



THE POINT

AUSTIN, TX

*Property
Overview*



STOCKDALE
CAPITAL PARTNERS

Site Vision



REBRAND



REDEVELOPMENT



REPOSITIONING

The Point

"Live well. Live here."

Curated. Elevated. Austin.

A destination for tenants who share our commitment to elevated living — health, wellness, community, and design as a way of life.

NOW LEASING • PREMIUM RETAIL



An aerial photograph of a city, likely Miami, showing a mix of urban development and greenery. A large, irregular yellow outline highlights a specific commercial area in the foreground. Within this outlined area, several retail and commercial buildings are visible, including one labeled 'MED SPA', another 'LIFESTYLE', and a third 'RESTORE'. To the left of the outlined area, there's a building with a red roof and another labeled 'TrueNorth'. A large parking lot filled with cars is situated to the right of the outlined area. In the background, a river or canal winds through the city, and various other buildings and green spaces are visible under a clear blue sky.

THE POINT



Property Overview

253,885
10-Mile Population

305,000
Daytime Population

\$142K
Average HH Income

\$80K
Discretionary Income

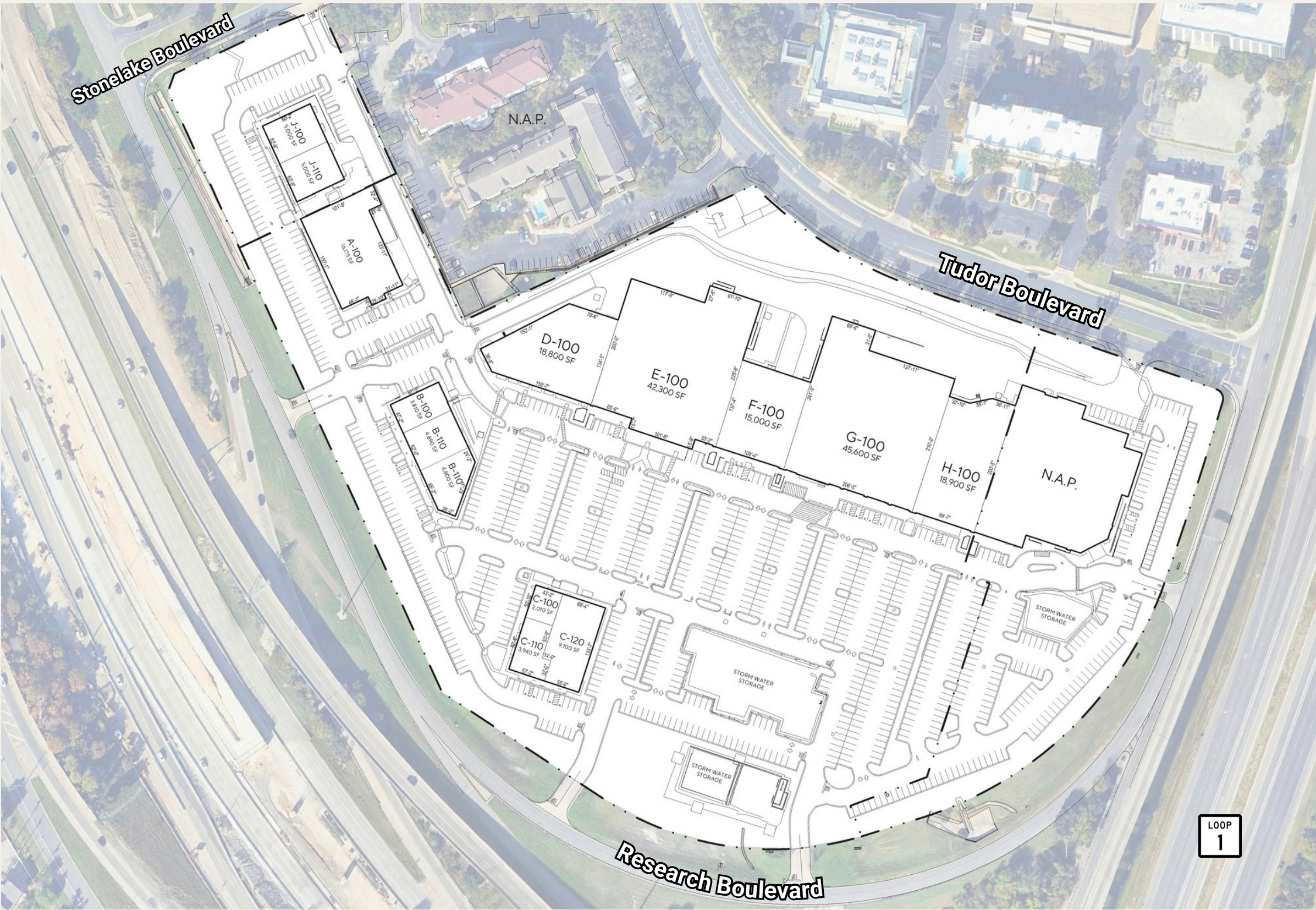
139K
Total GLA

1K+
Parking Spaces

15
Shops

2027
Delivery Date

The Point Site Plan



Space #	GLA (SF)	Clear Height
J-100	5,000 SF	-
J-110	5,000 SF	-
A-100	16,175 SF	20'
B-100	3,810 SF	14'
B-110	4,890 SF	14'
B-120	4,600 SF	14'
C-100	2,010 SF	12'
C-110	3,940 SF	12'
C-120	9,100 SF	12'
D-100	18,800 SF	14' - 20'
E-100	42,300 SF	17'
F-100	15,000 SF	17'
G-100	45,600 SF	20'
H-100	18,900 SF	19'



ORGANIC GROCCER

NATURALLY BETTER

REAL FOOD.
REAL PEOPLE.
REAL IMPACT.

EAT
CLEAN.
LIVE
WELL.

LIVE
ORGANIC
LIVE
BETTER

Building A

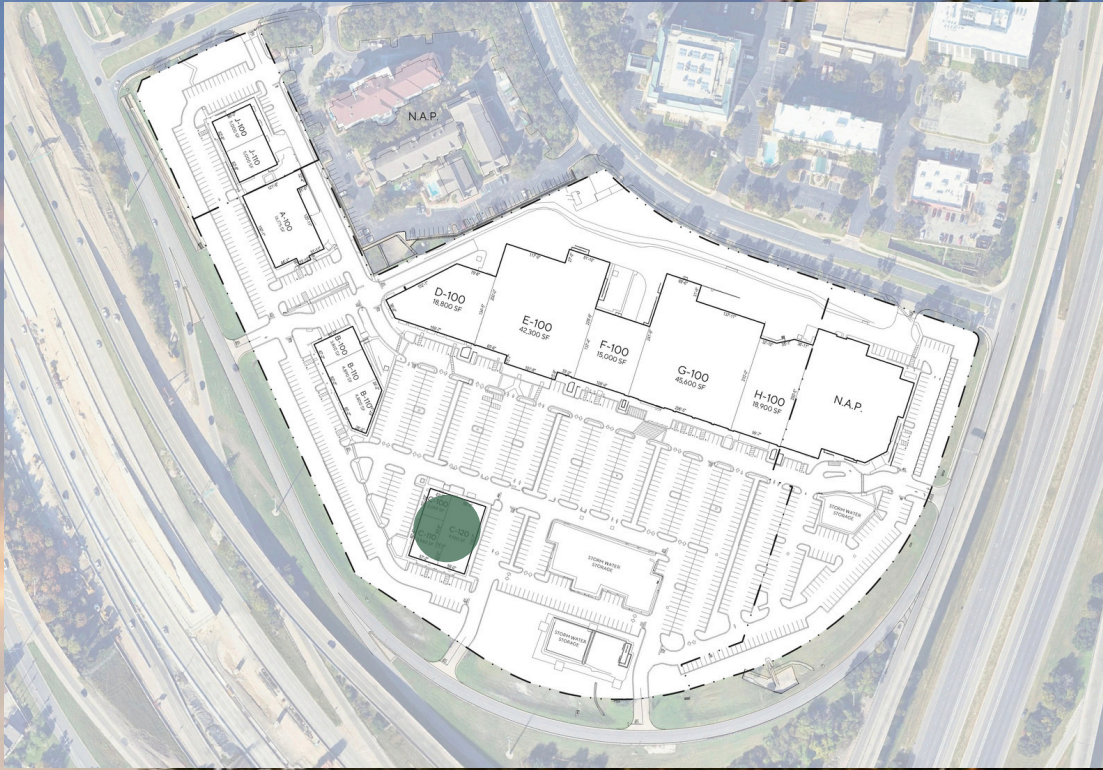
Space #	GLA	Clear Height
A-100	16,175 SF	20'



