FOUR POINTS SHOPPING CENTRE

7301 N FM 620 | AUSTIN, TX 78730

Perform Properties

Property Details

Owned GLA
125,612 SF

Availability
4 Suites | 5,615 SF

Overview

- Anchored by a strong-performing HEB
- This HEB is the preferred grocery store of the affluent Lake Travis community with an average household income of $199,908 within a 3-mile radius
- Situated at the intersection of 2222 and 620, with an average 40,000 VPD
- Located 1.5 miles east of Lake Travis

Tenant Mix

H-E-B · orangetheory · tropical SMOOTHIE CAFE · ups · TWIN LIQUORS Fine Wine & Spirits · PNC

For more information, contact: Catie Whorton | 737-258-3213 | cwhorton@performproperties.com

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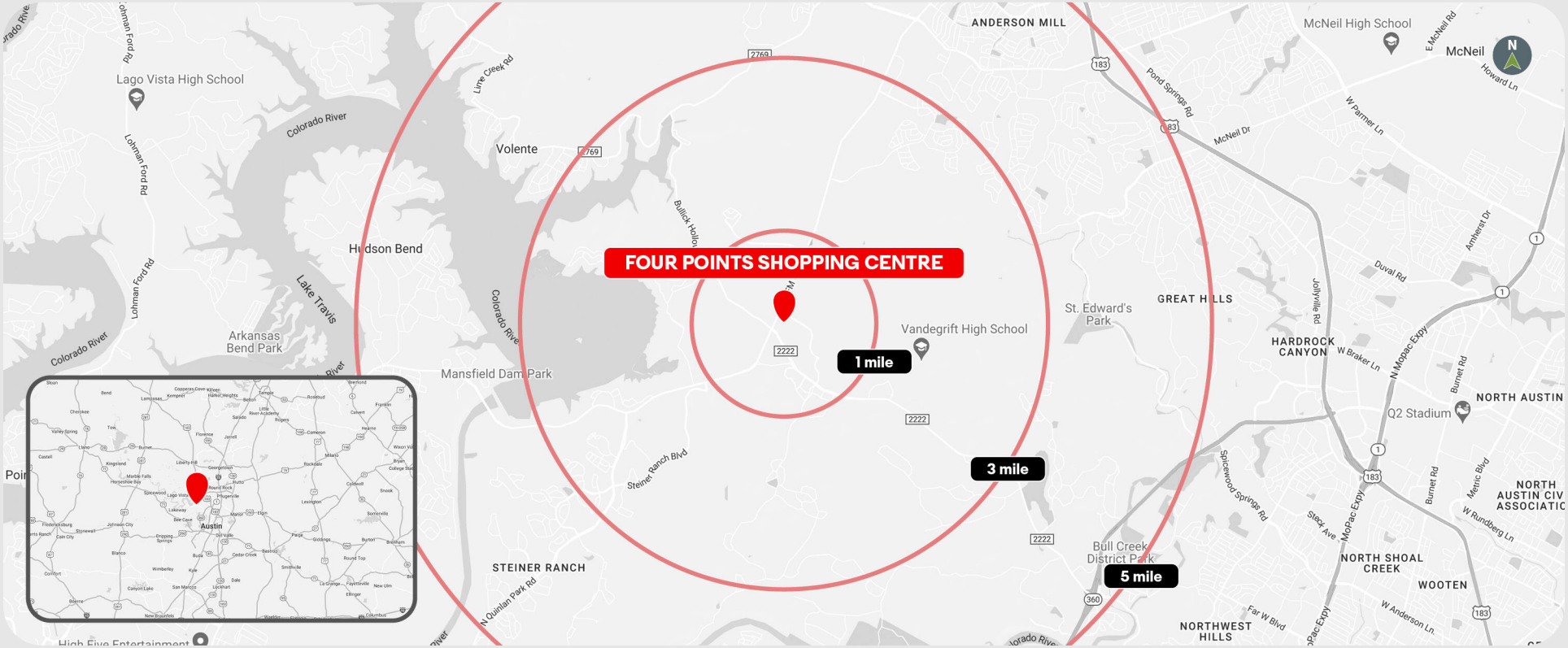
Demographics

Source: Advan, 2025.

