

ENGINEERED FOR GROWTH

ENERGY  PLAZA

8610 & 8620 N New Braunfels Ave
San Antonio, TX 78217

ENERGY

PLAZA

 **LOMAR**
PROPERTIES

ENERGY  PLAZA

Home of the Petroleum Club.

Energy Plaza I & II consists of two mid-rise office buildings within the North central Submarket. The property sits off Loop 410 & Highway 281, with superior ingress and egress.



**2 Office
Buildings**
6 STORIES

200 - 13,128 SF
OFFICE SPACE
AVAILABLE

4/1,000
PARKING RATIO
350 SPACES

**Conference
Facilities**
3 MEETING ROOMS

Break Room
TENANT AMENITY
BREAK AREA

Recent Building Improvements

Since taking ownership, over \$765,000 has been invested in property enhancements, including: Entryway re-tiling, LED lighting upgrades (interior & parking lot), outdoor seating & landscaping with added tree perimeter, modernized restroom renovations (ongoing), upgraded mobile access controls & building directories, new dumpster enclosures, soft wash of entire exterior, & new monument signage (coming soon).



[View Floor Plans](#)

Strategically Located



The two building property is directly next to the San Antonio International Airport and is minutes from North Star Mall & Alamo Quarry Market. The property is within close proximity to over twenty eateries, significant shopping, and hotels within the airport district.

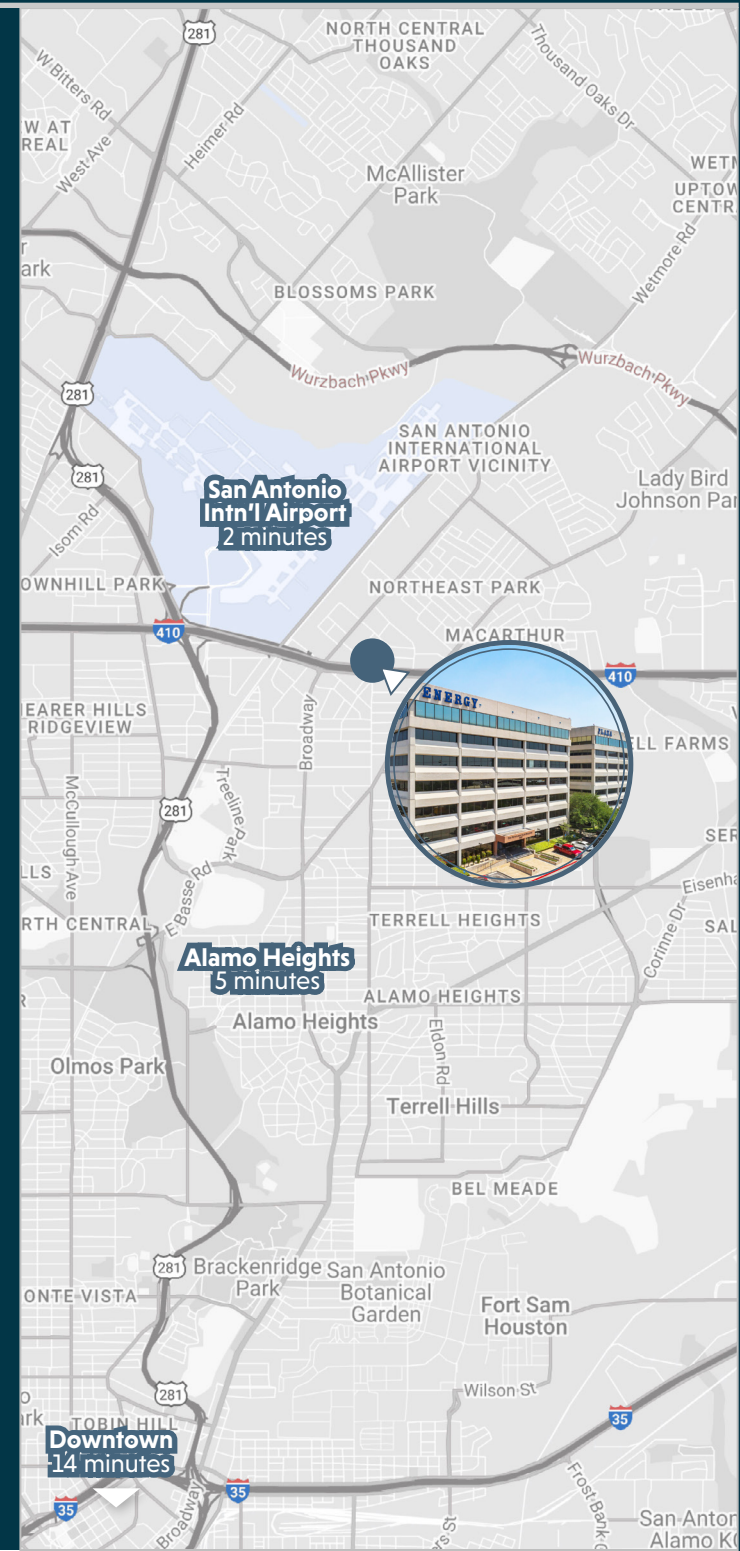
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Seamless Access to All of San Antonio

Engery Plaza's prime location in the North Central submarket of San Antonio offers unparalleled convenience and accessibility, making it an ideal setting for professionals and their clients, who can enjoy the vibrant community, diverse dining options, and extensive recreational opportunities right at their doorstep.

AREA DEMOGRAPHICS

1 mi	8,689 POPULATION	\$67,076 AVG HH INCOME	40 AVG AGE
3 mi	82,039 POPULATION	\$64,324 AVG HH INCOME	39 AVG AGE
5 mi	264,813 POPULATION	\$62,616 AVG HH INCOME	37 AVG AGE



ENERGY PLAZA

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