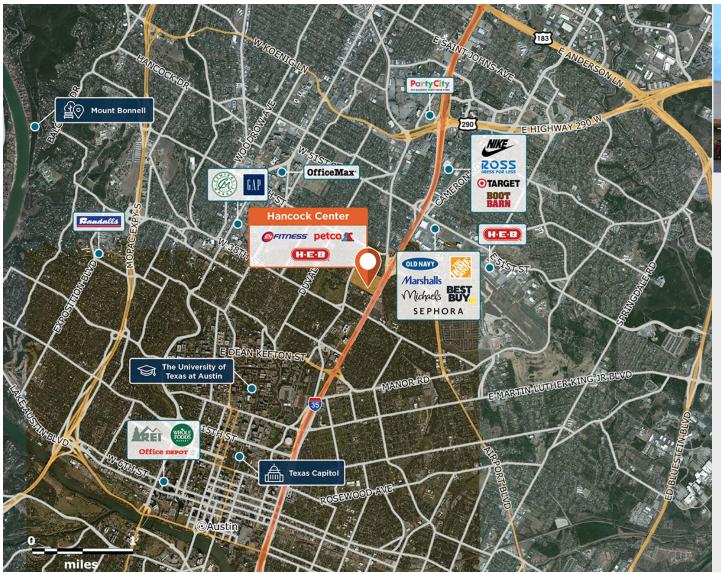
Hancock

9 1000 East 41st Street, Austin, TX 78751





Off of I-35 in a densely populated area in central Austin, minutes from downtown and the University of Texas.

Center Size: 245,628 Spaces Available: 3

Within 3 Miles

Population 189,375
Avg. Household Income 139,679
Avg. Home Value \$872,076

Annual Visits 4,013,533 Vehicles Per Day 227,942

Regency Centers.

Bryan DabbsLeasing Contact

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Updated: Nov 18 2025

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Hancock

♀ 1000 East 41st Street, Austin, TX 78751



Center Size: 245,628

SPACE	TENANT	SF
200A	AVAILABLE	2,177
910	AVAILABLE	2,060
915	AVAILABLE (Medical Space)	1,100
180	JO'S COFFEE	1,388
200	CHICKEN SALAD CHICK	2,946
205	KISMET CAFE	2,373
210	WINGZUP - SPORTS BAR & GRILL	2,567
215	COMMODORE PERRY OFFICES	1,075
220	SUGARCOAT NAILS & BEAUTY BAR	2,168
230	CASTLE DENTAL	2,800
235	JERSEY MIKE'S SUBS	1,178
240	GNC	1,400
250	THE UPS STORE	1,600
255	MENCHIE'S FROZEN YOGURT	1,261
260	FREEBIRDS WORLD BURRITO	2,471
300	JACK IN THE BOX	2,461
400	AMERICA'S BEST CONTACTS & EYEG	3,550
410	PALM BEACH TAN	3,612
420	GREAT CLIPS	1,351
430	WAGYU SAN	3,487
800	H.E.B.	128,738
805	H-E-B WELLNESS PRIMARY CARE	2,500
810	TWIN LIQUORS	15,000
820	PETCO	15,143
850	24 HOUR FITNESS	30,656
920	SPECTRUM	3,141
940	JASON'S DELI	4,849

1 of 1

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