

Boerne Oaks Shopping Center

228 W. Bandera Road, Boerne, TX 78006



Space Available

- 960 SF - 4,800 SF

Features:

- Located at the intersection of SH-46 (W. Bandera Rd) and Wanda St. near IH-10
- High traffic counts
- Excellent visibility
- High income area of Boerne
- Adjacent spaces - can be combined

Traffic Counts

- W. Bandera: 17,546 VPD

Demographics	1 mile	3 mile	5 mile
Total Population	3,428	18,899	25,010
Total Households	1,509	7,255	9,497
Avg HH Income	\$92,086	\$99,522	\$105,869
Population Growth 2019-24	12.49%	22.21%	21.94%

Area Retailers:



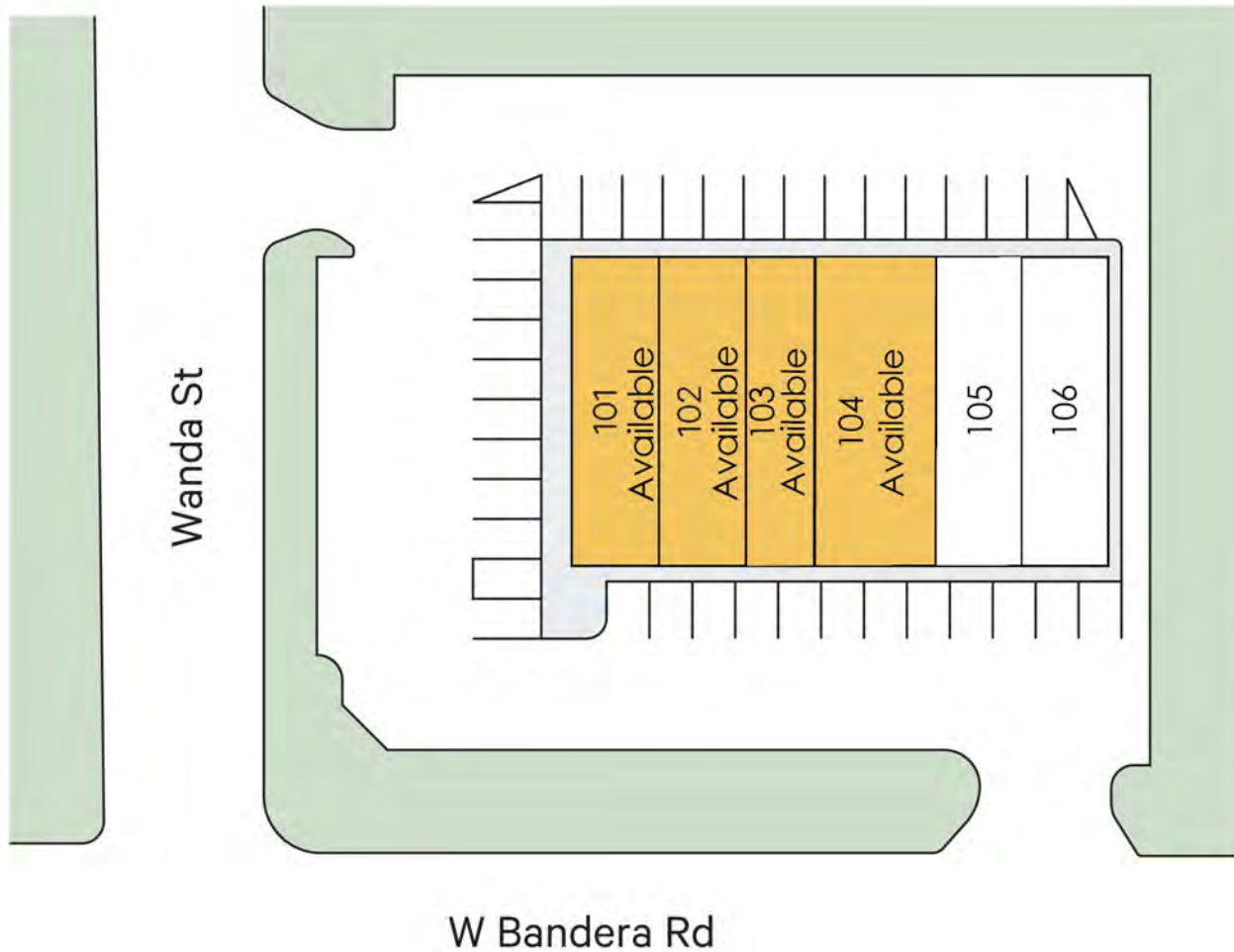
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PROPERTY GROUP INC



Available Space	
101	1,200 sf
102	1,200 sf
103	960 sf
104	1,440 sf
Can be combined	

Current Tenants		
105	Alamo Botanical	1,200 sf
106	Smoothie King	1,200 sf

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Location Aerial



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