



FOR SALE

15004 Avery Ranch Blvd, Austin, TX 78717



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FOR SALE

LOCATION

15004 Avery Ranch Blvd, Bldg C, Austin, TX 78717

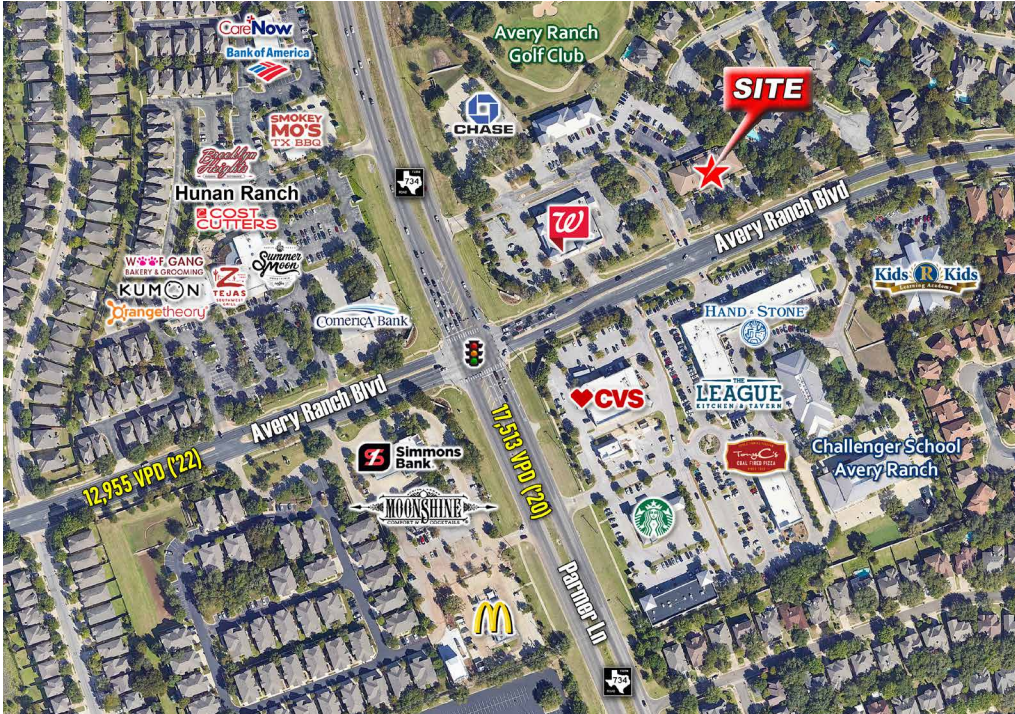
FOR SALE

± 9,908 SF | Call for Pricing





PROPERTY HIGHLIGHTS

HTH Capital is pleased to present 15004 Avery Ranch Blvd., Bldg. C. for sale. The property is a 9,908 SF, residentially anchored retail center with long-term medical tenants. This property has remained fully occupied without any active leasing since its development.

The property is conveniently located on Avery Ranch Blvd. with easy access to HW-183, TX-45, and the MoPac Expy. Located in the desirable medical corridor of Round Rock and Austin, with unparalleled market growth.



2023 DEMOGRAPHICS

				
	TOTAL	TOTAL	DAYTIME	AVERAGE HH
RADIUS	POPULATION	HOUSEHOLDS	POPULATION	INCOME
1 Mile	9,857	3,179	7,377	\$174,736
3 Mile	96,609	37,184	85,960	\$140,874
5 Mile	246,017	93,832	217,344	\$139,382

OFFICE SPACE - 15004 AVERY RANCH BLVD

Austin, TX 78717