

# PRIME COMMERCIAL PROPERTY IN SAN ANTONIO WITH C-1 ZONING!

**1619 ROOSEVELT AVE, SAN  
ANTONIO, TX 78210**

Explore the endless possibilities of this strategically located commercial space in San Antonio, Texas. Zoned C-1, this property offers a fantastic opportunity for entrepreneurs eager to capitalize on the high traffic in the area. Situated just around the corner from the recently reopened Riverside Golf Course, the neighborhood is poised for increased popularity. This commercial space is ideal for various ventures, including a coffee shop, restaurant, pet shop, bike shop, office space, and more.

Don't miss out on this prime commercial space that combines strategic location, zoning flexibility, and proximity to popular attractions. Whether you're an established business looking to expand or an entrepreneur ready to launch a new venture, this



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