

THE DEPOT CENTER

401 E. WHITESTONE BLVD
CEDAR PARK, TX 78613



FOR LEASE

1,998 SF

RETAIL SPACE AVAILABLE

SUITE

Suite 107A - 1,998 SF

RATE

\$24.00 NNN

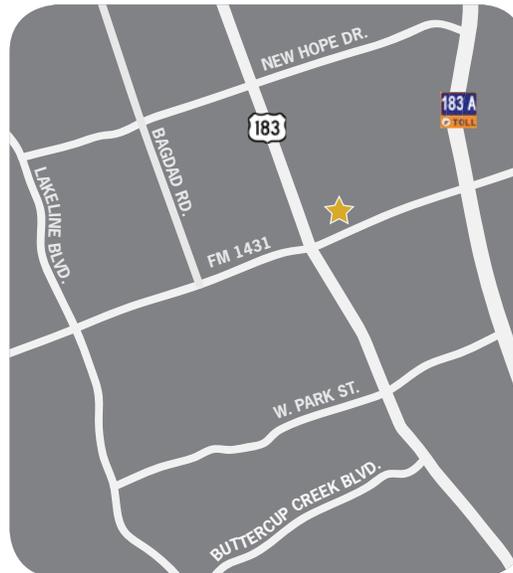
EXPENSES

\$5.74 (est. 2014)

- High visibility on Whitestone Blvd. (FM 1431)
- Ample parking
- Shadow anchored by HEB
- High growth area

TRAFFIC COUNTS

33,755 VPD on Whitestone Blvd. at US 183
44,737 VPD on US 183 at Whitestone Blvd.



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2010 DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
Population	6,042	70,091	140,102
Average HH Income	\$74,881	\$86,778	\$93,913
Households	2,410	24,452	49,716

The information contained herein has been obtained from sources believed reliable. AQUILA Commercial, LLC makes no guaranties or warranties as to the accuracy thereof. The presentation of the property is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. Included projections, opinions, assumptions or estimates, are for example only, and may not represent current or future performance of the property. Information is for guidance only and does not constitute all or any part of a contract.

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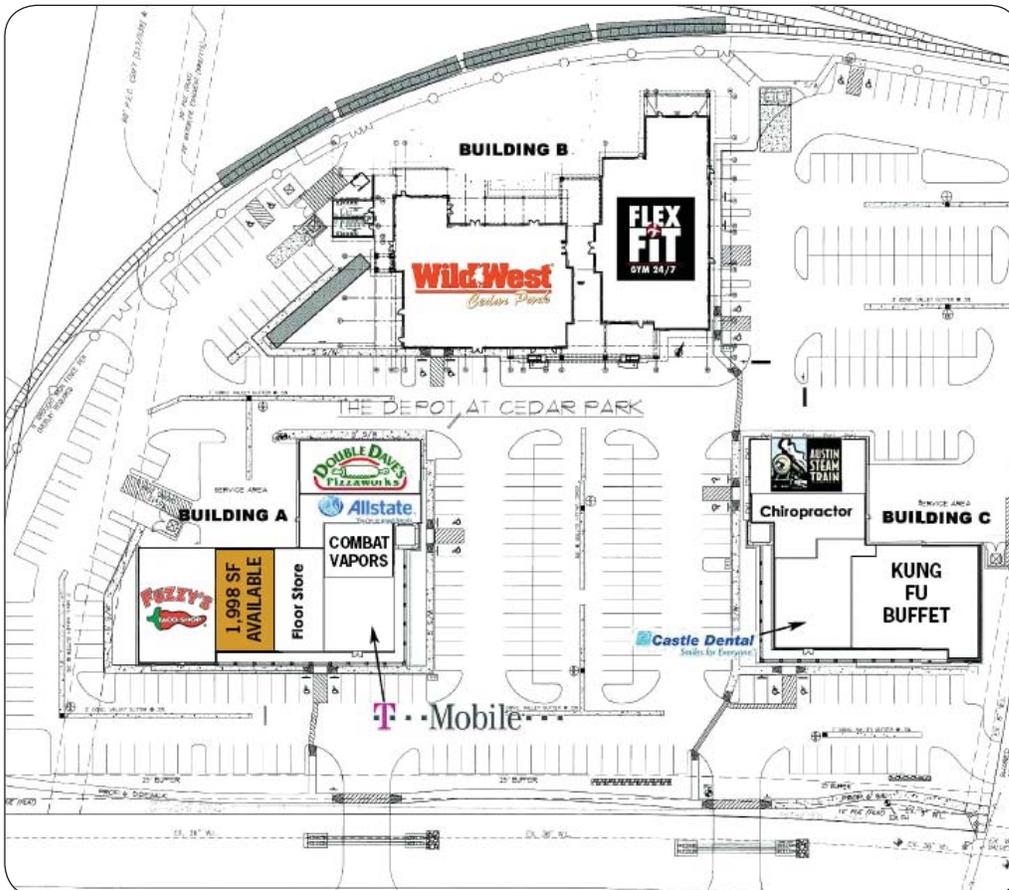
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