

WILCO
**LEANDER
UNION**
TX

Where Leander Happens

10860 CRYSTAL FALLS PKWY

In 2019, Leander was named the fastest-growing large city in the US.

22 miles/25 min drive from Austin.

Ranked the best school district in Williamson County by Niche.com.

Leander School District serves 42,000 students.

94.6% of the population is 25 years of age or older and has at least a high school diploma.

Home to ACC San Gabriel Campus serving 12,000 students.

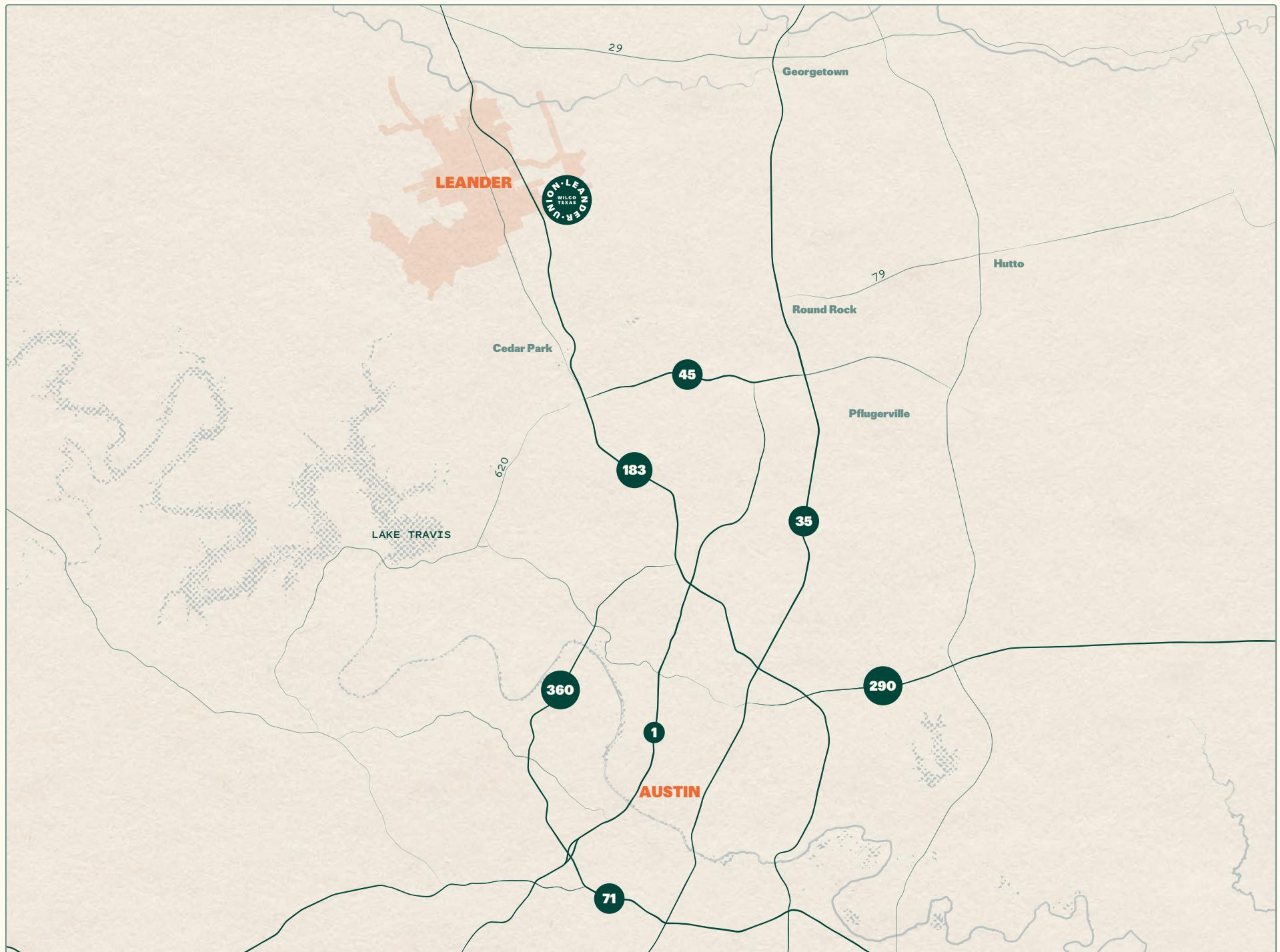
Leander Population

94,200

Williamson County Population

671,418

	3 mile	5 mile	8 mile
Population	59,284	170,063	349,198
Median Age	37.1	37.4	37.6
Households	20,342	58,181	124,122
Avg. Household Size	2.91	2.91	2.80
Avg. Household Income	\$150,529	\$157,795	\$158,545





