

BOULDIN CREEK



For Lease

2043 S. Lamar Blvd. Austin, TX 78704

6,000 SF - Wellness Lounge

 **JLL** SEE A BRIGHTER WAY

Property Overview



Location: 2043 S. Lamar Blvd. Austin, TX 78704

Retail Size: 6,000 SF

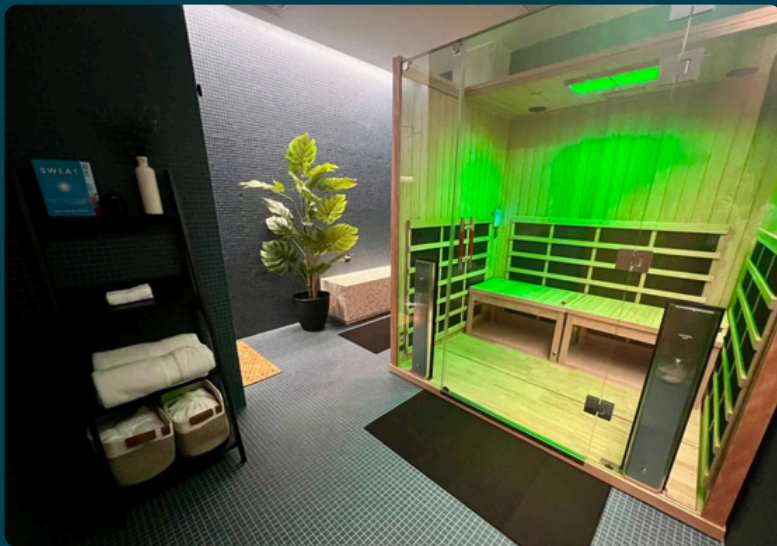
- Former Wellness Lounge & Entertainment Venue
- Located along heavily trafficked South Lamar Blvd. (25,237 CPD) & W Oltorf St. (10,076 CPD)
- Less than 3 miles from Downtown Austin
- Includes a vast array of luxury amenities
- Non-gated retail public parking

Property Demographics



Demographics	1 mile	3 miles	5 miles
Estimated Population	21,334	146,457	355,391
Estimated Households	11,265	75,597	162,473
Est. Average HH Income	\$154,324	\$133,857	\$122,141
Daytime Population	17,258	293,331	548,895

Property Photos



Contact Broker for Information

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