



Stevens Ranch

San Antonio, TX

San Antonio-New Braunfels (TX)



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AERIAL

GROSS LEASABLE AREA (GLA)

32,611 SF



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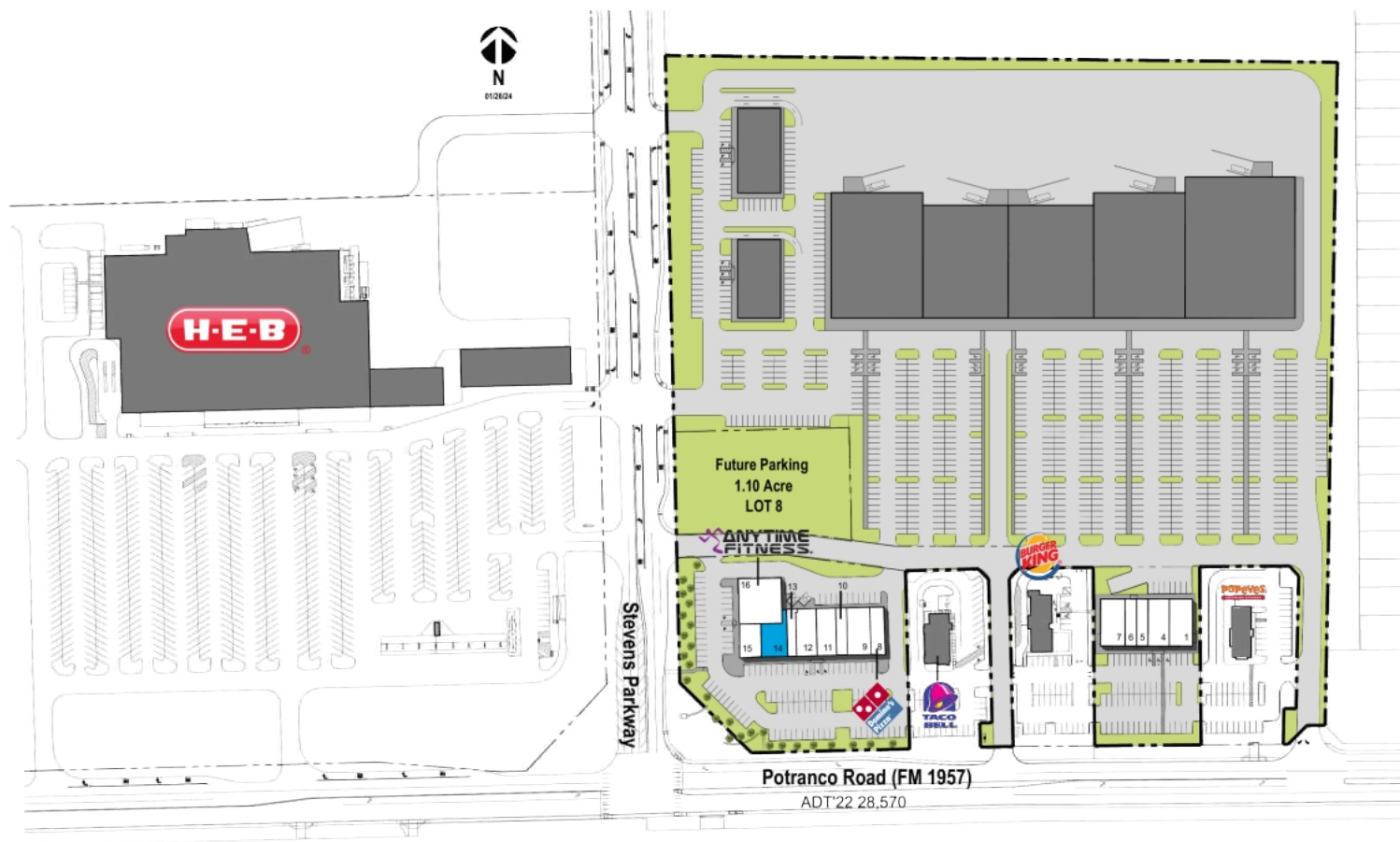
DENSITY AERIAL

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■ Available ■ Non-Controlled



	TENANT	SQ FT
1	Next Level Urgent Care	2,862
4	Daily Banh Mi Bakery	2,250
5	Wingstop Restaurant	1,788
6	Jersey Mikes	1,400
7	Don & Ben's Liquor	3,000
8	Domino's Pizza	1,750
9	Little Spurs Pediatric Urgent	2,862
10	Peachwave Frozen Yogurt	1,350
11	Riverwalk Dental & [...]	2,400
12	Bella Vista Nail & Spa	2,500
13	Christus Health	1,125
14	Available	2,454
15	AT&T Authorized Retailer	1,870
16	Anytime Fitness	5,000

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.



by Block Group

Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	3,529	31,742	96,148
Daytime Pop	4,214	19,207	68,119
Households	1,181	10,356	31,221
Average HH Income	\$114,979	\$111,087	\$107,197
Median HH Income	\$102,570	\$99,769	\$94,851
Per Capita Income	\$38,537	\$36,304	\$35,011

Average Household Income

Popstats, 4Q 2022, Trade Area Systems

- \$150K and up
- \$100K - \$150K
- \$75K - \$100K
- \$50K - \$75K
- \$0K - \$50K



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Potranco Rd. & Stevens Pkwy, San Antonio, TX



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