3

Building 1





Building 8





Buildings 1 & 2

Site Details

Land Area

13.8 acres (601,000 sf)

Type

Creative Commercial Development

Rentable SF

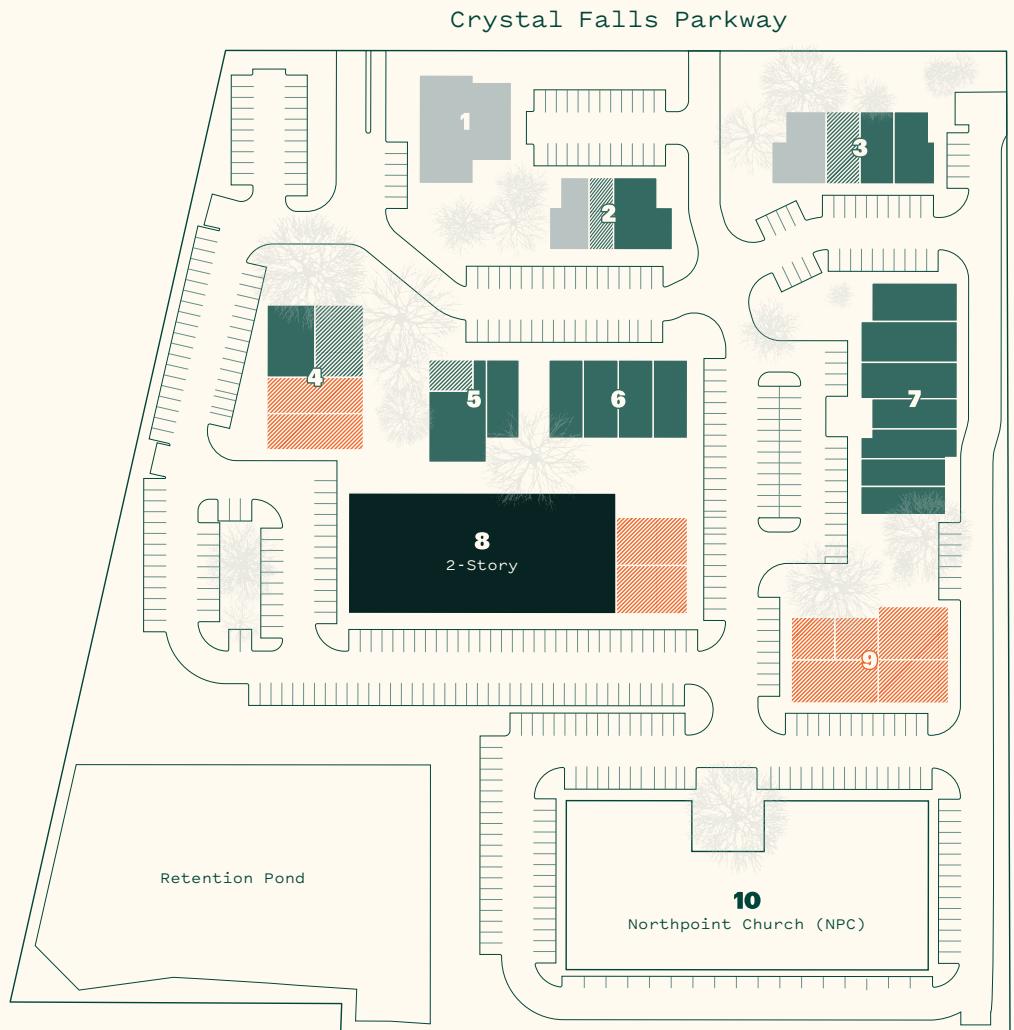
154,217

Parking

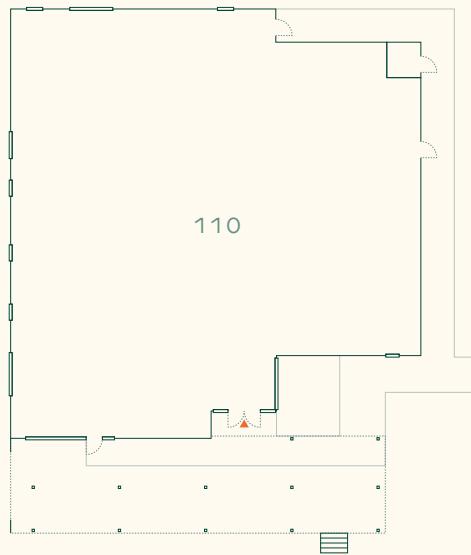
468 Spaces | 3.02 per 1,000 SF

Intended Use

1	Food & Beverage	5,664 RSF
2	Food & Beverage Retail	5,628
3	Food & Beverage Retail	7,684
4	Food & Beverage Retail Office	9,570
5	Food & Beverage Retail	5,816
6	Retail	7,372
7	Retail	14,240
8	Retail Office	48,612
9	Retail Office	9,895
10	Northpoint Church	39,738



- Food & Beverage
- ▨ Food & Beverage or Retail
- Retail
- ▨ Retail or Office
- Office



