

CITY VIEW VILLAGE

11220 HUEBNER RD
SAN ANTONIO, TX 78239

RETAIL PROPERTY FOR LEASE

RICHARD JACKSON

LEASING AGENT
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p: 512.948.2472



CITY VIEW VILLAGE

FREEBIRD ANCHORED RESTAURANT | 11220 HUEBNER RD, SAN ANTONIO, TX 78239



PROPERTY DESCRIPTION

Unlock the potential of your business at City View Village, where a prime leasing opportunity awaits. Located on the northeast corner of McDermott Freeway and Huebner Road in San Antonio, Texas, this vibrant center offers unparalleled visibility and accessibility, ensuring maximum exposure for your establishment.

Take advantage of our 2nd Generation Restaurant space, spanning 1,757 square feet and boasting an outdoor patio seating area. With existing kitchen infrastructure in place, including a grease trap, walk-in cooler, and freezer, this turnkey space is ready for immediate move-in, allowing you to hit the ground running and start serving customers right away.

PROPERTY HIGHLIGHTS

- Prime leasing opportunity in the high-demand retail pocket of the Huebner Rd/I-10 intersection, offering unparalleled visibility and accessibility.
- Surrounded by multiple high-performing local, regional, and national restaurant users in the immediate vicinity, creating a dynamic dining destination for patrons.
- Conveniently located a short distance away from prominent institutions such as the USAA headquarters, Cityview office building, medical center, and University of Texas at San Antonio (UTSA), ensuring a steady flow of foot traffic from employees and visitors.

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OFFERING SUMMARY

Building Size:	1,296 SF - 3,053 SF
Vehicles Per Day:	172,000 via Interstate 10 43,000 via Huebner Road
Major Tenants:	Panda Express, Freebirds World Burrito and Palm Beach Tan

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Average HH Income	\$74,702	\$89,117	\$89,776
Total Population	16,431	131,778	327,281
Total Households	8,157	60,674	140,866



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LEGEND

Available

Unavailable

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FREEBIRD ANCHORED RESTAURANT | 202, 203 HUEBNER RD, SAN ANTONIO, TX 78239

1,757 SF



WHITESTONE REIT

SUITE 202
1,757 SF
11224 Huebner Rd, San
Antonio, TX 78230

1,296 SF



WHITESTONE REIT

Suite 203
1,296 SF
11220 Huebner Rd, San Antonio, TX
78239

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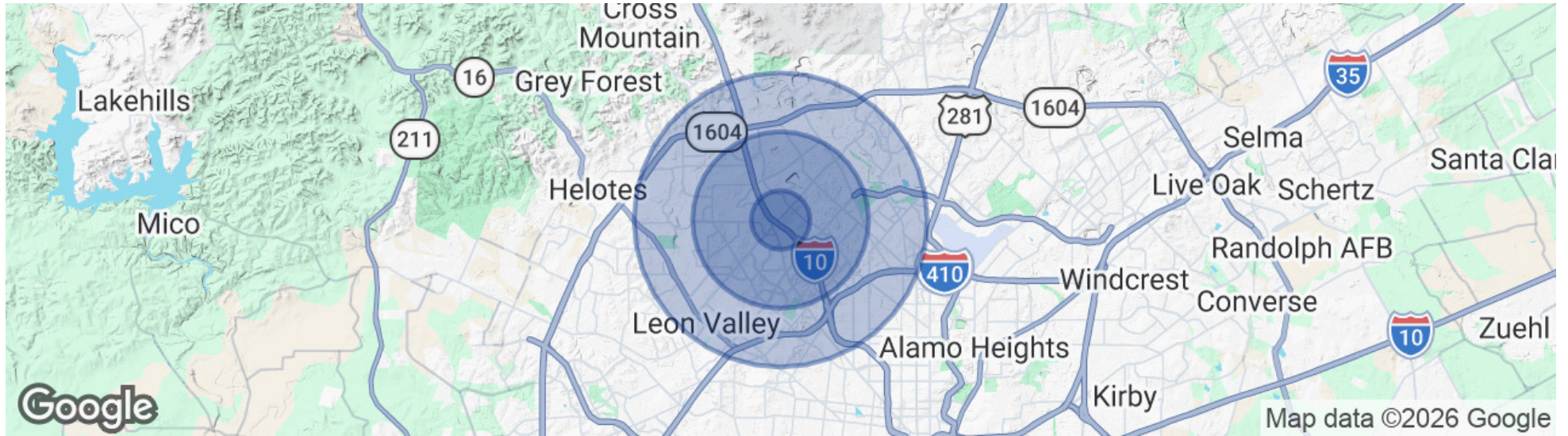
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POPULATION

	1 MILE	3 MILES	5 MILES
Total population	16,431	131,778	327,281
Median age	36	38	38
Median age (Male)	35	37	37
Median age (Female)	37	39	39

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	8,157	60,674	140,866
# of persons per HH	2	2.2	2.3
Average HH income	\$74,702	\$89,117	\$89,776
Average house value	\$360,355	\$356,946	\$345,218

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