

Pecan Plaza

1912 WEST PECAN STREET
PFLUGERVILLE, TEXAS 78660 (TRAVIS COUNTY)

*JUST WEST OF PECAN AND HEATHERWILDE
www.bluecrowproperties.com

TOTAL SQUARE FEET:
22,546



FOR LEASE

- Available Space: Suite #204 → 1,409 sq. ft.
- Lease Rent: \$2.00 psf monthly / \$24.00 psf annually
- Est. 2024 NNN Expense: \$0.93 psf monthly / \$11.13 psf annually
- 2022 Population within 5-mile radius: 230,917
- Total Households within 5-mile radius: 91,000
- Average Household Income within 5-mile radius: \$84,566



SHOPPING CENTERS:

1. Park Place
2. Pflugerville Plazas
3. 2110 W. Pecan St
4. 15812 Windermere Dr
5. Windermere Center
6. Pecan Plaza

AUTO CARE:

7. Lamb's Tire & Automotive
8. Advance Auto Parts
9. Meineke Car Care Center
10. Oasis Superwash & Car Detailing
11. Precision Tune Auto Care
12. AutoZone Auto Parts
13. Valero & Car Wash

LOCAL BUSINESS:

14. Winston Water Cooler
15. Elevate Event Center
16. Pflugerville Self Storage
17. United Rentals
18. Reds Indoor Shooting Range

RESIDENTIAL:

19. The Place at 1825 Apartments
20. Windermere Townhomes
21. Sky View Village Apartments
22. Presidium Pecan District Apartments

NEW EXPANSIONS:

23. Windermere Park
24. Pecan District

SCHOOLS:

25. Pflugerville Montessori School
26. Rise Martial Arts School
27. Firefly Community Preschool

CONTACT INFORMATION

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Office

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215 S. Lamar Blvd, Austin, TX 78704

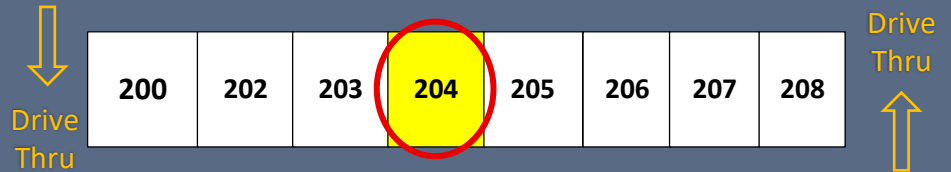
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BUILDING 1

101	103	105
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BUILDING 2



AVAILABLE



INTERESTED? HAVE QUESTIONS?

CONTACT US:

Owner - Charles Davis

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Manager - Kate Cooper

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215 S. Lamar Blvd, Austin, TX 78704

Building 1

101 – Midway Pub

103 – Bright Smiles Dental

105 – First Cash Pawn

Building 2

200 – Little Caesar's

202 – Annie's Nails & Spa

203 – Metro by T-Mobile

204 – AVAILABLE

205 – Drip-n-Rip Vapes

206 – Cricket

207 – World Finance

208 – Shipley Do-Nuts

**Come Join
These Tenants!**

