

LONE STAR CENTER

AUSTIN, TX | 9012 RESEARCH BOULEVARD



AVAILABILITY:
 SUITE A: 63,751 SF
 SUITE B: 9,882 SF

LEASE RATES:
 PLEASE CALL FOR DETAILS

AREA RETAILERS:

DEMOGRAPHICS:	1 MILE	3 MILE	5 MILE
2024 Population	14,893	142,757	316,150
2024 Daytime Population	28,284	197,989	423,050
2024 Total Households	6,763	66,341	146,005
2024 Average HH Income	\$92,117	\$119,012	\$131,345

TRAFFIC COUNTS:

US-183 N: 142,104 VPD
 Burnet Road: 35,973 VPD



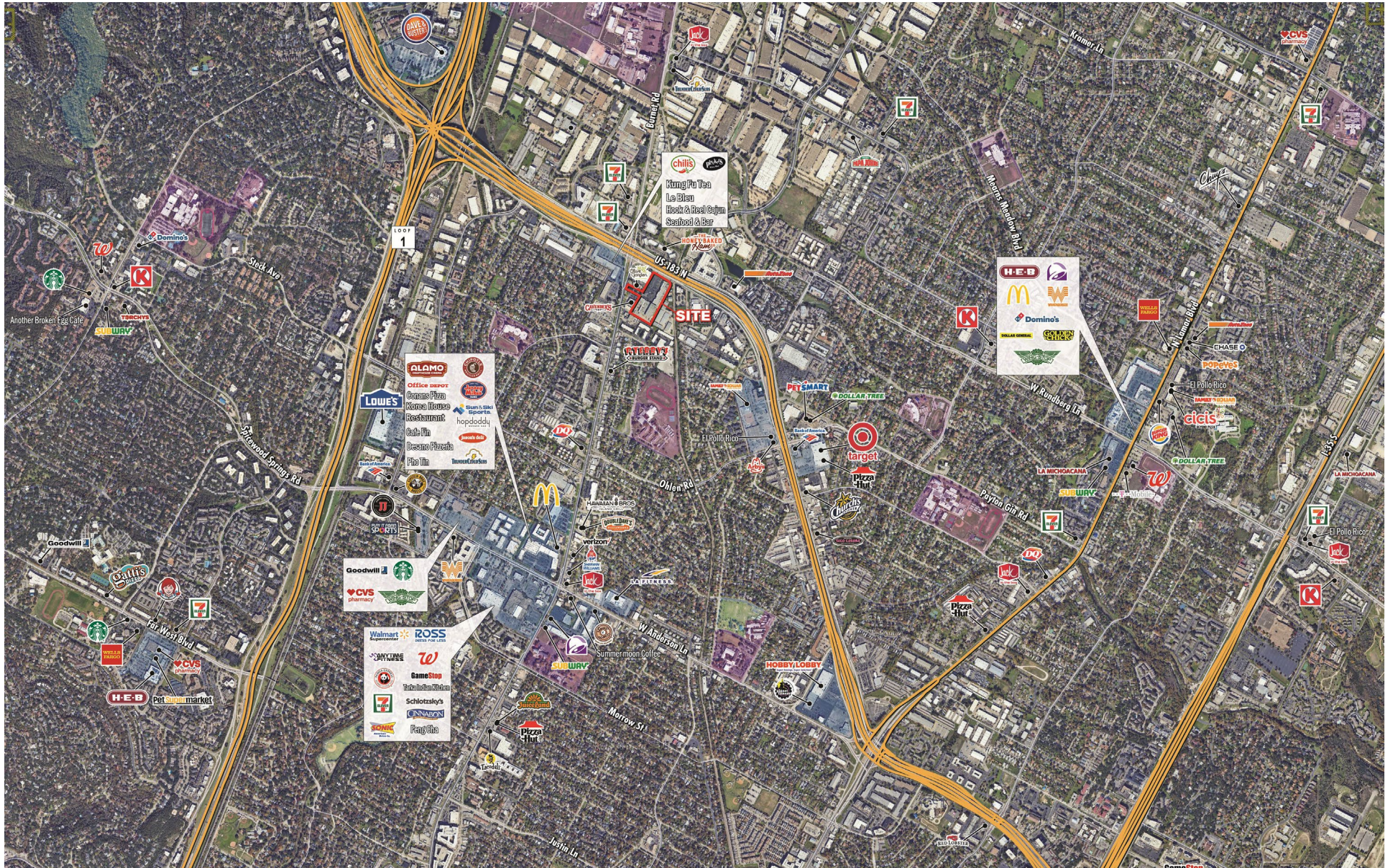
FOR MORE INFORMATION, PLEASE CONTACT:

