



**ARGALI**  
COMMERCIAL REAL ESTATE SERVICES

**DEZAVALA OAKS**  
5860 & 5886 DEZAVALA RD, SAN ANTONIO, TX 78249



**Brad Fitzerman | LEASING@ARGALICRE.COM | 210.610.2828**  
**ARGALICRE.COM**

The information contained herein was obtained from sources deemed reliable; however, no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice.



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## TENANTS

Buffalo Wild Wings	Salon Lumen
Jersey Mike's Subs	H&R Block
UPS	Hertz
Cricket Mobile	Comet Dry Cleaning

## AVAILABLE SITES

STE 107 - 869 SF  
 STE 101 - 1,800 SF  
 STE 110 - 1,834 SF

## TRAFFIC COUNTS

DE ZAVALA  
 35,116 VPD  
 IH-10  
 172,753 VPD

## RATE \$

PLEASE CALL FOR PRICING

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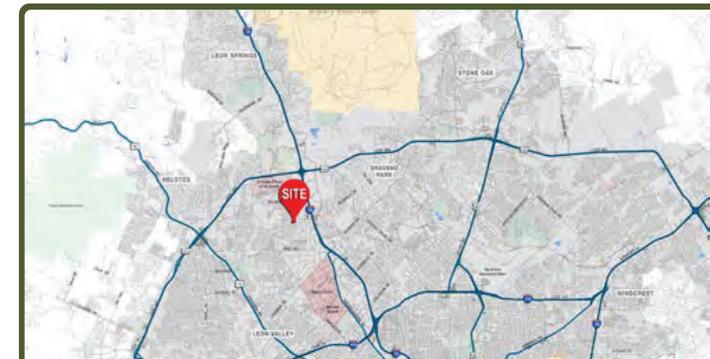
## PROJECT SCOPE

DeZavala Oaks is located just off heavily trafficked IH-10 in close proximity to the UTSA Main Campus, USAA Headquarters, the Shops at La Cantera and Fiesta Texas. This center has easy access to IH-10 and sits in the densely populated area of NW San Antonio with heavy daytime population.

## PROPERTY DETAILS

AVAILABILITY	869 SF - 1800 SF
GROSS LEASABLE AREA	21,908 SF
TRIPLE NETS (2025)	\$ 15.58 SF
PLEASE CALL FOR PRICING	

DEMOGRAPHICS	WITHIN 1 MI	WITHIN 3 MI	WITHIN 5 MI
EST. POPULATION	11,515	110,644	276,010
AVG. HH INCOME	\$ 90,613	\$ 89,859	\$ 97,827
TOTAL HOUSING UNITS	4,884	47,155	118,133
DAYTIME POPULATION	18,351	126,772	330,280
MEDIUM HOME VALUE	\$ 240,963	\$ 242,842	\$ 257,780



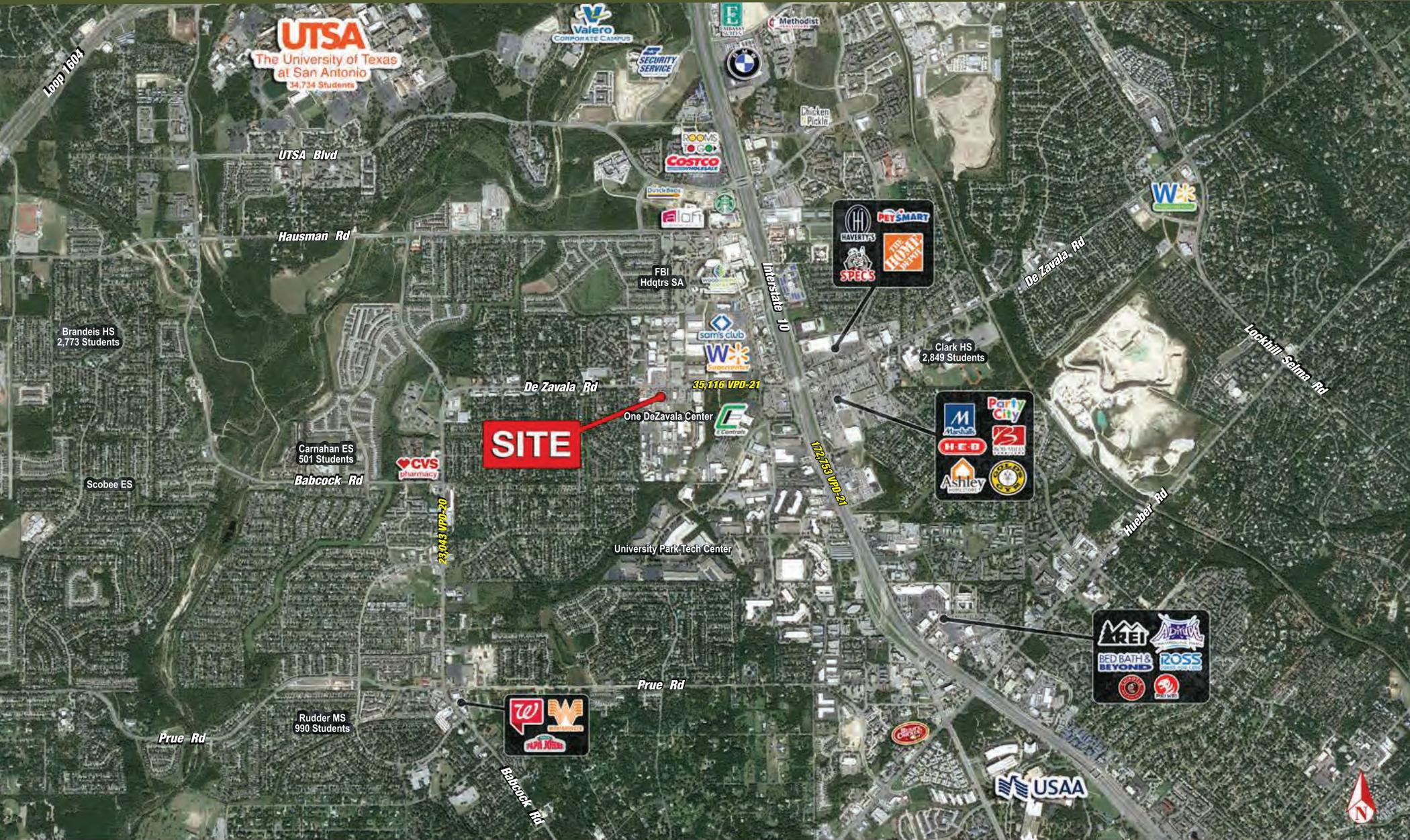
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5886