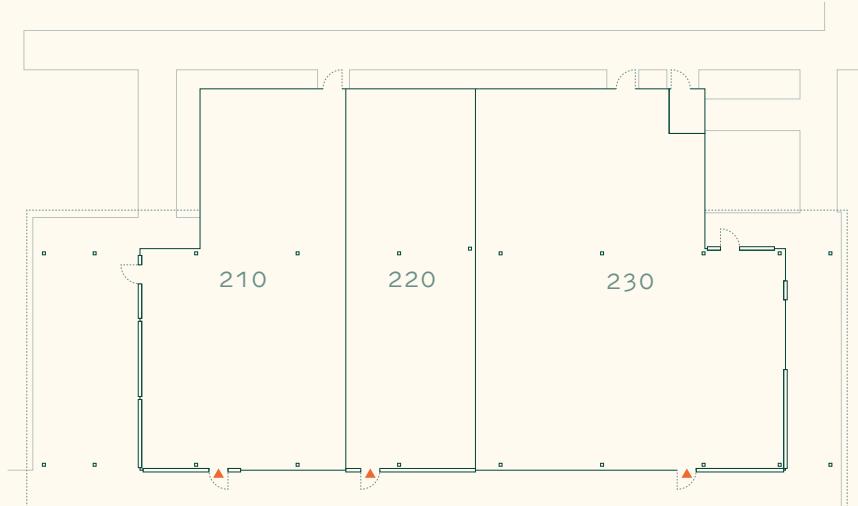
Building 1



110

5,664 RSF

5,664 Total RSF
Food & Beverage



Building 2



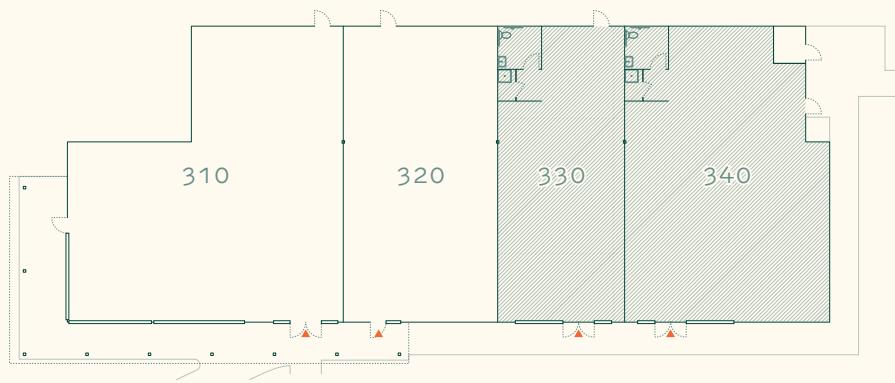
210

220

230

1,855 RSF
1,213 RSF
2,560 RSF

5,628 Total RSF
Food & Beverage
F&B or Retail
Retail

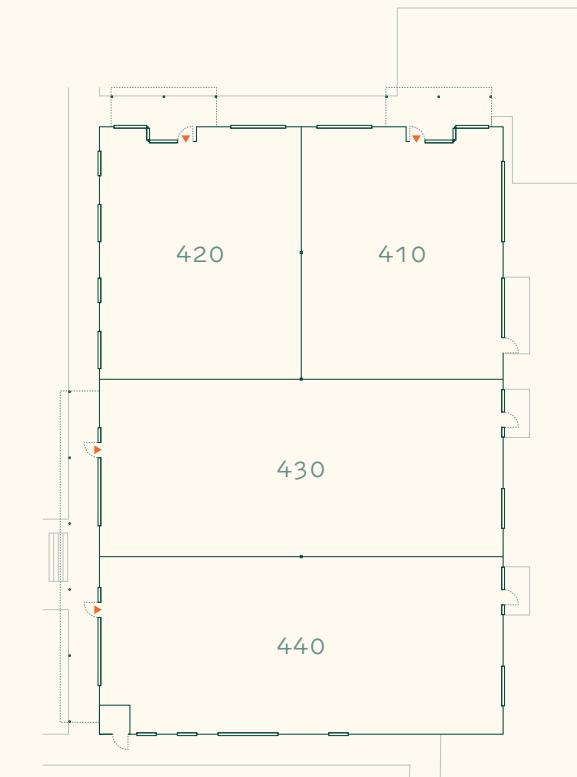


Building 3

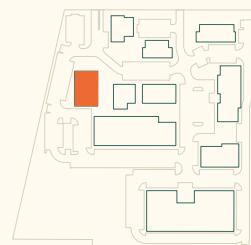


7,684 Total RSF

310	2,513 RSF	Food & Beverage
320	1,690 RSF	F&B or Retail
330	1,393 RSF	Retail
340	2,088 RSF	Retail

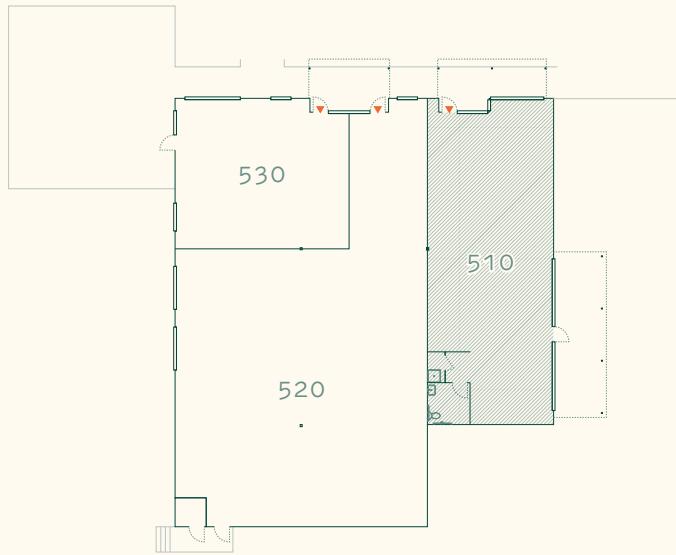


Building 4



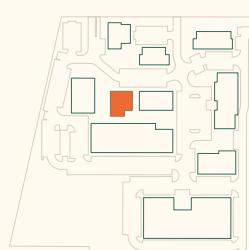
9,570 Total RSF

410	1,995 RSF	F&B or Retail
420	1,995 RSF	Retail
430	2,793 RSF	Retail Office
440	2,787 RSF	Retail Office



