1015 W University Ave
Georgetown, TX 78628
Austin MSA

Wolf Ranch Town Center

RETAIL SPACE FOR LEASE
For information, please visit
www.pinetree.com/wolf-ranch-town-center

FEATURES

- Super-regional retail destination ideally located off of I-35 at one of the busiest intersections in the Austin MSA.
- Anchored by a best-in-class line-up led by Target (shadow), TJ Maxx, Best Buy, Ross, Ulta, Michael's, Office Depot, PetSmart, Kohl's (shadow), and Old Navy.
- Serves one of the country's fastest growing trade areas. Georgetown was recently (2022) ranked the #1 fastest growing city in America and Leander, immediately West of Georgetown, ranked #3 in the same year. Median home values haveincreased 51% since 2019 and total employment is up 21%, creating tremendous consumer demand that will inure to the benefit of Wolf Ranch Town Center tenants for decades to come.

BEST BUY · TARGET · T.J.maxx · five BELOW · ROSS DRESS FOR LESS · BOOT BARN · SEPHORA · ULTA BEAUTY

View more storefront and aerial photos at:
www.pinetree.com/wolf-ranch-town-center

Pine Tree
www.pinetree.com
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Pine Tree

Tenant Roster

UNIT	TENANT	SF
A01	Rack Room Shoes	4,372
A05	Sally Beauty	1,473
A07	Versona	7,500
A09	Ike's Love & Sandwiches	2,294
A11	Cotton Patch Cafe	4,200
B01	Fish City Grill	3,227
B03	America's Best Contacts & Eyeglasses	3,821
B05	Waxxed Sports Cards	2,300
B07	Bath & Body Works	3,746
B09A	Ulta Beauty	9,754
D01	Clean Slate Waxing Lounge	2,431
D03	Trudy's Hallmark Shop	4,158
D07	IVX Health	2,500
D09	Consumer Cellular	4,988
D11	Visionworks	5,000
D13A	Kirkland's	6,641
E01A	James Avery Jewelry	2,340
E05A	Salon Lofts	4,885
E09	LOFT	4,868
E15A	Machi Sushi	7,200
E15B	pOpshelf	9,322
F01	U.S. Army Recruiting	1,000
F03	Available	1,695
F05A	U.S. Navy Recruiting	1,050
F05B	Pure Barre	2,052
F07	Edward Jones	938
F09	U.S. Marines Recruiting	1,263
F11	Milano Trattoria	2,000
F13	Sephora	5,500
F27A	Available	7,170
G01A	Lovesac	2,000
G01B	The Kebab Shop	2,000
G05	Leslie's Pool Supplies	2,317
G09	T-Mobile	2,400
G10	Wingstop	1,420
G11A	Great Clips	1,157
G12A	Miracle-Ear Hearing Aid Center	1,177
G15	FedEx Office	1,628
G17	Crumbl Cookies	1,600
G19	Pearle Vision	2,603
G21	Perspire Sauna Studio	2,280
G25	Splash Tan / Palm Beach Tan	2,220
G27	Potbelly	2,095
G29	El Nuevo México Restaurant	5,666
G31	Verizon	1,709
G32	Sharetea	1,418
G33	Supercuts	1,152
G37	Playa Bowls	1,238
G39A	Optimum (Suddenlink)	1,700
G39B	Any Lab Test Now	1,476
G41	Gamestop	1,576
G43	General Nutrition Center	1,259
G49A	Aurora ATX Medical Spa	2,510
G49B	Just Love Coffee Cafe	2,357
H01	Mattress Firm	4,549
H03	Legend Dental	2,969
H07	Organic Nail Spa	2,892
H13C	ATI Physical Therapy	2,005
H13D	Available	1,607
H17B	Ruby Garden	2,412
H21A	Smokey Mo's BBQ	2,950
H25	McAlister's Deli	4,184
J01	Miniso	4,945
K01	Rally House	7,223
K02	Spec's Wines, Spirits & Finer Foods	10,696
LL04A	Cava Mezze Grille	2,537
LL04B	Five Guys Burgers and Fries	2,400
LL09A	Mod Pizza	3,005
LL09B	Nothing Bundt Cakes	2,000
LL09C	Vitamin Shoppe	3,731
LL09D	Smoothie King	1,623
LL09E	Starbucks	1,802
XB	Ross Dress for Less	27,627
XD	T.J. Maxx	30,300
XE	Office Depot Store	16,521
XF	Petsmart	19,382
XG	Michaels	21,571
XH	Best Buy	28,876
XI	Boot Barn	20,564
XK	Old Navy	14,880
XL	Five Below	10,955