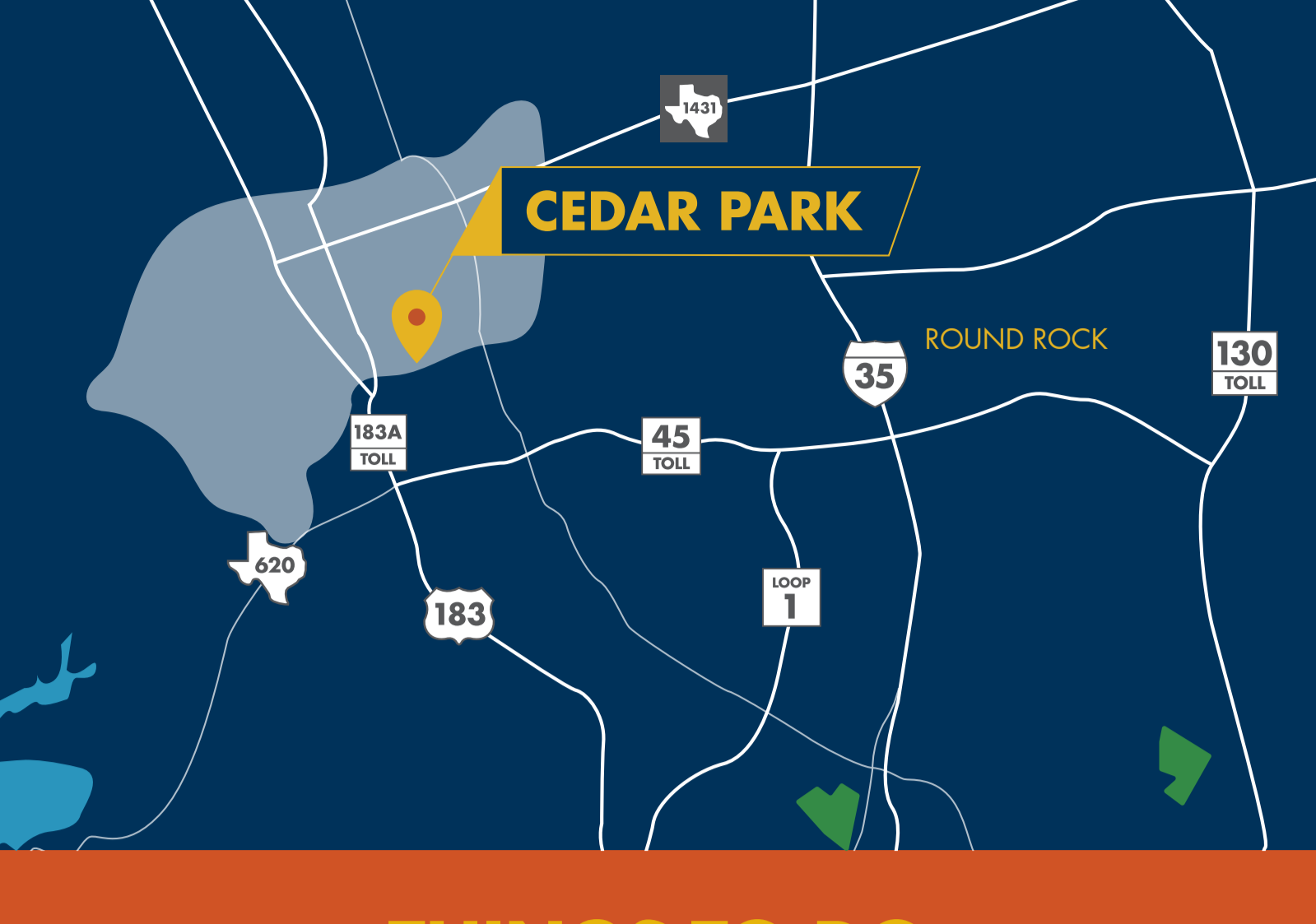


# AUSTIN NEIGHBORHOOD SPOTLIGHT:

# CEDAR PARK

Much more than just a northwest Austin suburb, Cedar Park is one of the fastest growing cities in the United States. Located just northwest of Austin, along US-183 north of TX-45, the city is home to young families, a thriving retail scene and numerous office and industrial developments.