Building B

Space #	GLA	Clear Height
B-100	3,810 SF	14'
B-110	4,890 SF	14'
B-120	4,600 SF	14'





Building C

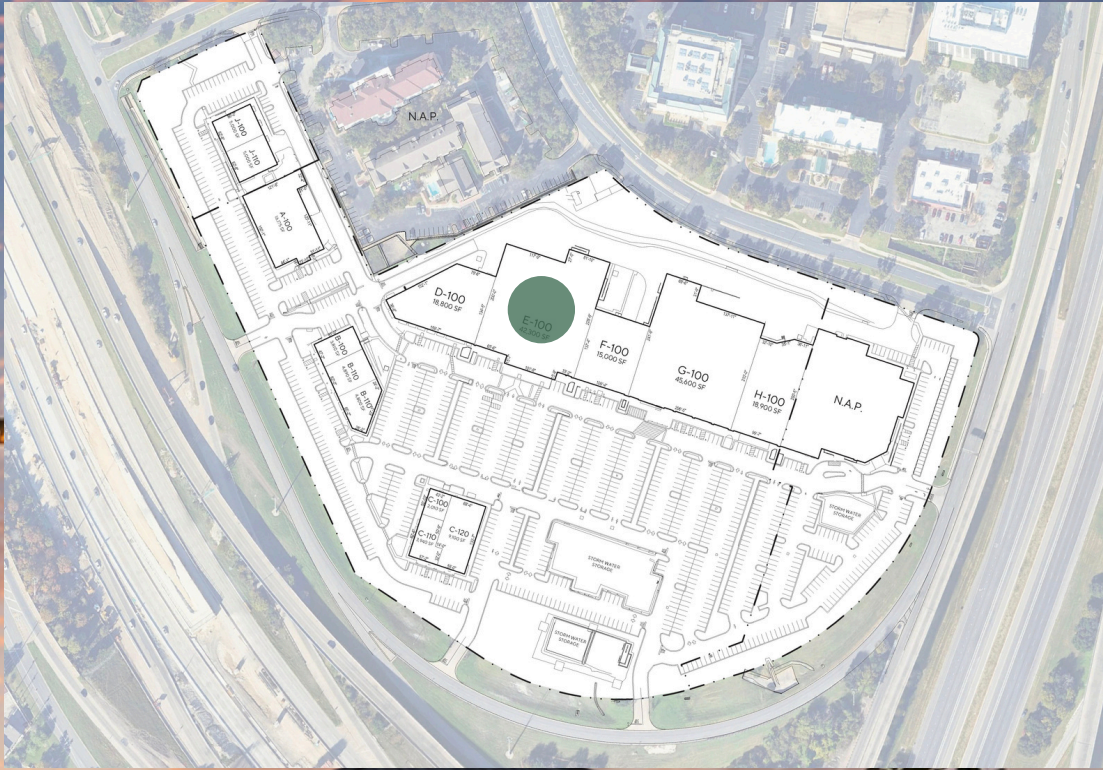
Space #	GLA	Clear Height
C-100	2,010 SF	12'
C-110	3,940 SF	12'
C-120	9,100 SF	12'





