

Retail | For Lease

**CBRE**

# 1301 W 34th St

Austin, TX 78727

[www.cbre.com](http://www.cbre.com)

2,970 SF AVAILABLE



1301 W 34th St  
Austin, TX 78727

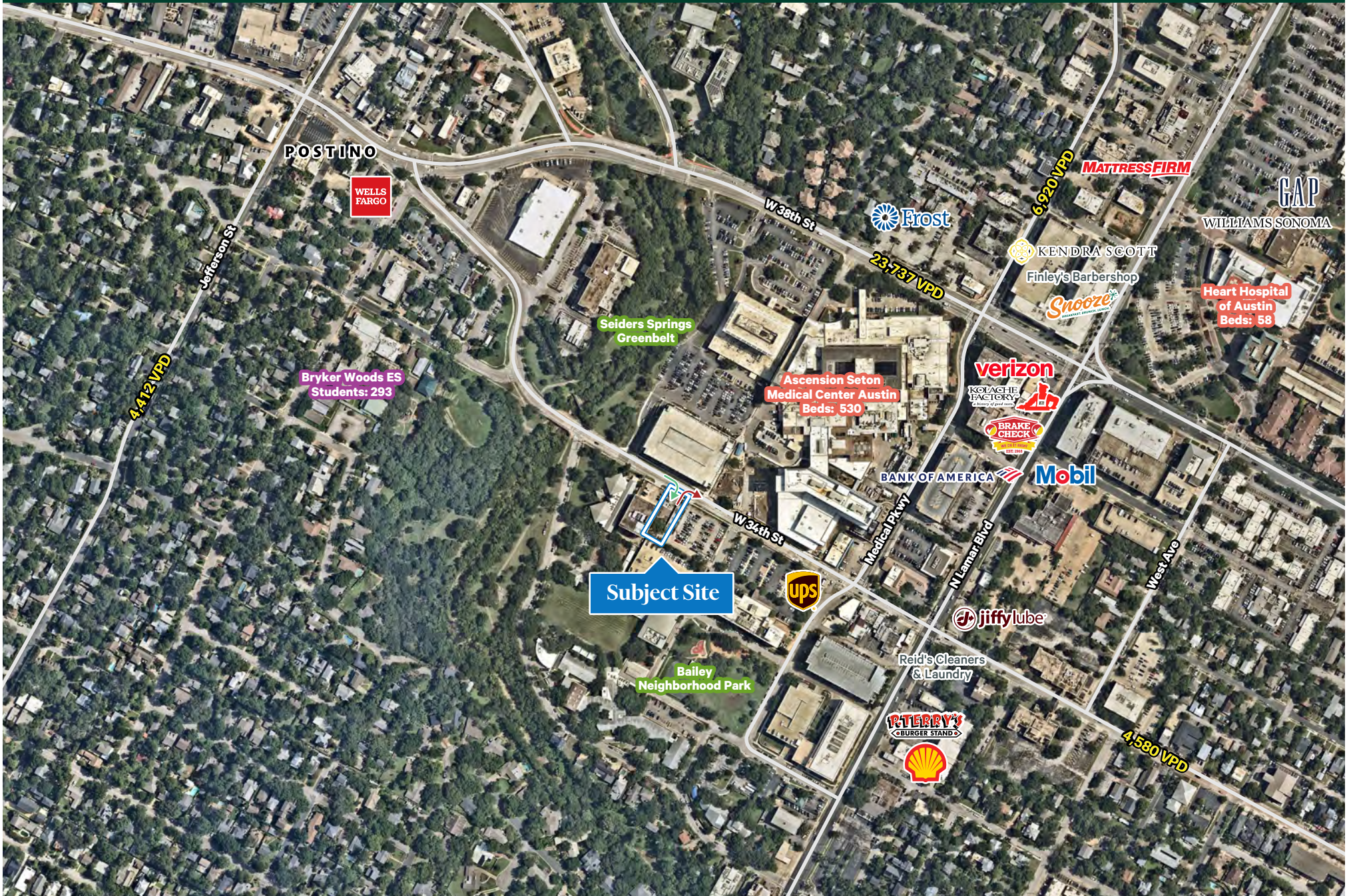
For Lease

# Property Details

- +Class B Building
- +Excellent location in Central Austin
- +**Size:** 2,970 SF
- +**Rate:** Contact Broker

