West Woods

3201, 3267 Bee Caves Road,
Austin, TX 78746

189,341 SF

Bryan Dabbs
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Property Summary GLA: 189,341

Highlights

West Woods is the top-community shopping destination for the most affluent neighborhood of Austin, TX. The property was recently remodeled and features top-notch restaurants, boutiques, and small-format fitness. West Woods is a community gathering place anchored by Petco, CVS, and Michael's.



Trade Area

	1 Mile	3 Mile	5 Mile
Population	7,632	70,132	256,460
No. of Households	2,733	33,950	120,694
Avg. HH Income	$270,119	$188,986	$146,904

Where It Really Matters.

FWR

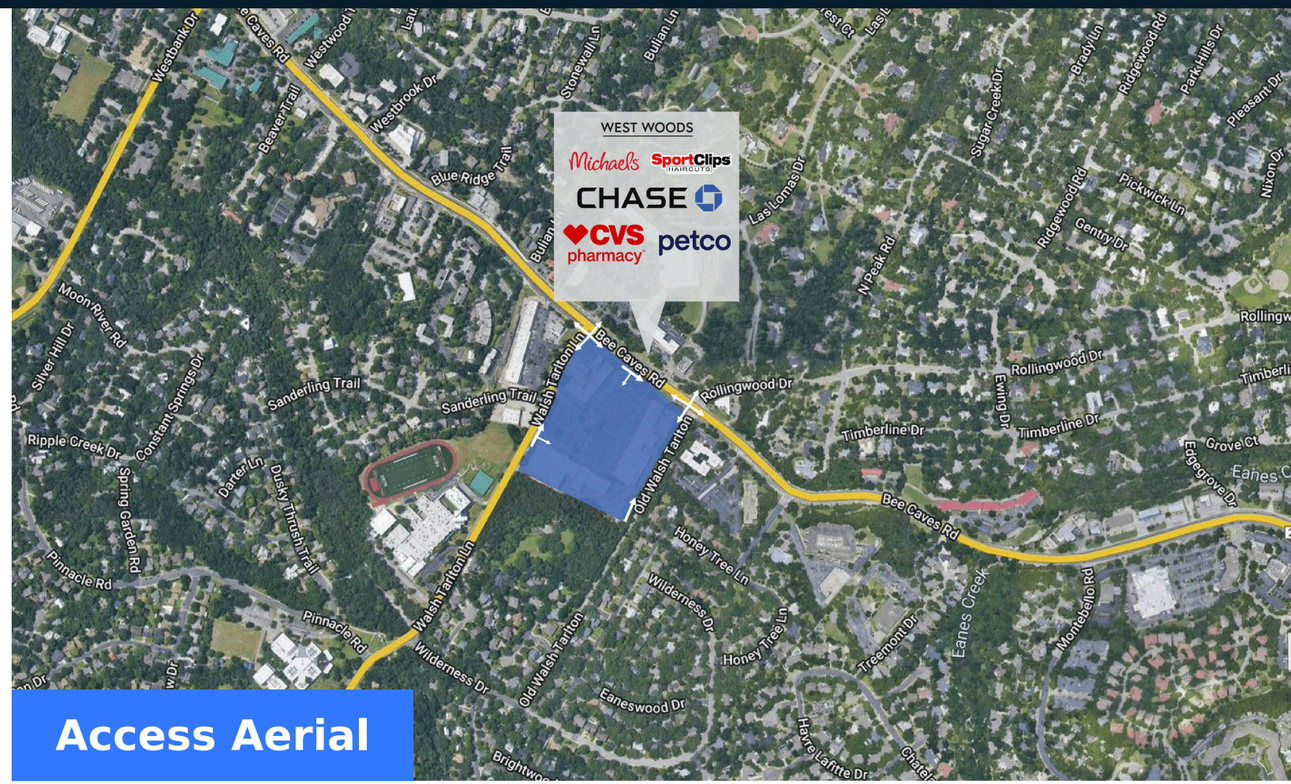
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Market Aerial



Access Aerial







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AVAILABLE SPACE

Retailers		SF
ATM	Wells Fargo ATM	
01	CAVA Mezze Grill	3,000
02	Ride Indoor Cycling	2,741
03	Stretch Lab	1,475
04	Sports Clips	1,440
05	Lotus Hunan Restaurant	2,720
06	Michael's	17,624
07	Petco	11,180
08	U.S. Postal Office	7,233
09	Train 4 the Game	11,626
10	Las Palomas Restaurant	4,239
11	AT&T	1,633
12	Clement's Paint & Decorating	3,000
13	West Woods Liquor	2,000
14	CVS	8,640
15	F45 Training	2,400
16	Dolce Salon	2,400

Retailers		SF
17A	Saint Bernard	16,572
17B	Strait Music Company	22,639
18	**Available**	**80**
19	ModMarket	2,640
20	Jones Hearing Centers	1,560
21	Saffron South	2,700
22	H&R Block	1,500
23	Mathnasium	1,210
24	Massage Envy	3,000
25	T-Mobile	1,557
26	Summer Moon Coffee Bar	1,759
27	Leased Space	884
28	Smoothie King	1,050
29	Thundercloud Subs	2,450
30	Cutco Kitchen	1,050
31	Tiff's Treats	1,139
32	Jack Brown Cleaners	1,400

Retailers		SF
33	Raising Cane's Chicken Fin...	2,911
34	Whataburger	1,300
35	Chase Bank	2,500
36	Mattress Firm	3,200
37	Bruegger's Bagels	2,270
38	The UPS Store	900
39	Salon di Essenza	960
40	Great Clips	1,000
41	Howdy Donuts	1,200
42	Tide Cleaners	1,200
43	Restore Cryotherapy	2,100
44	Pure Barre	1,260
45	Amazing Lash Studio	1,800
46	SusieCakes	1,690
47-48	Results Physiotherapy	2,100
49	Alisa Dance Academy	9,247
50	Emler Swim School	5,000

GLA TOTAL 189,341

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