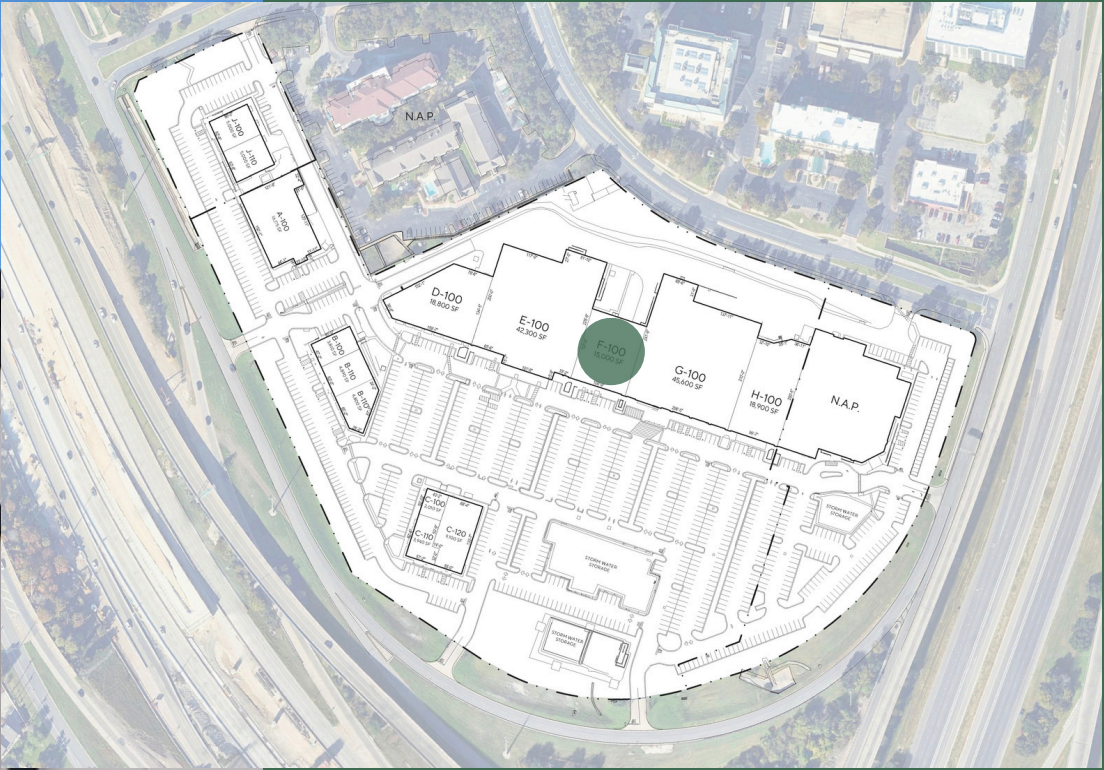
Building D

Space #	GLA	Clear Height
D-100	18,800 SF	14' - 20'



Building E

Space #	GLA	Clear Height
E-100	42,300 SF	17'





Building G

Space #	GLA	Clear Height
G-100	45,600 SF	20'