## Nearby Retailers







1301 W 34th St  
Austin, TX 78727

For Lease

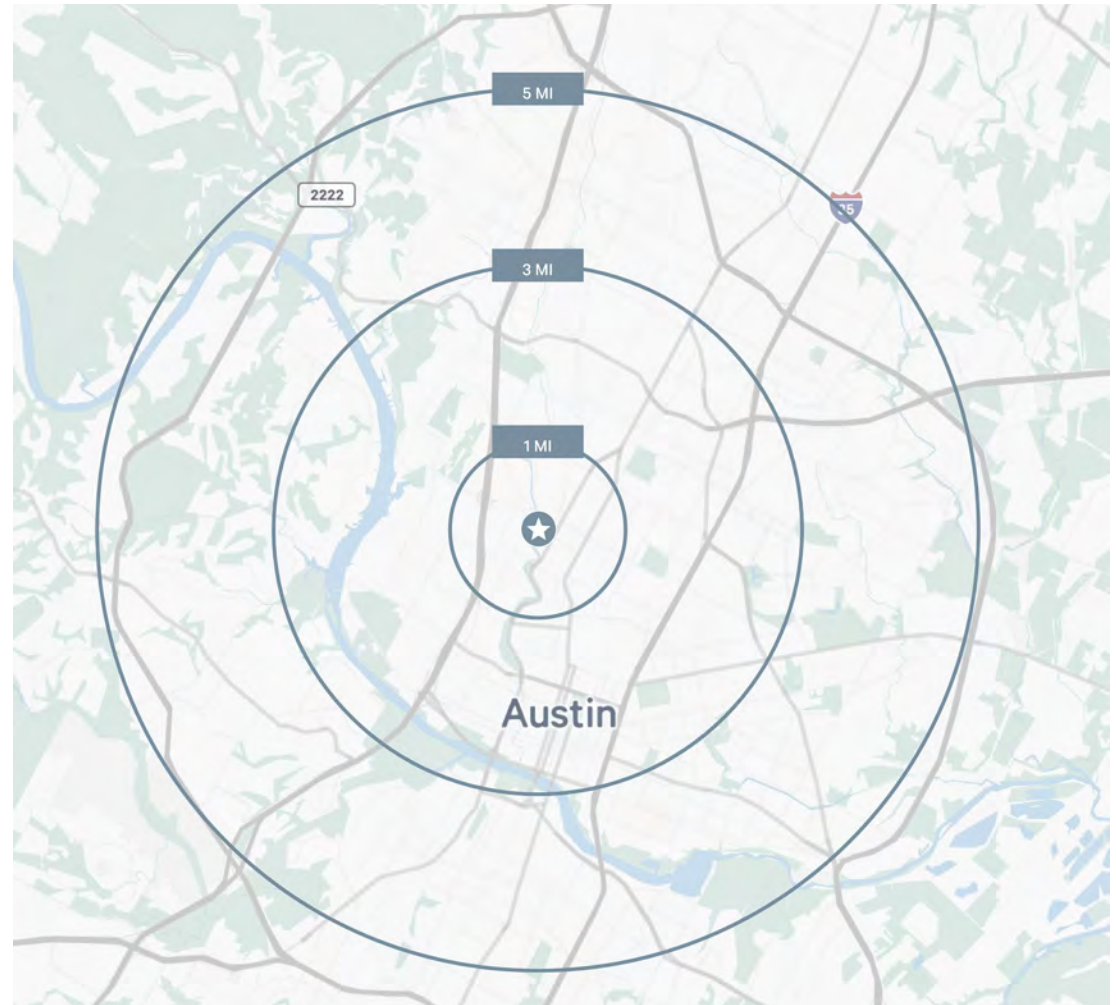
## 2024 Demographics

Miles	1	3	5
Population	25,333	155,479	365,149
Daytime Population	42,317	328,988	608,508
Median Age	24.6	30.6	33.2
Average Household Income	\$131,077	\$156,183	\$150,111
Average Household Size	1.95	1.87	1.98
Businesses	1,768	15,453	29,833
Employees	23,196	206,822	349,108

### Traffic Counts

W 34th St	11,302 VPD
N Lamar Blvd	27,171 VPD
Bailey Ln	9,376 VPD

Source: Costar



## Contact Us

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