	Population	Daytime Population	Households	Avg. HH Income	Med. HH Income
1-MILE RADIUS	2,879	2,541	1,343	$88,799	$70,115
3-MILE RADIUS	26,792	28,107	11,312	$199,908	$137,987
5-MILE RADIUS	96,279	98,706	36,582	$206,865	$153,281



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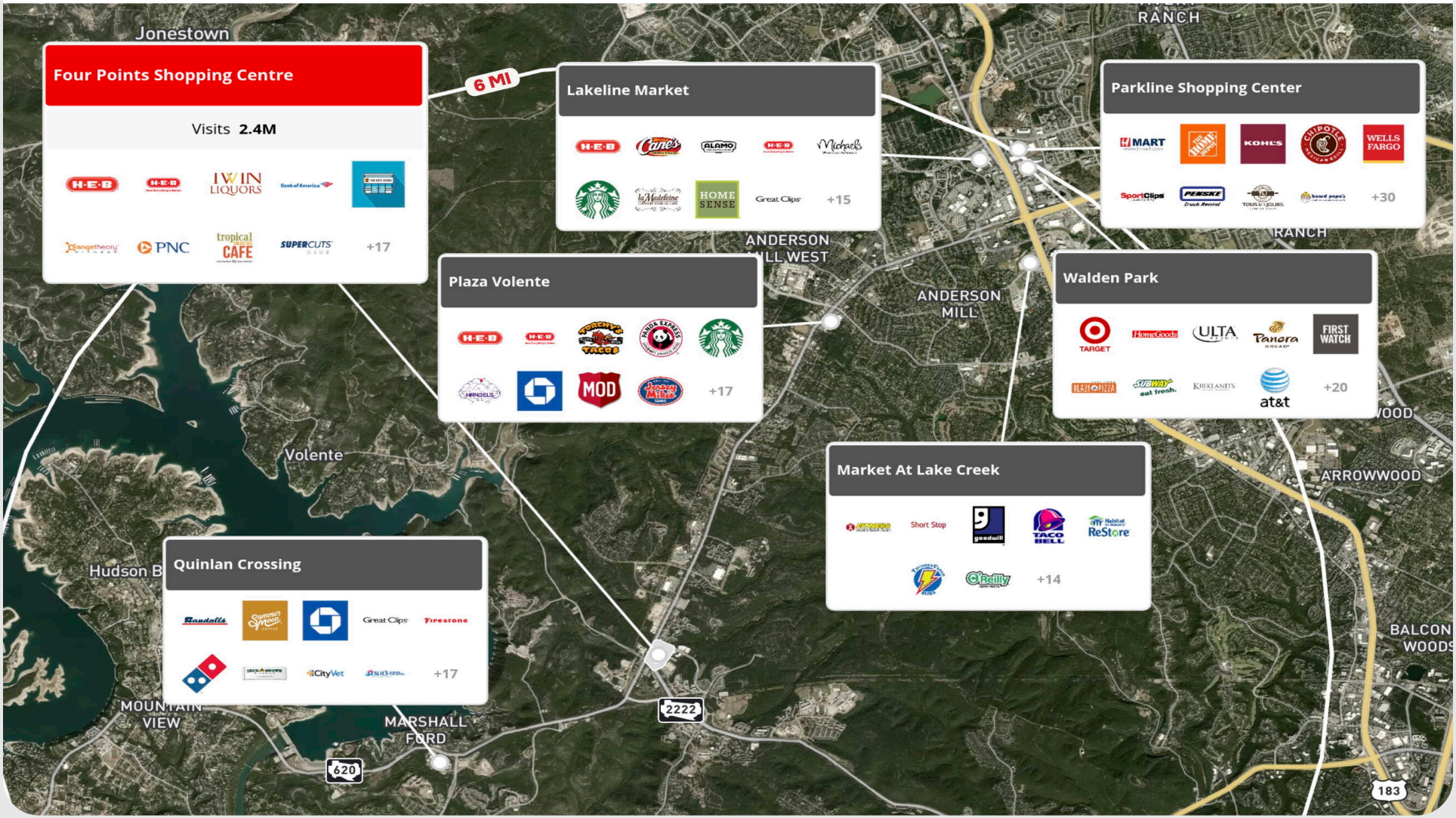
Market Aerial