Building H

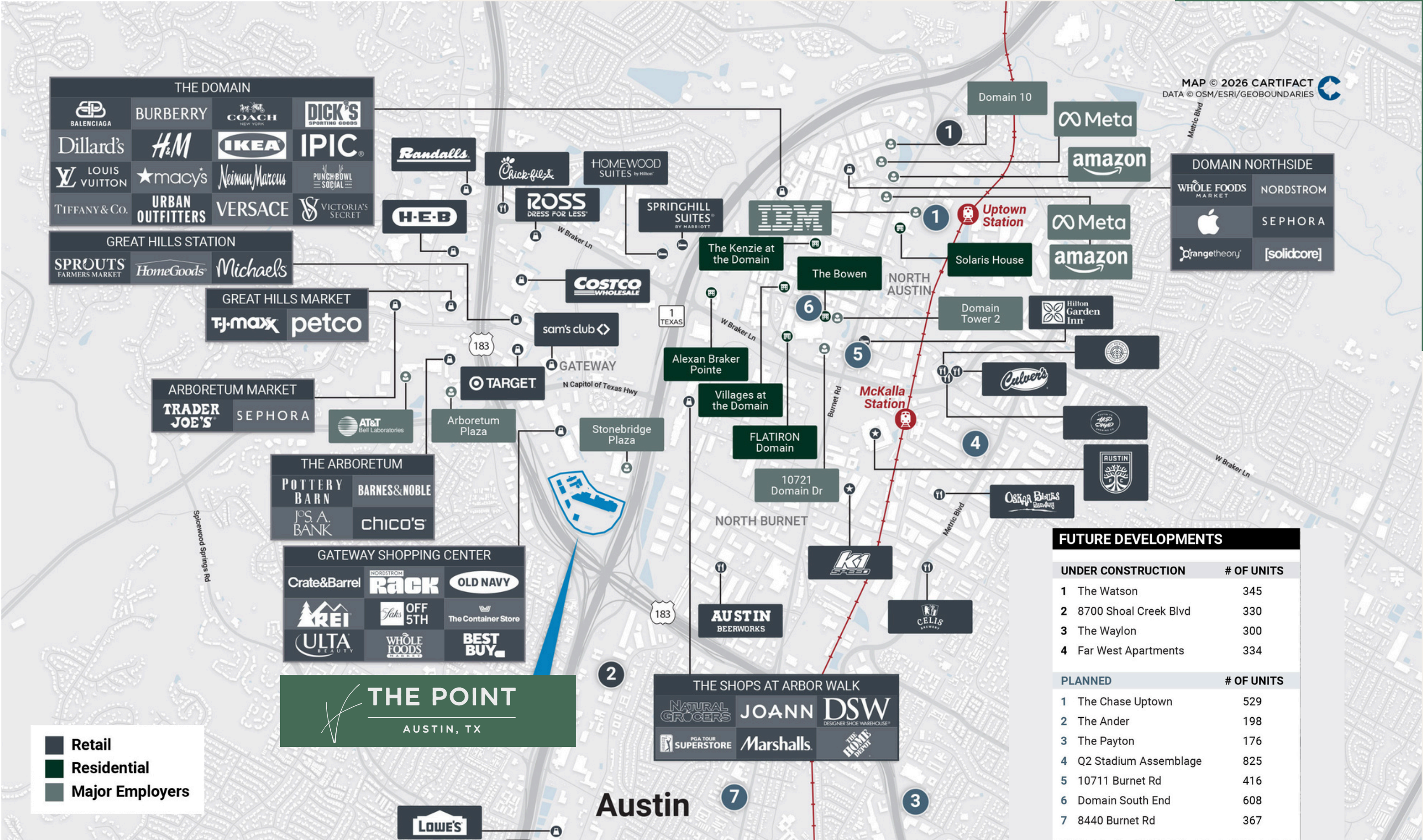
Space #	GLA	Clear Height
H-100	18,900 SF	19'



