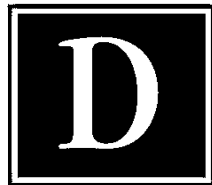


**2.445 Acres Commercial
11070 Shaenfield Road
San Antonio, Texas**



DRAKE COMMERCIAL GROUP

DEBORAH BAUER
TRAVIS BAUER

19310 STONE OAK PKWY, STE. 201
SAN ANTONIO, TEXAS 78258
T: 210.402.6363
F: 210.402.6767
www.drakecommercial.com

* The information in this brochure has been obtained from various sources deemed reliable for presentation purposes only. This information is subject to errors and omissions. If interested in this property, each party should independently verify any and all information.

2.445 +/- ACRES – COMMERCIAL PROPERTY



- 2.445 +/- Acres commercial property – house to be conveyed with property
- Approximately 650' Frontage on Shaenfield Road
- Out of City Limits
- Call for Pricing

For more information please contact Deborah Bauer or Travis Bauer

210.402.6363

deborah@drakecommercial.com – travis@drakecommercial.com

SCALE: 1" = 80'

LOUIS A. ENGELHARDT
25 ACRE TRACT
N 24°25'48" E 410.54

2.818 ACRES

SHAENFIELD ROAD

OLD COUNTY ROAD
N 65°15'05" W 514.08
NOT OPEN

PLAT OF 2.818 ACRES,
BEING THAT SAME TRACT CONVEYED
TO LOUIS A. ENGELHARDT, BY DEED
RECORDED IN VOLUME 3857, PAGE 226,
C. VILLANUEVA SURVEY 87,
ABSTRACT 774, COUNTY BLOCK 4449, BEXAR
COUNTY, TEXAS.

SURVEYED: SEPTEMBER 8, 1995

1963.09 TO EAST
LINE OF STEUBING
ROAD

A=528 14'00"

R=288.20'

L=262.74'

T=141.29'

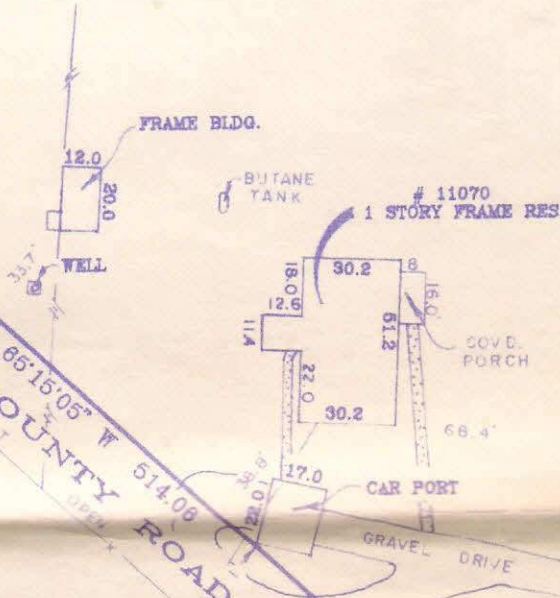
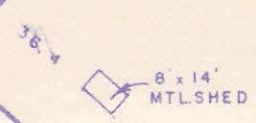
S 13°24'00" E 250.10'

A=2457.01"

R=349.62'

L=170.55'

T=87.00'