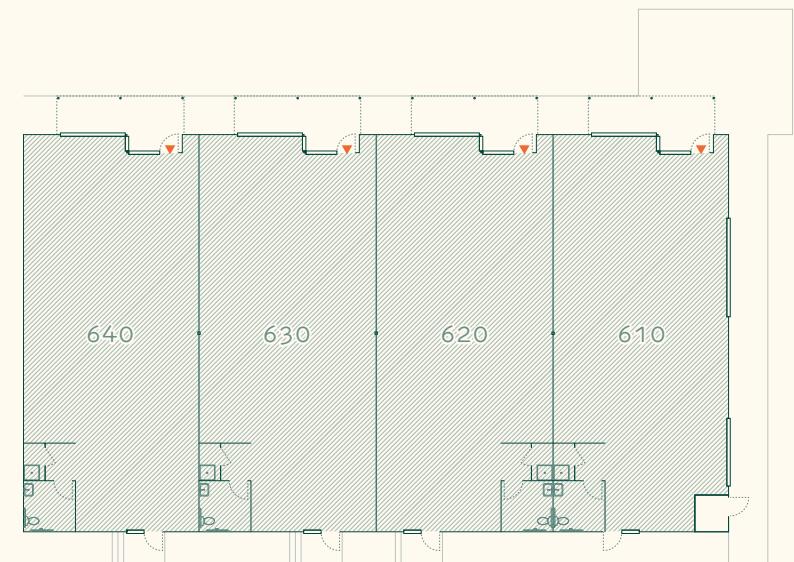
■ Retail Spec

Building 5



5,816 Total RSF

510	1,610 RSF	Retail
520	3,314 RSF	Retail
530	892 RSF	F&B or Retail



