

FOR LEASE

7501 BURNET RD
AUSTIN, TX

COMPANY

PET • BINDING

Sale



7 STREAMS
COMMERCIAL GROUP



BROKERED BY
exp
REALTY

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EXECUTIVE SUMMARY

7501 BURNET RD
7501 BURNET RD, AUSTIN, TX 78757



OFFERING SUMMARY

Available SF:	9,347 SF
Lease Rate:	\$16.00 - 18.00 SF/yr (NNN)
Lot Size:	0.75 Acres
Year Built:	1971
Building Size:	18,678
Market:	Austin
Submarket:	Central

PROPERTY OVERVIEW

7501 Burnet Rd offers rare showroom space available on the High Traffic Burnet Rd. just south of W Anderson Ln. This space can accommodate a wide array of Tenant uses with an open layout and high ceilings. 7501 Burnet also offers great signage with high visibility.

PROPERTY HIGHLIGHTS

- Showroom Layout
- Location Burnet Rd just south of W Anderson Lane
- Ample Parking
- Great Signage Opportunities
- Available February 1, 2019

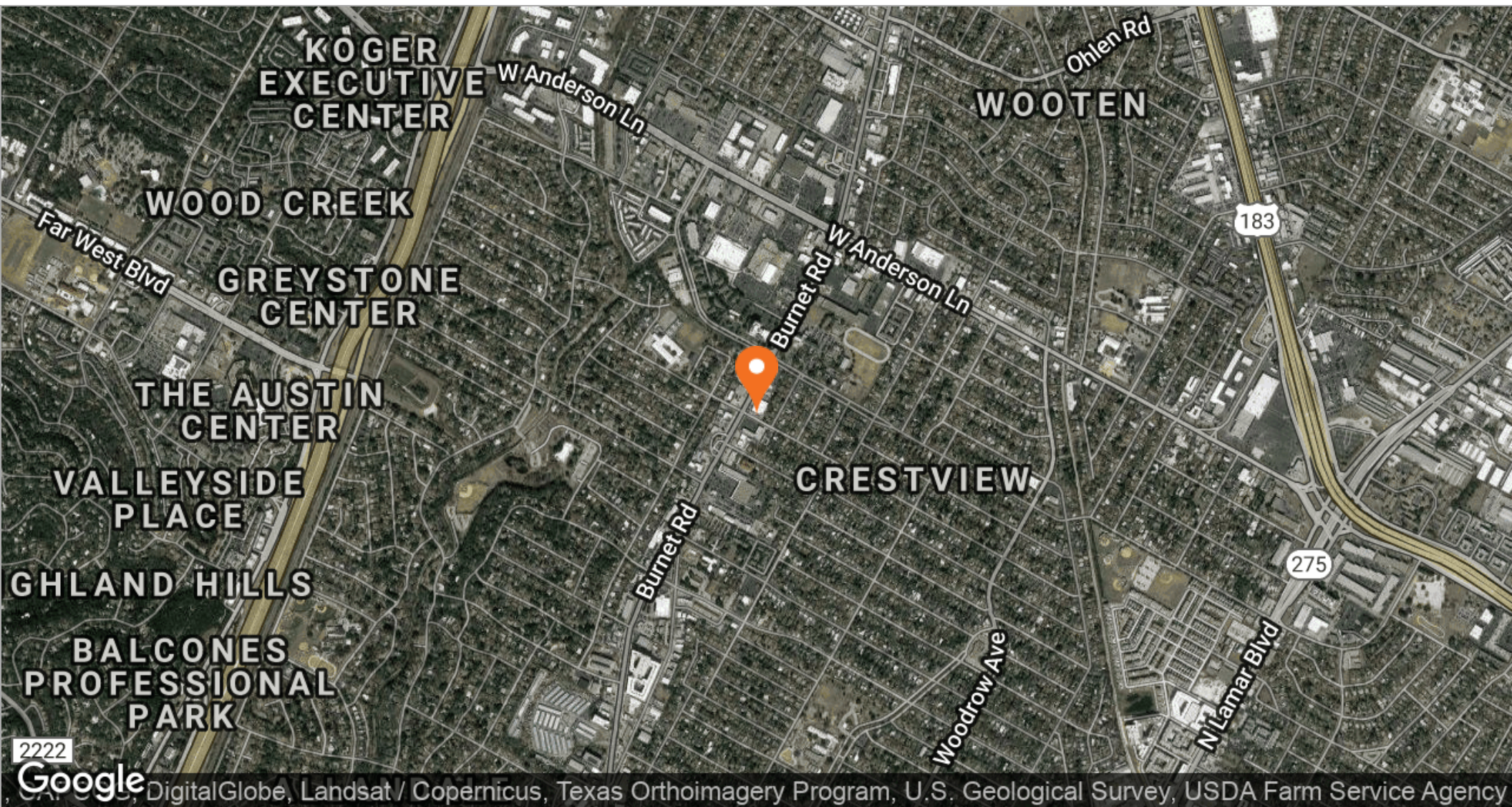
ADDITIONAL PHOTOS

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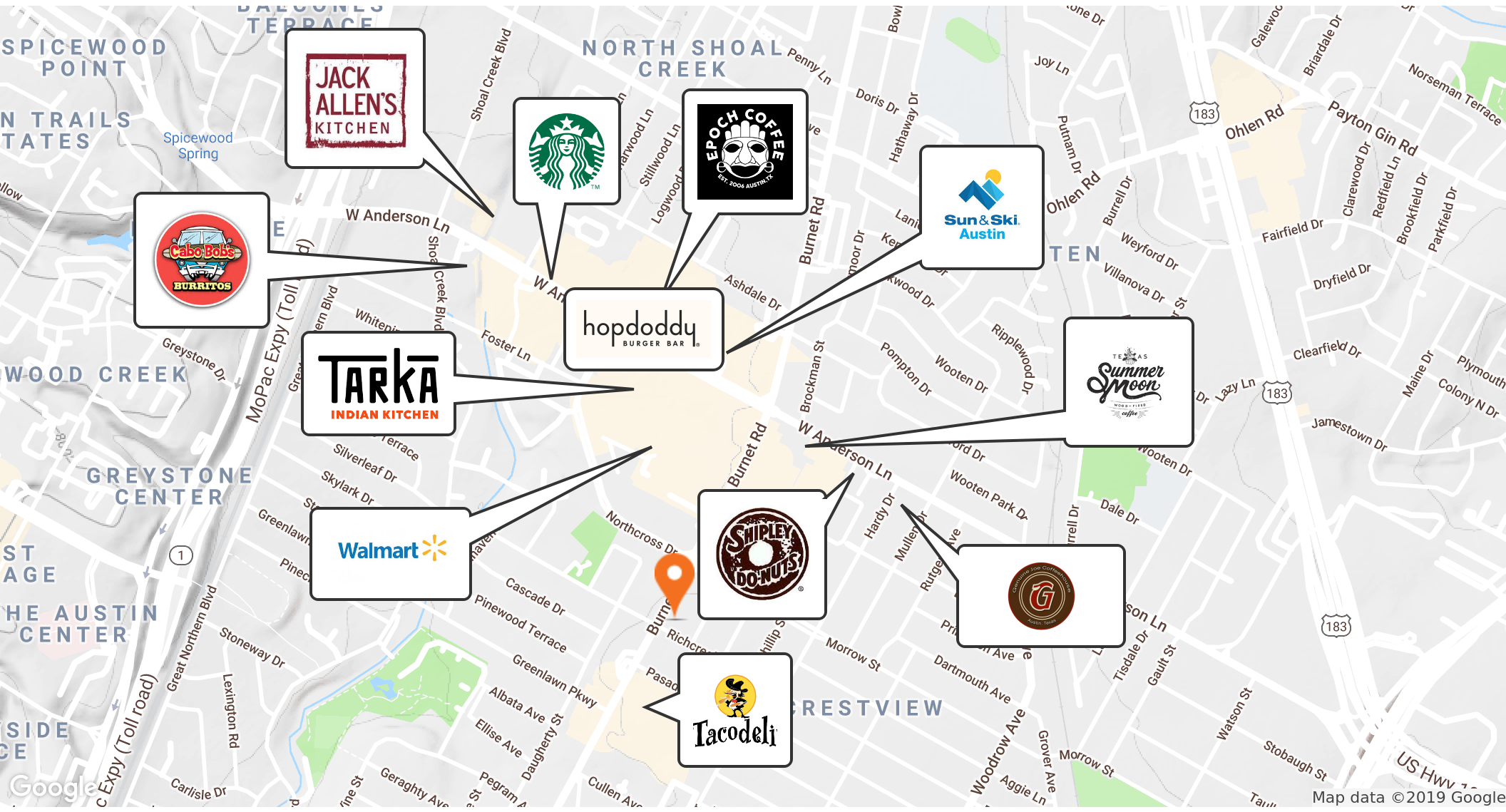
LOCATION MAPS

