



2203 S. Lamar

2203 South Lamar Blvd., Austin, TX 78704

1,805 SF RETAIL SPACE - FOR LEASE

- 1,805 SF Retail Space Available
- Outstanding Location on South Lamar
- High Traffic Counts & Great Visibility on Lamar - Walkable Location!
- Close Proximity to Matt's El Rancho, Kerbey Lane, Broken Spoke, and other iconic Austin businesses!
- Easy Access to Hwy 290, 360, and Mopac!
- **Call For a Tour Today!**





AVAILABILITY	
Suite 200	1,805 SF

DEMOGRAPHICS (2024)				
MILE(S)	1	3	5	
Total Population	22,663	142,679	363,969	
Total Households	12,065	73,251	164,659	
Average HH Income	\$129,899	\$121,059	\$107,185	
Daytime Employees	7,507	172,912	309,239	

For more information please contact:
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