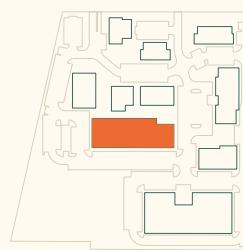
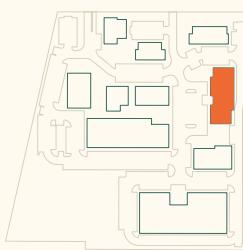
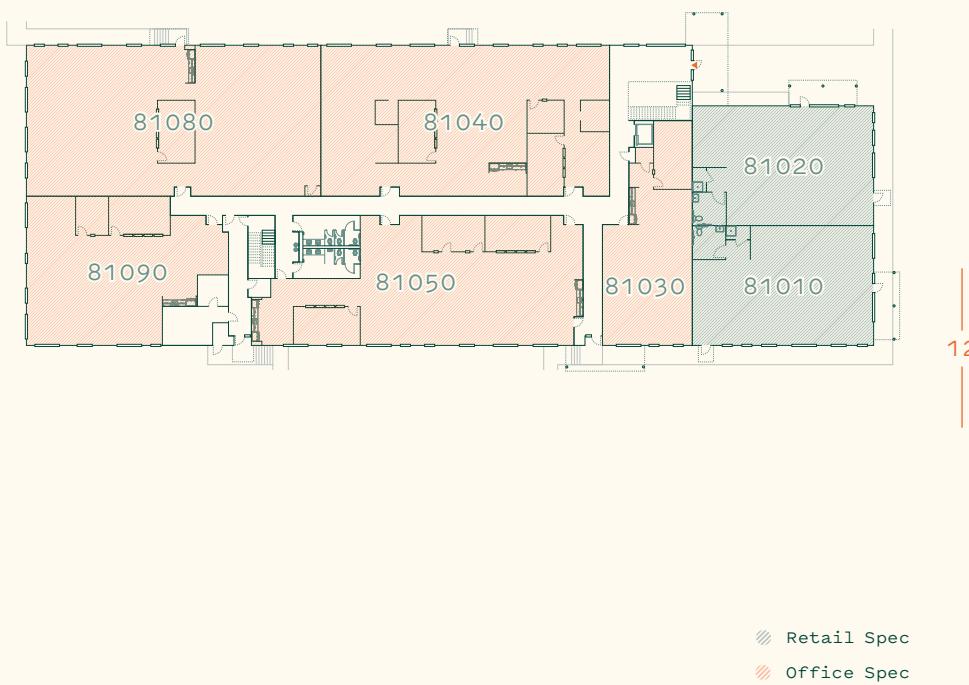
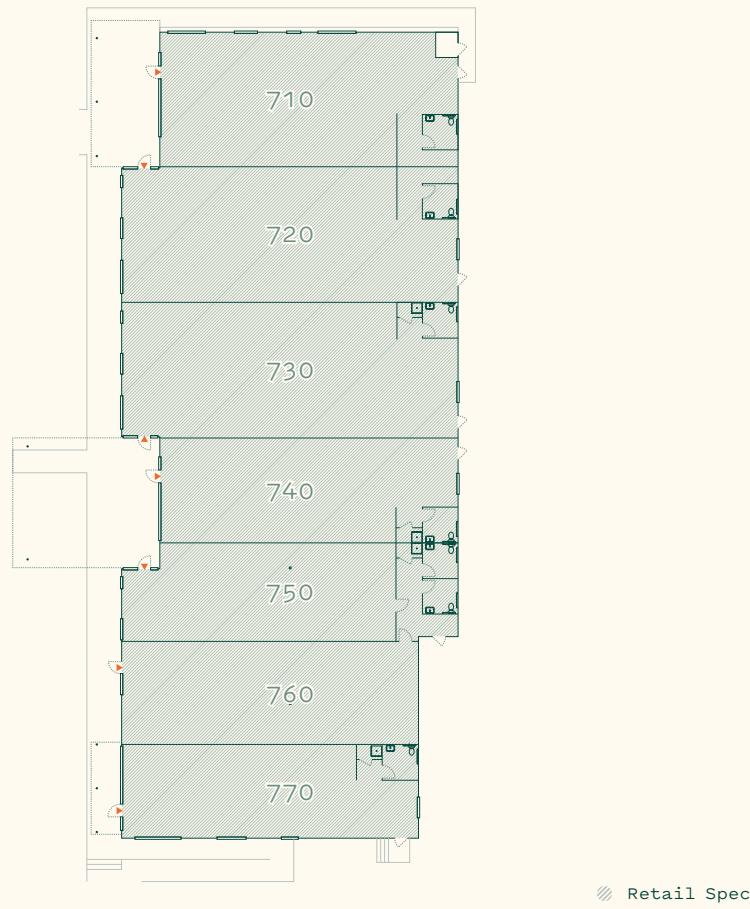
■ Retail Spec

