



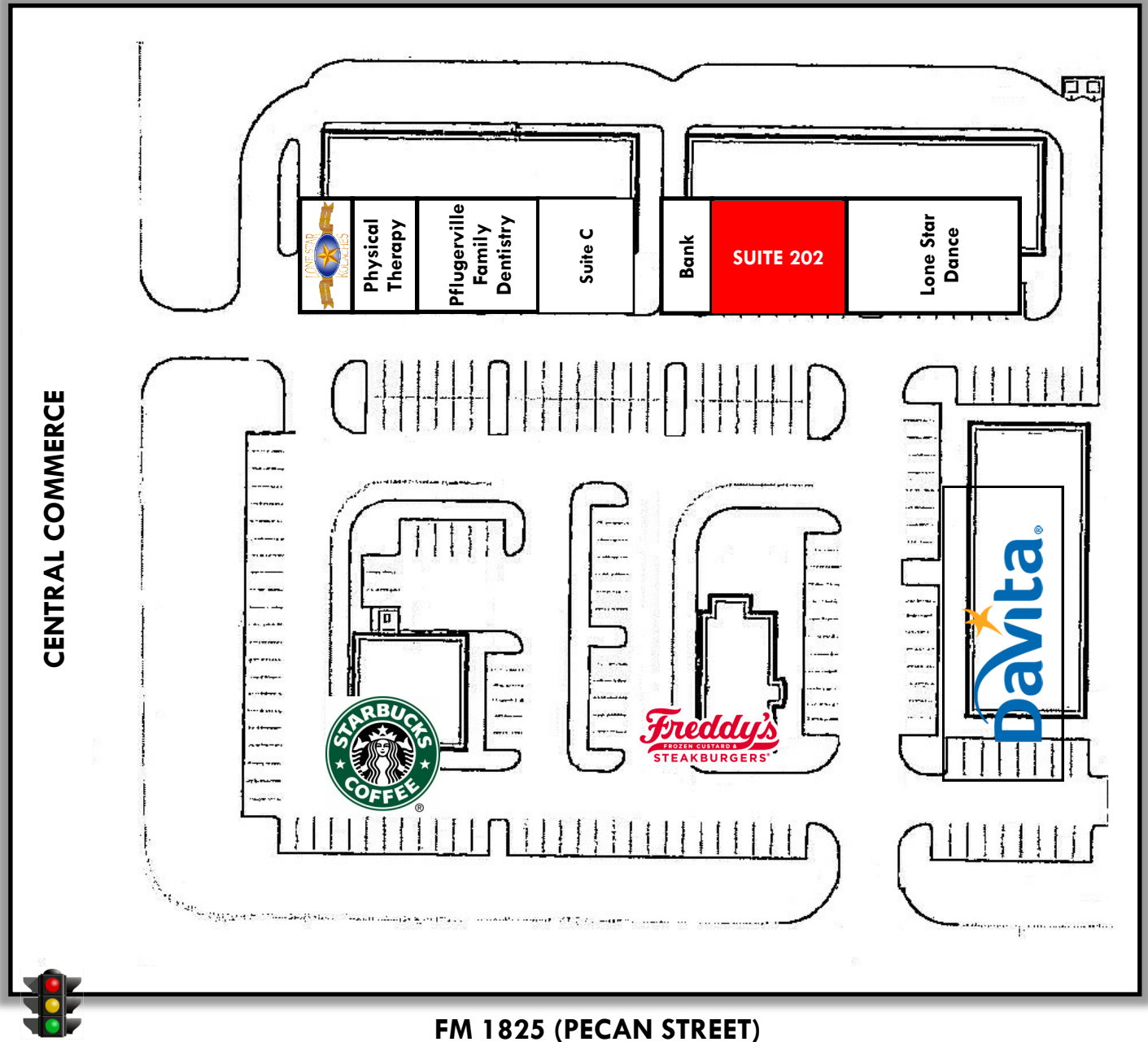
PECAN MARKET PLACE

2606 FM 1825, Pflugerville, TX 78660

OFFICE/RETAIL SPACE - FOR LEASE



- General Retail Space for Lease
- FM 1825, intersection of Pecan Street and Central Commerce.
- Great Visibility, Large Pylon Signage
- Come Join: Freddy's Frozen Custard, Starbucks, Lonestar Dance Center, and Lonestar Kolaches
- Abundant Parking
- **Call For a Tour Today!**



AVAILABILITY	
Suite 202	3,185 SF

For more information please contact:
 Nick Tarantino, CCIM
 Nick@tarantino.com
 Chad Folts
 cfolts@tarantino.com

502 East 11th St., Suite 400
 Austin, Texas 78701
 Tel (512) 302-4500
 Fax (512) 302-4109
 www.tarantino.com



SITE



- **GREAT LOCATION**
- **FOR PRICING AND SPACE AVAILABILITY, CALL TODAY!**

DEMOGRAPHICS (2023)

MILE(S)	1	3	5
Total Population	9,984	110,532	251,514
Total Household	4,112	44,342	100,381
Avg HH Income	\$83,854	\$95,542	\$98,868

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