



Wonder World Medical Plaza I

1320 Wonder World Dr., San Marcos, TX 78666

MEDICAL/OFFICE SPACE - FOR LEASE

- 1,706 SF of 2nd Gen Medical Space Available
- **Directly across from Central Texas Medical Center**
- Great visibility on Wonder World Drive and easy access from I-35
- Onsite Property Manager and Maintenance Engineer
- Abundant Parking
- **Call For a Tour Today!**





AVAILABILITY

Suite 105 **1,706 SF**
2nd Generation Lab Space

**CONTACT US
FOR MORE
INFORMATION
ABOUT THIS
PROPERTY:**

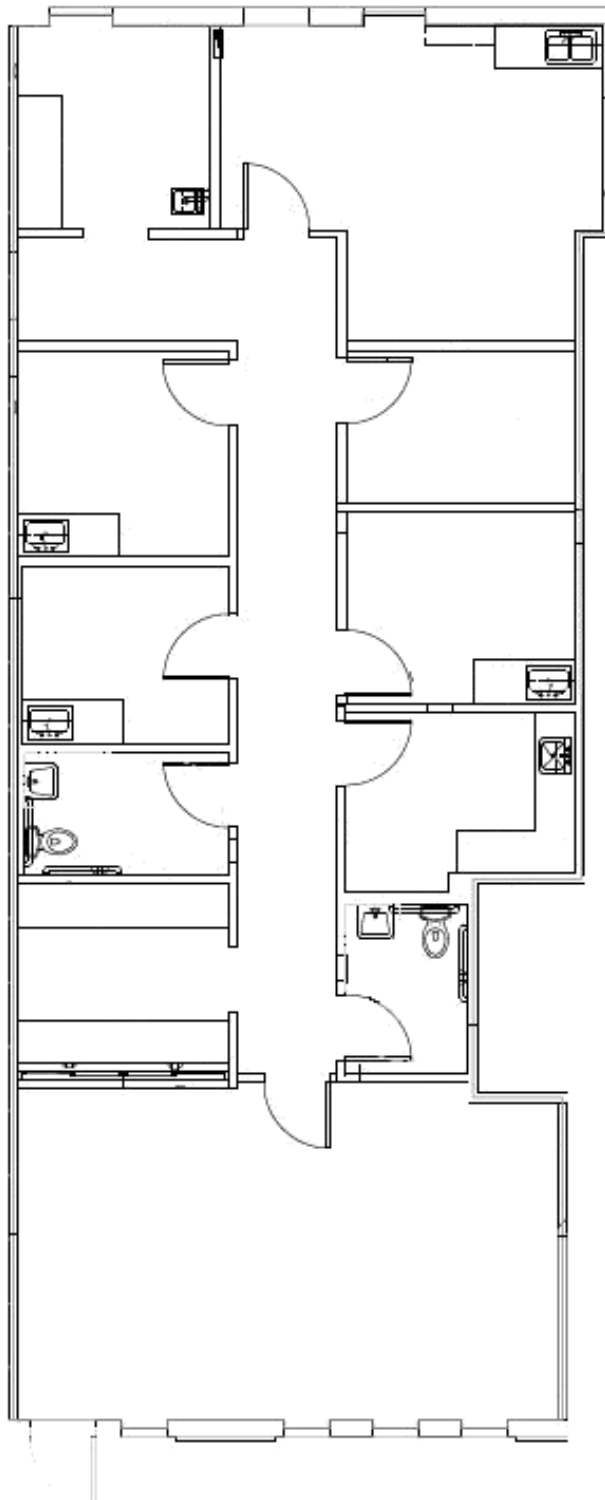
Nick Tarantino, CCIM
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Peggy Rougeou
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Floor Plan - Suite 105

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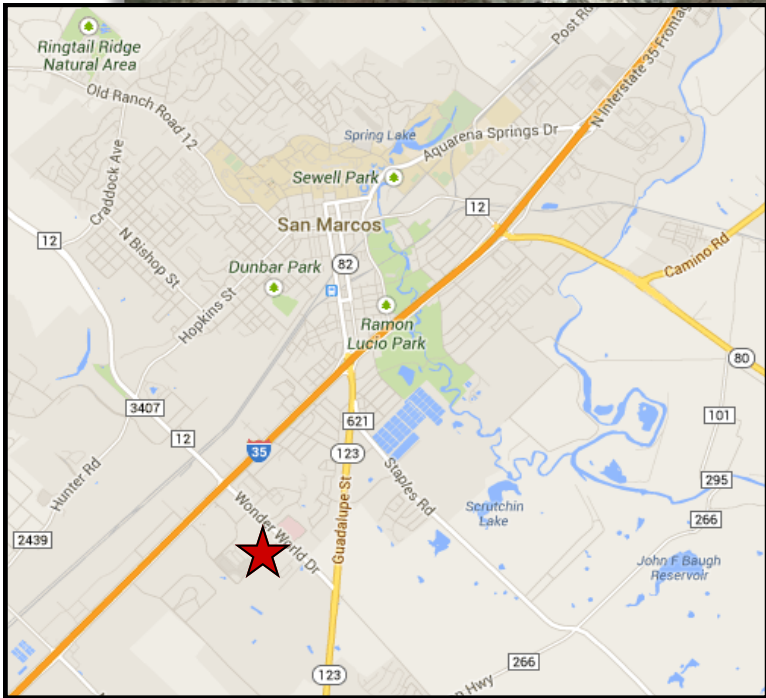
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Area Map

Wonder World Medical Plaza I



DEMOGRAPHICS (2019)

MILE(S)	1	3	5
Total Population	8,694	40,846	74,386
Total Households	3,302	14,113	27,094
Median HH Income	\$44,410	\$42,456	\$38,443

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