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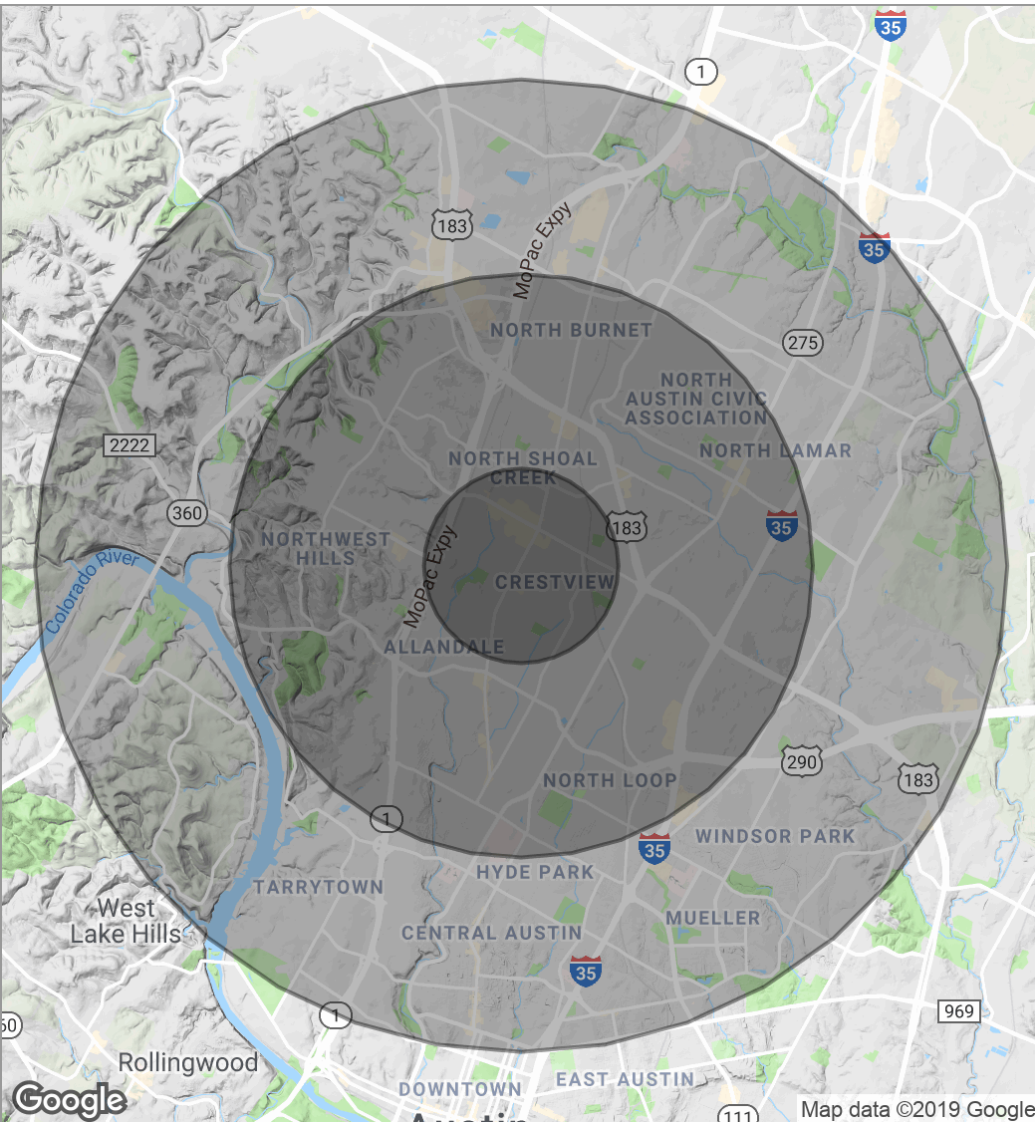
RETAILER MAP

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DEMOGRAPHICS MAP

7501 BURNET RD
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	13,658	132,119	314,950
Median age	36.9	32.8	32.1
Median age (Male)	35.9	32.3	31.6
Median age (Female)	38.9	33.6	32.9
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	6,462	58,839	133,173
# of persons per HH	2.1	2.2	2.4
Average HH income	\$67,534	\$65,179	\$70,523
Average house value	\$256,871	\$266,534	\$321,710

** Demographic data derived from 2010 US Census*