AVAILABLE  
1,800 SF



AVAILABLE  
869 SF



AVAILABLE  
1,834 SF

5860



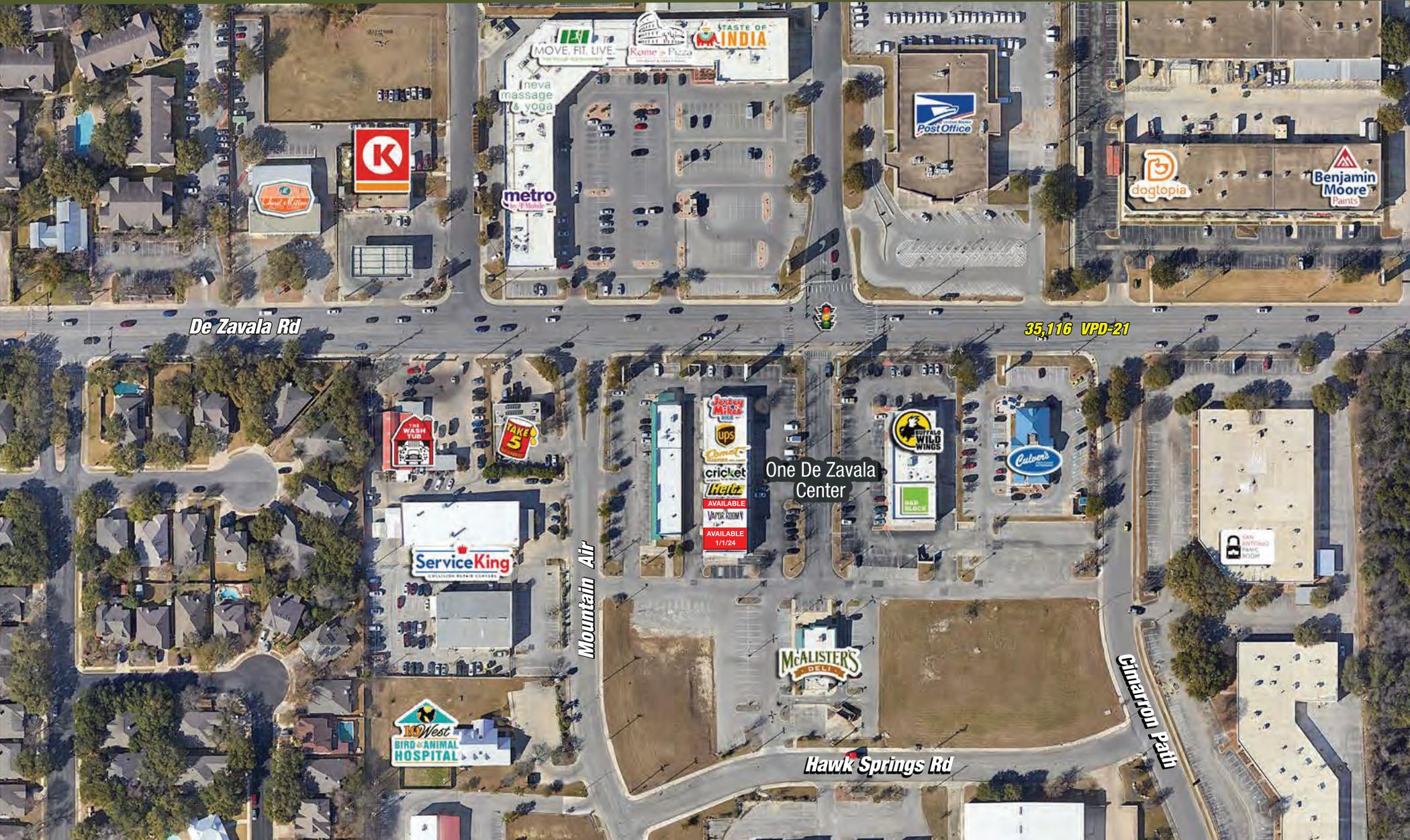
**BUFFALO  
WILD  
WINGS**





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De Zavala Rd

35,116 VPD-21

One De Zavala Center

Mountain Air

Hawk Springs Rd

Cimarron Path

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