



PROPERTY HIGHLIGHTS

- Land Size: 7,469.16 SF (50 x 148.5)
- Zoning: SF-3
- Excellent redevelopment opportunity
- Walking distance to nearby amenities
- Located just east of the Mopac Expressway, south of Enfield Road
- Nearby schools include Mathews Elementary, O'Henry Middle School & Austin High School
- Call for Pricing

DEMOGRAPHICS

Radius	2020 Population	Daytime Population	Average HH Income
1-mile	22,529	29,785	\$128,109
2-mile	80,039	164,490	\$129,149
3-mile	153,567	252,277	\$125,161

TRAFFIC COUNTS

Mopac Expy: 174,000 VPD (Kalibrate 2020)
Enfield Rd: 29,910 VPD (Kalibrate 2020)