JACQUELYN HENION
 512.485.0798
 jhenion@theretailconnection.net

LANCE MORRIS
 512.485.0888
 lmorris@theretailconnection.net

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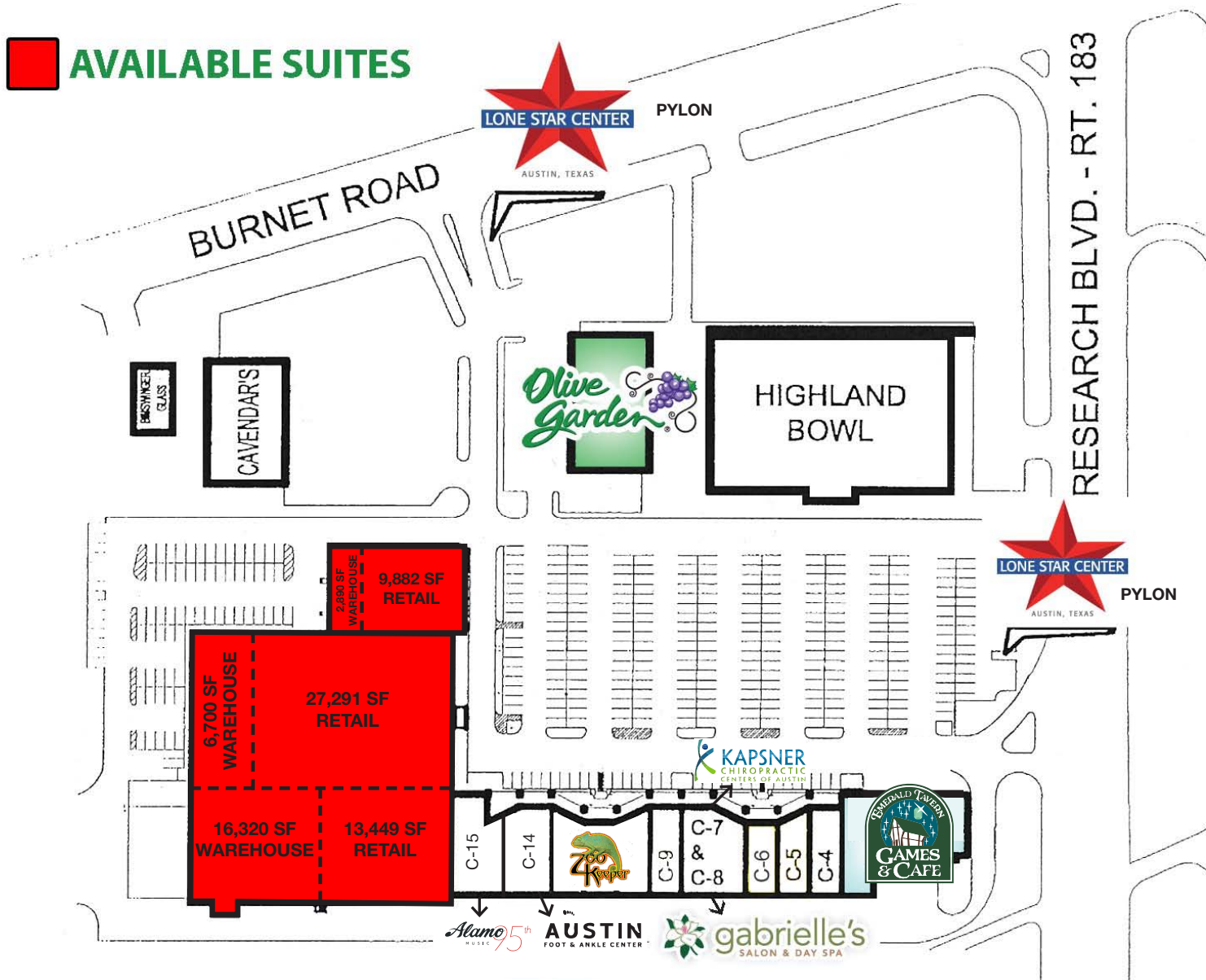
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 **AVAILABLE SUITES**



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