O.H. ELECTRIC LINE

11070 Shaenfield - 2.455 Acres

Population	1-mi.	3-mi.	5-mi.
2015 Male Population	10,681	43,895	87,187
2015 Female Population	11,115	45,926	91,298
% 2015 Male Population	49.00%	48.87%	48.85%
% 2015 Female Population	51.00%	51.13%	51.15%
2015 Total Population: Adult	14,309	63,141	129,152
2015 Total Daytime Population	14,331	59,650	135,172
2015 Total Employees	2,991	13,082	43,211
2015 Total Population: Median Age	29	31	33
2015 Total Population: Adult Median Age	36	40	42
2015 Total population: Under 5 years	2,214	7,608	13,260
2015 Total population: 5 to 9 years	2,307	7,825	14,497
2015 Total population: 10 to 14 years	2,069	7,472	14,221
2015 Total population: 15 to 19 years	1,480	6,324	12,427
2015 Total population: 20 to 24 years	1,244	5,893	11,945
2015 Total population: 25 to 29 years	2,174	8,287	14,601
2015 Total population: 30 to 34 years	2,861	9,221	16,046
2015 Total population: 35 to 39 years	2,157	7,472	13,867
2015 Total population: 40 to 44 years	1,587	6,777	13,663
2015 Total population: 45 to 49 years	1,063	5,593	11,719
2015 Total population: 50 to 54 years	815	5,214	11,347
2015 Total population: 55 to 59 years	584	4,149	9,727
2015 Total population: 60 to 64 years	472	3,154	7,918
2015 Total population: 65 to 69 years	330	2,169	5,758
2015 Total population: 70 to 74 years	194	1,204	3,211
2015 Total population: 75 to 79 years	126	683	2,086
2015 Total population: 80 to 84 years	59	432	1,201
2015 Total population: 85 years and over	60	344	991
% 2015 Total population: Under 5 years	10.16%	8.47%	7.43%
% 2015 Total population: 5 to 9 years	10.58%	8.71%	8.12%
% 2015 Total population: 10 to 14 years	9.49%	8.32%	7.97%
% 2015 Total population: 15 to 19 years	6.79%	7.04%	6.96%
% 2015 Total population: 20 to 24 years	5.71%	6.56%	6.69%
% 2015 Total population: 25 to 29 years	9.97%	9.23%	8.18%
% 2015 Total population: 30 to 34 years	13.13%	10.27%	8.99%
% 2015 Total population: 35 to 39 years	9.90%	8.32%	7.77%
% 2015 Total population: 40 to 44 years	7.28%	7.55%	7.65%
% 2015 Total population: 45 to 49 years	4.88%	6.23%	6.57%
% 2015 Total population: 50 to 54 years	3.74%	5.80%	6.36%
% 2015 Total population: 55 to 59 years	2.68%	4.62%	5.45%
% 2015 Total population: 60 to 64 years	2.17%	3.51%	4.44%
% 2015 Total population: 65 to 69 years	1.51%	2.41%	3.23%
% 2015 Total population: 70 to 74 years	0.89%	1.34%	1.80%
% 2015 Total population: 75 to 79 years	0.58%	0.76%	1.17%
% 2015 Total population: 80 to 84 years	0.27%	0.48%	0.67%
% 2015 Total population: 85 years and over	0.28%	0.38%	0.56%
2015 White alone	15,309	66,642	133,165
2015 Black or African American alone	1,679	6,021	11,781

2015 American Indian and Alaska Native alone	128	612	1,130
2015 Asian alone	657	2,597	6,472
2015 Native Hawaiian and OPI alone	57	138	259
2015 Some Other Race alone	2,877	9,542	17,903
2015 Two or More Races alone	1,089	4,269	7,775
2015 Hispanic	13,191	50,768	95,441
2015 Not Hispanic	8,605	39,053	83,044
% 2015 White alone	70.24%	74.19%	74.61%
% 2015 Black or African American alone	7.70%	6.70%	6.60%
% 2015 American Indian and Alaska Native alone	0.59%	0.68%	0.63%
% 2015 Asian alone	3.01%	2.89%	3.63%
% 2015 Native Hawaiian and OPI alone	0.26%	0.15%	0.15%
% 2015 Some Other Race alone	13.20%	10.62%	10.03%
% 2015 Two or More Races alone	5.00%	4.75%	4.36%
% 2015 Hispanic	60.52%	56.52%	53.47%
% 2015 Not Hispanic	39.48%	43.48%	46.53%
2015 Not Hispanic: White alone	175	18,802	44,097
2015 Not Hispanic: Black or African American alone	n/a	2,834	6,166
2015 Not Hispanic: American Indian and Alaska Native alone	n/a	142	297
2015 Not Hispanic: Asian alone	n/a	849	2,240
2015 Not Hispanic: Native Hawaiian and OPI alone	2	42	96
2015 Not Hispanic: Some Other Race alone	n/a	67	122
2015 Not Hispanic: Two or More Races	2	756	1,656
% 2015 Not Hispanic: White alone	82.16%	43.40%	46.16%
% 2015 Not Hispanic: Black or African American alone	0.00%	6.54%	6.45%
% 2015 Not Hispanic: American Indian and Alaska Native alone	0.00%	0.33%	0.31%
% 2015 Not Hispanic: Asian alone	0.00%	1.96%	2.34%
% 2015 Not Hispanic: Native Hawaiian and OPI alone	0.94%	0.10%	0.10%
% 2015 Not Hispanic: Some Other Race alone	0.00%	0.15%	0.13%
% 2015 Not Hispanic: Two or More Races	0.94%	1.75%	1.73%