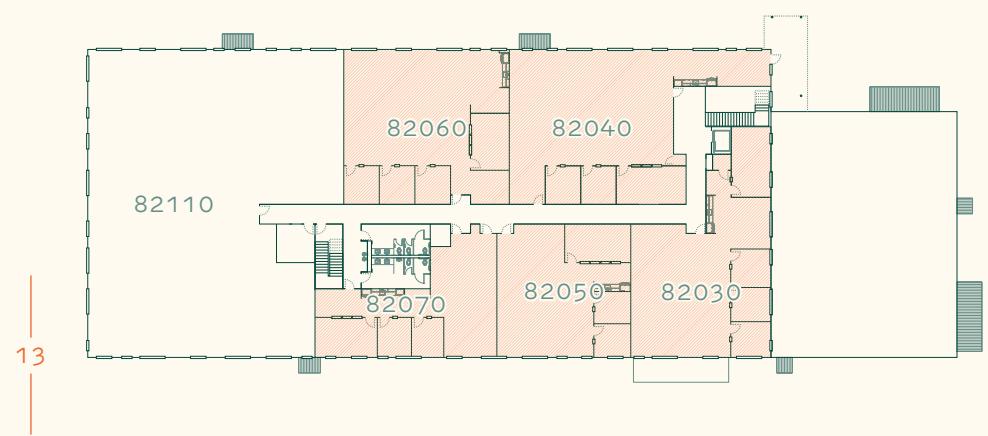
Building 6



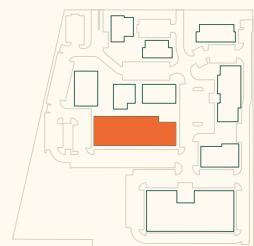
7,372 Total RSF

610	1,843 RSF	Retail
620	1,843 RSF	Retail
630	1,843 RSF	Retail
640	1,843 RSF	Retail



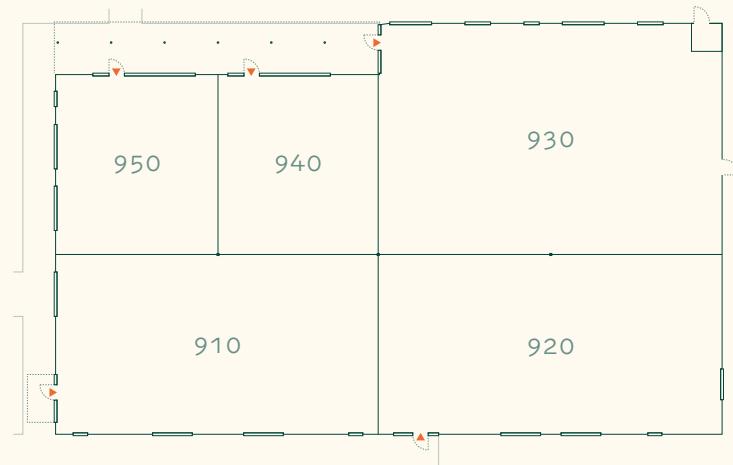


Building 8 L2

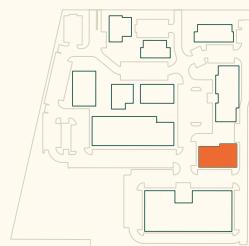


22,739 Total RSF

82030	2,887 RSF	Office
82040	3,867 RSF	Office
82050	2,148 RSF	Office
82060	3,105 RSF	Office
82070	1,943 RSF	Office
82110	8,788 RSF	Office



Building 9



9,895 Total RSF

910	2,233 RSF	Retail Office
920	2,380 RSF	Retail Office
930	3,049 RSF	Retail Office
940	1,105 RSF	Retail Office
950	1,129 RSF	Retail Office

Developer



Design Architect & Interior



Project Architect



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WILCO
TEXAS



TOPO