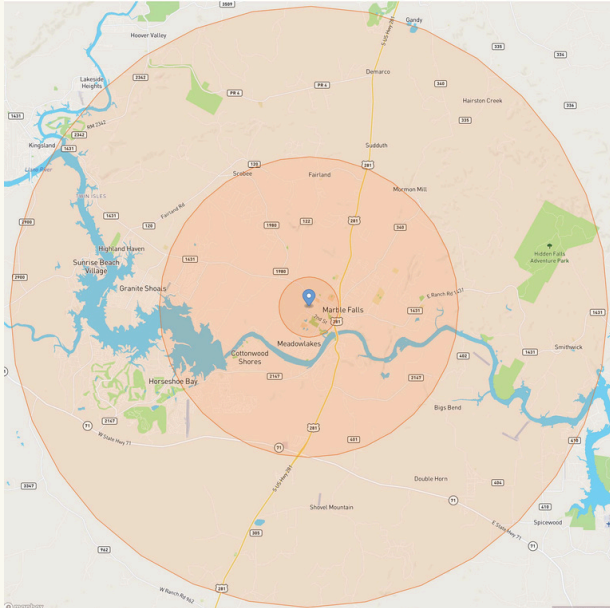
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Community Overview



- **Population**

- 15,459 within 5 mile radius
- 30,524 within 10 mile radius

- **Average Household Income**

- \$96,780.00 within 5 mile radius
- \$109,692.00 within 10 mile radius

- **Number of Households**

- 7,325 within 5 mile radius
- 17,470 within 10 mile radius

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Projections



Geography	2010-2020	2020-2030
Texas	+16% 25,145,561 - 29,145,505	+13% 29,145,505 - 32,912,882
Blanco County	+8% 10,497 - 11,374	+4% 11,374 - 11,851
Burnet County	+15% 42,750 - 49,130	+12% 49,130 - 55,262
Llano County	+10% 19,301 - 21,243	+9% 21,243 - 23,089

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