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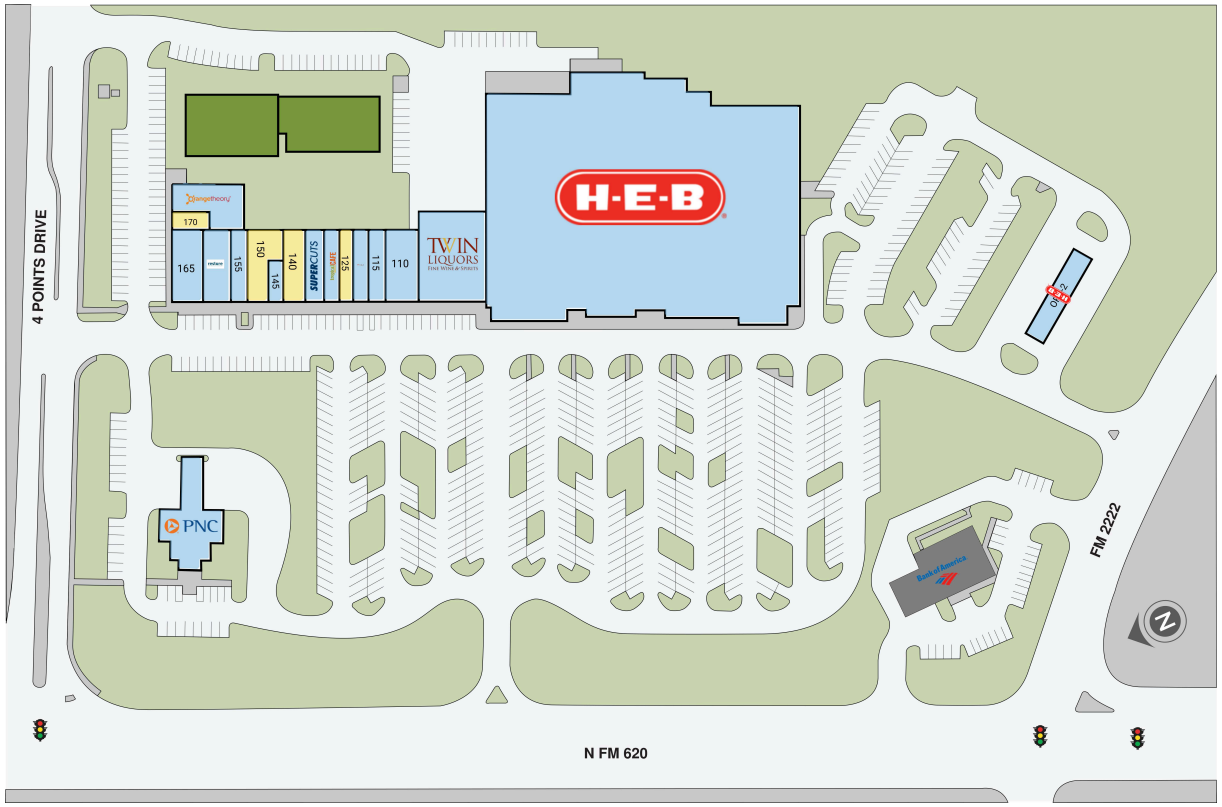
Site Plan



Suite	Tenant	GLA (SF)
150	AVAILABLE	2,010
140	AVAILABLE	1,635
125	AVAILABLE	1,260
170	AVAILABLE	710
100	H-E-B	89,650
105	TWIN LIQUORS	6,660
OPR-1	PNC BANK	4,126
175	ORANGETHEORY FITNESS	2,922
OPR-2	HEB FUEL STATION	2,640
110	TOMLINSON'S FEED & PETS INC.	2,502
165	WESTLAKE EYECARE PLLC	1,977
160	RESTORE HYPER WELLNESS THERAPY	1,860
115	STRETCH ZONE	1,600
130	TROPICAL SMOOTHIE CAFE	1,575
120	MATHNASIUM	1,235
155	THE UPS STORE	1,225
135	SUPERCUTS	1,200
145	STATE FARM INSURANCE	825

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Get in Touch with Us

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