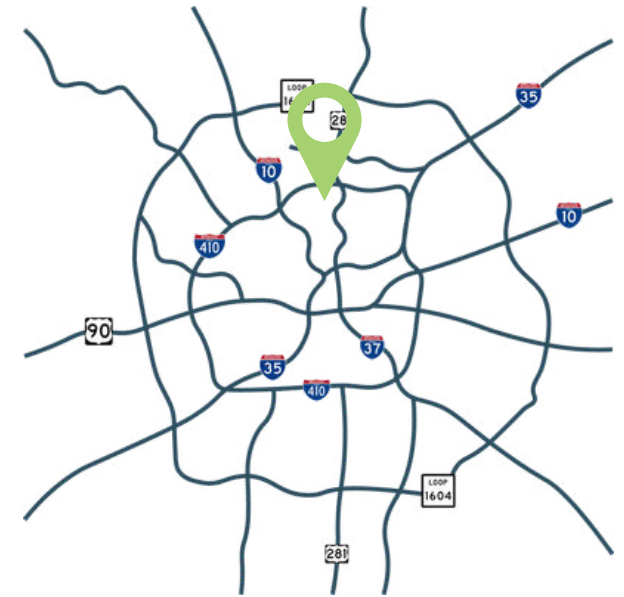


SPACE AVAILABLE

NORTH STAR SQUARE

8507 MCCULLOUGH AVE | SAN ANTONIO, TEXAS | 78216

Neighborhood retail center located just two blocks from Loop 410 and within easy reach of Highway 281. It is also directly across the street from North Star Mall, one of San Antonio's premiere shopping destinations. The center occupies a densely populated area and is ideally positioned to draw traffic from surrounding powerful anchors.



MIRANDA RIHN HENRY
SENIOR ASSOCIATE
(210) 816-2734
MHENRY@FORESITECRE.COM

NORTH STAR SQUARE

SAN ANTONIO, TEXAS

WHAT I LOVE ABOUT THIS PROPERTY:

“

Located across the street from North Star Mall, North Star Square has the benefits of a standalone retail center with shopping mall traffic.

MIRANDA RIHN

”

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	10,266	104,433	313,661
Household Income	\$69,605	\$77,848	\$77,864
Total Households	4,273	42,703	133,587
Median Age	39.3	37.7	37.8

JOIN THESE TENANTS



PROPERTY HIGHLIGHTS

- 1 North Star Square shares a lighted intersection with North Star Mall, **one of the top retail malls in San Antonio.**
- 2 **Strong daytime population** with phenomenal holiday and special event traffic set tenants up to be top performing locations.
- 3 **Centrally located** a quarter mile from Loop 410 and only a mile from US Hwy 281



NORTH STAR SQUARE

SAN ANTONIO, TEXAS



PROPERTY DESCRIPTION

Located across McCullough Avenue from a 1.2 million square foot regional mall, North Star Square is in a prime position for both Tenants and Customers. It has the benefits of a stand alone retail development, with the large traffic produced by a top San Antonio shopping destination and mall.

Estimated NNN: \$7.60 PSF/YR



NORTH STAR SQUARE

SAN ANTONIO, TEXAS

Greater Harmony Hills
(3,223 homes)

ROOMS TO GO
ORACLE
goodwill
LA FITNESS
QuikTrip

SAN PEDRO CROSSING
CAVENDER'S
The Container Store
DICK'S
BARNES & NOBLE
BEST BUY
PETCO
five BEL'W
DSW
ROSS

SAT
SAN ANTONIO
INTERNATIONAL AIRPORT

San Pedro Ave (37,997 AADT)

US 281 (82,261 AADT)

IH - 410 (250,101 AADT)



PARK NORTH
Starbucks
LONGHORN
Burlington
CHIPOTE
ALAMO
SHAKE SHACK

Firestone
Steele
NORTH STAR
RED WING SHOES
Jack
DOLLAR TREE
H&R BLOCK
ADELBRIDGE
WING STOP
FIREARMS



Shearer Hills / Ridgeview
(5,000 homes)

North Star Mall
Starbucks
SUBWAY
H&M
macy's
Wendy's
Dillard's
JCPenney
Apple
Saks Fifth Avenue

McDonald's
H-E-B



NORTH STAR SQUARE

SAN ANTONIO, TEXAS



AVAILABLE SPACE

Suite Number	SF	Condition
B-1	3,965	Open Retail
B-9	1,625	2nd Gen White Box
B-13	1,830	2nd Gen Restaurant
C-3	880	Open Retail
C-11	2,240	Open Retail
C-13	1,770	General Retail
C-19	887	General Retail
C-25	1,764	Open Retail
D-5	4,780	Former Catherine's
D-7	1,511	Former Medical Office