Population Change	1-mi.	3-mi.	5-mi.
Total: Employees (NAICS)	n/a	n/a	n/a
Total: Establishments (NAICS)	n/a	n/a	n/a
2015 Total Population	21,796	89,821	178,485
2015 Households	6,566	28,955	59,574
Population Change 2010-2015	2,016	13,649	27,699
Household Change 2010-2015	447	4,013	8,329
% Population Change 2010-2015	10.19%	17.92%	18.37%
% Household Change 2010-2015	7.31%	16.09%	16.25%
Population Change 2000-2015	21,583	46,502	82,945
Household Change 2000-2015	6,485	15,288	28,679
% Population Change 2000 to 2015	10132.86%	107.35%	86.82%
% Household Change 2000 to 2015	8006.17%	111.86%	92.83%

Housing	1-mi.	3-mi.	5-mi.
2015 Housing Units	93	14,065	31,930
2015 Occupied Housing Units	84	13,671	30,901
2015 Owner Occupied Housing Units	71	11,468	25,451
2015 Renter Occupied Housing Units	13	2,203	5,450

2015 Vacant Housings Units	11	396	1,033
% 2015 Occupied Housing Units	90.32%	97.20%	96.78%
% 2015 Owner occupied housing units	84.52%	83.89%	82.36%
% 2015 Renter occupied housing units	15.48%	16.11%	17.64%
% 2000 Vacant housing units	11.83%	2.82%	3.24%

Income	1-mi.	3-mi.	5-mi.
2015 Household Income: Median	\$72,292	\$70,528	\$72,892
2015 Household Income: Average	\$84,543	\$84,740	\$87,670
2015 Per Capita Income	\$25,469	\$27,346	\$29,326
2015 Household income: Less than \$10,000	107	794	1,720
2015 Household income: \$10,000 to \$14,999	120	536	1,250
2015 Household income: \$15,000 to \$19,999	107	538	1,452
2015 Household income: \$20,000 to \$24,999	86	771	1,627
2015 Household income: \$25,000 to \$29,999	248	828	1,776
2015 Household income: \$30,000 to \$34,999	139	996	1,883
2015 Household income: \$35,000 to \$39,999	207	1,002	2,027
2015 Household income: \$40,000 to \$44,999	465	1,791	3,013
2015 Household income: \$45,000 to \$49,999	260	1,172	2,242
2015 Household income: \$50,000 to \$59,999	681	3,180	5,699
2015 Household income: \$60,000 to \$74,999	1,053	4,088	8,258
2015 Household income: \$75,000 to \$99,999	1,135	4,627	9,899
2015 Household income: \$100,000 to \$124,999	1,026	3,849	7,827
2015 Household income: \$125,000 to \$149,999	435	2,142	4,932
2015 Household income: \$150,000 to \$199,999	337	1,805	3,822
2015 Household income: \$200,000 or more	160	836	2,147
% 2015 Household income: Less than \$10,000	1.63%	2.74%	2.89%
% 2015 Household income: \$10,000 to \$14,999	1.83%	1.85%	2.10%
% 2015 Household income: \$15,000 to \$19,999	1.63%	1.86%	2.44%
% 2015 Household income: \$20,000 to \$24,999	1.31%	2.66%	2.73%
% 2015 Household income: \$25,000 to \$29,999	3.78%	2.86%	2.98%
% 2015 Household income: \$30,000 to \$34,999	2.12%	3.44%	3.16%
% 2015 Household income: \$35,000 to \$39,999	3.15%	3.46%	3.40%
% 2015 Household income: \$40,000 to \$44,999	7.08%	6.19%	5.06%
% 2015 Household income: \$45,000 to \$49,999	3.96%	4.05%	3.76%
% 2015 Household income: \$50,000 to \$59,999	10.37%	10.98%	9.57%
% 2015 Household income: \$60,000 to \$74,999	16.04%	14.12%	13.86%
% 2015 Household income: \$75,000 to \$99,999	17.29%	15.98%	16.62%
% 2015 Household income: \$100,000 to \$124,999	15.63%	13.29%	13.14%
% 2015 Household income: \$125,000 to \$149,999	6.63%	7.40%	8.28%
% 2015 Household income: \$150,000 to \$199,999	5.13%	6.23%	6.42%
% 2015 Household income: \$200,000 or more	2.44%	2.89%	3.60%