Building J

Space #	GLA	Clear Height
J-100	5,000 SF	–
J-110	5,000 SF	–

Local Drivers

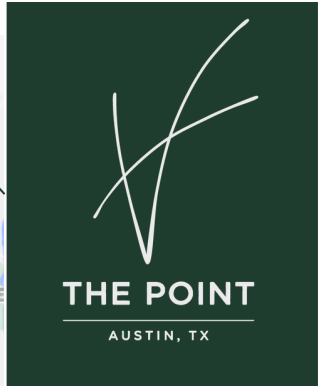




Nearby Retail Destinations

Center	Annual Visits	Notable Tenants
Gateway Shopping Centers 973	3.6M	REI, NORDSTROM rack, WHOLE FOODS MARKET, Crate&Barrel
The Domain	8.0M	Neiman Marcus, WESTIN HOTELS & RESORTS, lululemon, H&M
The Domain Northside	7.7M	NORDSTROM, CHANEL, VUORI, Apple, RH
The Arboretum	6.8M	ANTHROPOLOGIE, SEPHORA, lululemon, NORDSTROM, Apple, LEGO
Neighborhood Anchors		COSTCO WHOLESALE, sam's club, TARGET, Marshalls

Local Drivers



Windsor Road

\$132.4k MEDIAN HH INCOME

28.9 MEDIAN AGE

79.7% BACHELOR'S DEGREE OR HIGHER

2.29 PERSONS PER HOUSEHOLD

Pemberton Heights

\$92.1k MEDIAN HH INCOME

23 MEDIAN AGE

82.1% BACHELOR'S DEGREE OR HIGHER

2.4 PERSONS PER HOUSEHOLD

Barton Creek

\$176.1k MEDIAN HH INCOME

46.8 MEDIAN AGE

79% BACHELOR'S DEGREE OR HIGHER

2.48 PERSONS PER HOUSEHOLD

Rollingwood

\$212.8k MEDIAN HH INCOME

43.9 MEDIAN AGE

86.8% BACHELOR'S DEGREE OR HIGHER

3.05 PERSONS PER HOUSEHOLD

Tarrytown

\$174.7k MEDIAN HH INCOME

43.1 MEDIAN AGE

85.9% BACHELOR'S DEGREE OR HIGHER

2.45 PERSONS PER HOUSEHOLD

Old Endfield

\$134.8k MEDIAN HH INCOME

36.4 MEDIAN AGE

76.3% BACHELOR'S DEGREE OR HIGHER

1.93 PERSONS PER HOUSEHOLD

Downtown

\$165.2k MEDIAN HH INCOME

38.1 MEDIAN AGE

81.2% BACHELOR'S DEGREE OR HIGHER

1.55 PERSONS PER HOUSEHOLD



Trade Area Residents

1M

Trade Area Population

\$100k

Median Resident Household Income

\$87.5k

Household Medium Disposable Income

Shopper Profile



\$138k

Average Household Income



20%

Shoppers w/ \$200k+ Income



58%

Bachelors Degree or Higher



36.9

Average Age

AUSTIN
CITY
LIMITS®



Local Demographics

2.5M

Current
Population

77.7k

Total
Businesses

19%

Population
Growth

3M

Daytime
Population

\$99k

Median
HH Income

9.9M

Inbound
Commuter Visits

Top Employers

		~60,000+ employees
		~12,000 employees
		~13,000 employees
		~11,000 employees
		~10,000+ employees
		~7,000 employees
		~6,000 employees
		~5,900 employees
		~4,300 employees
		~4,000 employees
		~2,900 employees
		~2,800 employees
		~2,500 employees



Austin, Texas Area Overview



Why Austin

Austin is a high-growth, economically diverse metro driven by population expansion and strong employment fundamentals. The region attracts talent and investment through tax advantages, corporate relocation activity and lifestyle desirability.



High-Growth Metro

One of the fastest-growing metropolitan areas

Diverse Economic Base

Providing stability across economic cycles

Quality of Life Appeal

Premier lifestyle destination known for culture, recreation & entertainment

Pro-Business Environment

No state income tax & a business-friendly climate



Educated Workforce

Highly skilled workforce fueled by top universities and young talent

Strong Real Estate Fundamentals

Sustained demand driven by population & job growth

Infrastructure & Connectivity

Major transportation & infrastructure investment supports expansion

Long-term Growth Outlet

And steady job creation driving long-term market resilience

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THE POINT

AUSTIN, TX



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