Tarantino

Riverwalk Office Condos

120 Riverwalk Drive, San Marcos, TX

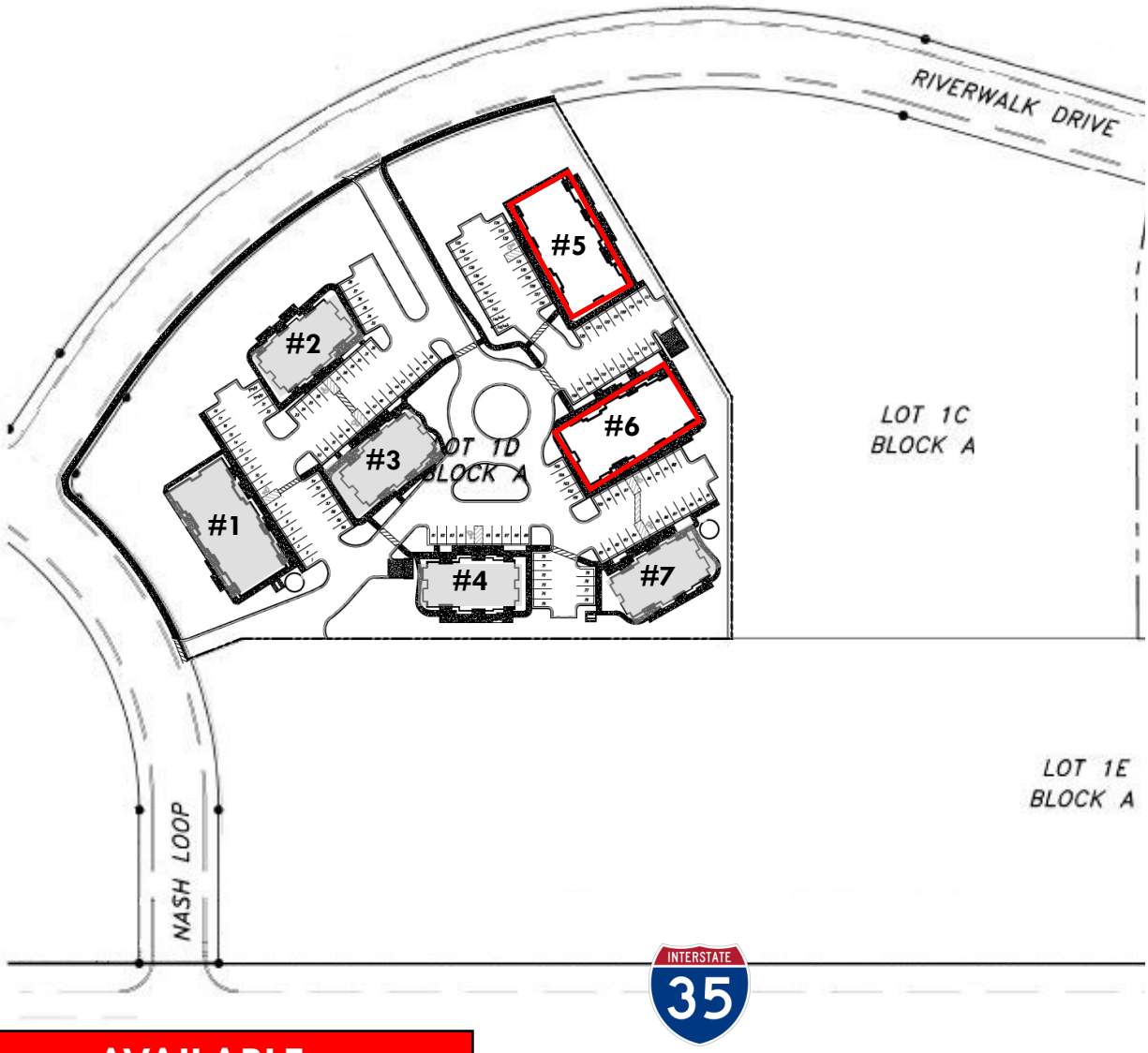
OFFICE SPACE - FOR SALE/LEASE TO OWN

PROPERTY INFORMATION

- Brand New Office Condos!
- Delivering in Shell Condition
- 5,998 SF Office Space
- Easy access on and off IH-35
- Situated in the growing San Marcos corridor!
- Close Proximity to Texas State, the Outlet Mall, & new Buc-ee's!
- **Call today for more Information!**

Aerial Site Plan

Riverwalk Office Condos



AVAILABLE

Building 1	**LEASED**
Building 2	**SOLD**
Building 3	**SOLD**
Building 4	**SOLD**
Building 7	**SOLD**

FOR SALE

Building 5*	5,998 SF
Building 6*	5,998 SF

*under construction

For more information please contact:

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KEY LOCATIONS	
Buc-ee's	2 min
Amazon Warehouse	5 min
Tesla Warehouse	5 min
Texas State University	7 min
San Marcos Airport	10 min

DEMOGRAPHICS (2025)			
Mile(s)	1	3	5
Population	2,449	28,449	91,958
Total Households	860	11,147	33,256
Avg Household Income	$95,563	$86,147	$86,135

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