Retail Sales Volume	1-mi.	3-mi.	5-mi.
2015 Childrens/Infants clothing stores	\$2,048,825	\$8,786,073	\$17,879,555
2015 Jewelry stores	\$696,213	\$3,066,175	\$6,362,116
2015 Mens clothing stores	\$2,343,722	\$10,210,607	\$21,057,914
2015 Shoe stores	\$2,403,330	\$10,452,704	\$21,491,912
2015 Womens clothing stores	\$3,847,154	\$16,964,790	\$35,120,520
2015 Automobile dealers	\$30,723,058	\$134,861,888	\$278,836,395

2015 Automotive parts and accessories stores	\$5,812,915	\$25,761,028	\$53,354,944
2015 Other motor vehicle dealers	\$730,065	\$3,361,402	\$6,993,135
2015 Tire dealers	\$2,609,013	\$11,522,935	\$23,836,698
2015 Hardware stores	\$126,669	\$569,079	\$1,185,639
2015 Home centers	\$1,231,034	\$5,520,104	\$11,521,834
2015 Nursery and garden centers	\$1,403,231	\$6,369,663	\$13,380,243
2015 Outdoor power equipment stores	\$662,219	\$2,982,294	\$6,177,895
2015 Paint andwallpaper stores	\$152,327	\$664,898	\$1,366,371
2015 Appliance, television, and other electronics stores	\$4,078,713	\$18,001,505	\$37,277,802
2015 Camera andphotographic supplies stores	\$322,945	\$1,411,088	\$2,930,734
2015 Computer andsoftware stores	\$10,797,839	\$47,516,369	\$98,088,992
2015 Beer, wine, and liquor stores	\$1,888,944	\$8,353,721	\$17,347,076
2015 Convenience stores	\$8,789,012	\$38,189,427	\$78,475,801
2015 Restaurant Expenditures	\$7,994,956	\$35,282,571	\$73,184,209
2015 Supermarkets and other grocery (except convenience) stores	\$30,805,087	\$135,612,807	\$279,737,683
2015 Furniture stores	\$2,903,816	\$12,780,158	\$26,402,233
2015 Home furnishings stores	\$9,749,129	\$43,326,740	\$89,924,747
2015 General merchandise stores	\$52,023,789	\$230,107,961	\$476,954,408
2015 Gasoline stations with convenience stores	\$27,218,167	\$118,965,767	\$244,541,326
2015 Other gasoline stations	\$19,464,005	\$85,269,004	\$175,285,736
2015 Department stores (excl leased depts)	\$51,327,576	\$227,041,786	\$470,592,292
2015 General merchandise stores	\$52,023,789	\$230,107,961	\$476,954,408
2015 Other health and personal care stores	\$2,005,779	\$8,881,235	\$18,449,248
2015 Pharmacies and drug stores	\$7,793,673	\$34,739,094	\$72,138,551
2015 Pet and pet supplies stores	\$2,151,783	\$9,554,752	\$19,735,289
2015 Book, periodical, and music stores	\$322,553	\$1,439,731	\$3,010,639
2015 Hobby, toy, and game stores	\$946,179	\$4,164,438	\$8,597,407
2015 Musical instrument and supplies stores	\$98,976	\$436,318	\$908,078
2015 Sewing, needlework, and piece goods stores	\$174,310	\$777,362	\$1,624,165
2015 Sporting goods stores	\$981,632	\$4,249,096	\$8,787,619
2015 Sporting goods stores	\$ 614,369	\$ 3,215,382	\$ 9,990,503