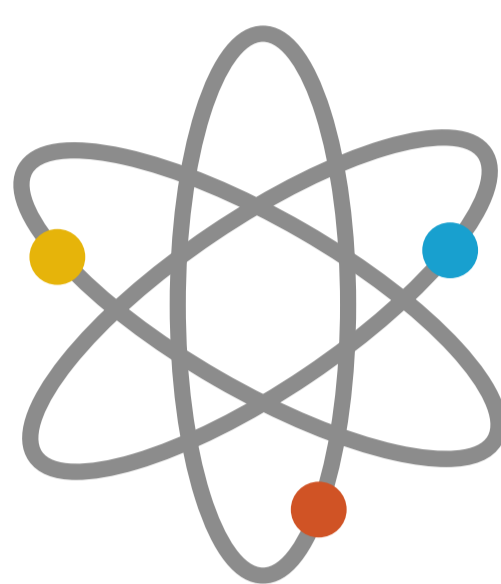
## THINGS TO DO

From sporting events to museums and wineries, the city has things for all ages. Whether it's during the day or at night, it's easy to find something to do in Cedar Park.



Visit the **Texas Museum of Science and Technology**, an interactive museum that houses the Austin area's first planetarium.

Go to a **Texas Stars Hockey Game** at the H-E-B Center. The Texas Stars are a farm team for the Dallas Stars Hockey Team.



Visit four beautiful wineries and vineyards on the **Thirsty Oaks Wine Trail**, nestled along the scenic back roads of the Texas Hill Country.

Take a ride on the **Austin Steam Train**.

The train runs every weekend and has various special events throughout the year.



Go to an **Austin Spurs Basketball Game** at the H-E-B Center. The team is a farm team for the San Antonio Spurs.

Take your dog to the **"Bark Park"**. This dog park is located within the Veterans Memorial Park. It is a 5-acre dog park with a pond, showers, dog water fountains, and a separate park for small dogs under 30 pounds.



**Honorable Mentions:** See a country concert at Wild West in The Depot Shopping Center, visit the Sculpture Garden, see a concert or show at the H-E-B Center, or eat at one of the many restaurants along FM 1431.

## COMMERCIAL REAL ESTATE IN CEDAR PARK

Cedar Park is a growing area for retail and industrial spaces. AQUILA has three properties in Cedar Park, including The Depot Shopping Center, Brushy Creek Corporate Center and FM 1431 & Anderson Land.

### THE DEPOT SHOPPING CENTER



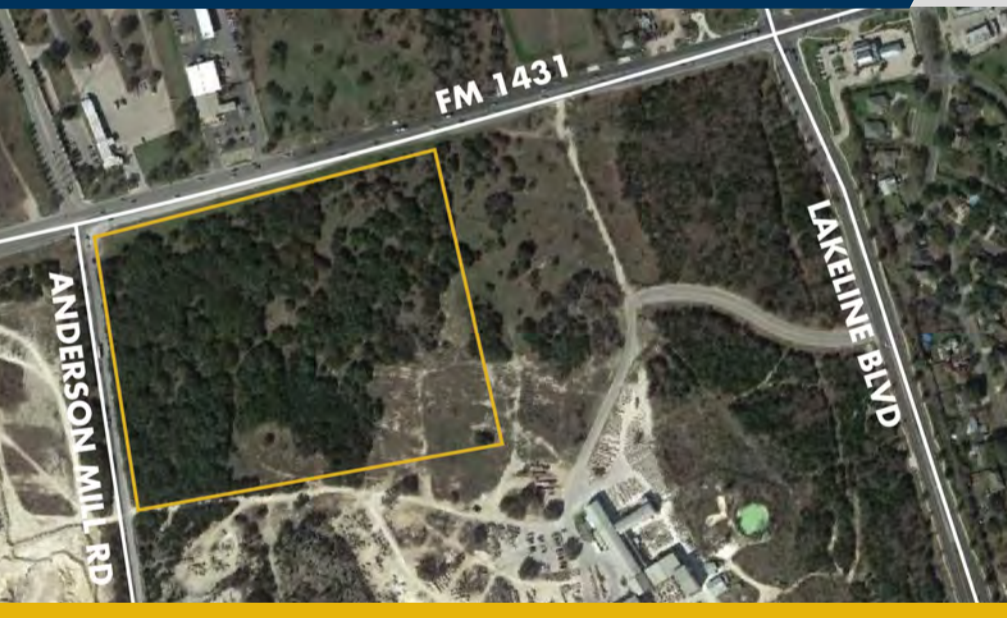
Shopping center off of FM 1431 (a main corridor in Cedar Park)

### BRUSHY CREEK CORPORATE CENTER

Two-building, single story warehouse/flex center



### FM 1431 & ANDERSON LAND



22-acre retail development site near many major retailers

## QUICK FACTS

Population:

**67,500**



Median household income:

Population by age:

**\$99,348**

37.5%

13.7%

31.8%

9.3%

7.7%



>25

25-34

35-54

55-64

65+

Source: Cedar Park Chamber of Commerce, 2016

## DID YOU KNOW?

The name **"Cedar Park"** was the **third name** for the area. It was first known as Running Brushy and then Brueggerhoff. It was changed to Cedar Park in 1887.



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aquilacommercial.com