

1

11500 Alterra Pky - Domain 4 - Domain



Location: **Domain 4**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Office**

Status: **Built 1975, Renov Mar 2001**

Stories: **1**

RBA: **152,992 SF**

Typical Floor: **152,992 SF**

Total Avail: **51,059 SF**

% Leased: **100%**

Developer: **Endeavor Real Estate Group**
 Management: **Cousins Properties**
 Recorded Owner: **-**

Expenses: **2021 Tax @ \$19.00/sf**
 Parcel Number: **02560811200000**
 Parking: **350 free Surface Spaces are available; Ratio of 4.00/1,000 SF**
 Amenities: **Air Conditioning**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 110	51,059	51,059	51,059	Withheld	30 Days	Thru Aug 2024	Sublet



2

11501 Alterra Pky - Domain 7 - Domain



Location: **Domain 7**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class A Office**

Status: **Built 2015**

Stories: **6**

RBA: **221,973 SF**

Typical Floor: **36,995 SF**

Total Avail: **10,837 SF**

% Leased: **100%**

Developer: **Endeavor Real Estate Group**
 Management: **Cousins Properties**
 Recorded Owner: **-**

Expenses: **2016 Tax @ \$7.32/sf; 2016 Ops @ \$5.68/sf**
 Parcel Number: **812916**

Parking: **Ratio of 4.25/1,000 SF**

Amenities: **24 Hour Access, Air Conditioning, Balcony, Bus Line, Commuter Rail, Natural Light**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	10,837	10,837	10,837	Withheld	Vacant	Thru Feb 2023	Sublet



3

2700 Anderson Ln - Building 1 - The Village



Location: **Building 1**
AKA 2700 W Anderson Ln
Central Cluster
Central Submarket
Travis County
Austin, TX 78757

Building Type: **General Retail/Freestanding**

Status: **Built 1974**

Stories: **1**

RBA: **19,562 SF**

Typical Floor: **19,529 SF**

Total Avail: **10,123 SF**

% Leased: **79.4%**

Developer: -
 Management: -
 Recorded Owner: **CF Austin Retail LLC**

Expenses: **2017 Combined Tax/Ops @ \$9.52/sf; 2018 Est Ops @ \$11.06/sf**

Parcel Number: **244256**

Parking: **100 free Surface Spaces are available; Ratio of 5.72/1,000 SF**

Amenities: **Pylon Sign, Signage, Signalized Intersection**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 205	3,085	3,085	3,085	\$27.00/nnn	60 Days	Thru Mar 2023	Sublet



4

9500 Arboretum Blvd



Location: **Northwest Cluster**
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1987**

Stories: **6**

RBA: **182,311 SF**

Typical Floor: **31,230 SF**

Total Avail: **53,298 SF**

% Leased: **87.2%**

Developer: -

Management: **AQUILA Commercial**

Recorded Owner: **Pacific Resources Assocs LLC**

Expenses: **2021 Tax @ \$6.95/sf, 2012 Est Tax @ \$3.38/sf; 2016 Ops @ \$13.51/sf, 2012 Est Ops @ \$7.41/sf**

Parcel Number: **01520101070000**

Parking: **650 Covered Spaces are available; 30 free Surface Spaces are available; Ratio of 4.00/1,000 SF**

Amenities: **Atrium, Conferencing Facility, Kitchen, Partitioned Offices**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P Lower Level / Suite 1	18,000	18,000	18,000	\$22.66/nnn	30 Days	Thru Feb 2027	Sublet
P 1st Floor	6,969	6,969	6,969	Withheld	Vacant	Thru Sep 2025	Sublet



5

6836 Austin Center Blvd - Northpoint Center I - Northpoint Center



Location: **Northpoint Center I
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731**

Building Type: **Class A Office**

Status: **Built 1985**

Stories: **3**

RBA: **76,794 SF**

Typical Floor: **23,749 SF**

Total Avail: **32,724 SF**

% Leased: **68.5%**

Developer: **-**

Management: **The Kucera Companies**

Recorded Owner: **Us Reif Northport Centre Texas**

Expenses: **2021 Tax @ \$13.62/sf; 2013 Combined Est Tax/Ops @ \$10.39/sf**

Parcel Number: **01360102080000**

Parking: **180 free Surface Spaces are available; 62 Covered Spaces are available; Reserved Spaces @ \$25.00/mo; Ratio of 3.33/1,000 SF**

Amenities: **Controlled Access, Property Manager on Site, Security System**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 260	5,696	5,696	5,696	\$20.00/fs	Vacant	Thru Sep 2022	Sublet



6 4407 Bee Caves Rd - Park at Eanes Creek 1 - The Park at Eanes Creek



Location: **Park at Eanes Creek 1**
Southwest Cluster
Southwest Submarket
Travis County
West Lake Hills, TX 78746

Building Type: **Class B Office**

Status: **Built 2001**

Stories: **2**

RBA: **30,000 SF**

Typical Floor: **15,000 SF**

Total Avail: **1,827 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: -

Parcel Number: **541044, 541045, 541046, 541047, 541048, 541049, 541050, 541051, 541052, 541053, 541054, 541055, 541056, 541057, 541058, 541060, 541061, 541062, 541063, 541065, 818082**

Parking: **22 free Surface Spaces are available; 17 free Covered Spaces are available; Ratio of 3.19/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Price	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 113	1,827	1,827	1,827	No	\$29.00/mg	Vacant	Thru Jan 2022	Sublet





Location: **Building A**
Southwest Cluster
Southwest Submarket
Travis County
Austin, TX 78733

Building Type: **Class A Office**

Status: **Built 2014**

Stories: **3**

RBA: **34,272 SF**

Typical Floor: **11,075 SF**

Total Avail: **6,000 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **Texas Research Intl R/e Llc**

Expenses: **2021 Tax @ \$14.12/sf**
 Parcel Number: **01233601010000**
 Parking: **Ratio of 4.00/1,000 SF**
 Amenities: **Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	6,000	6,000	6,000	\$33.00/fs	30 Days	Thru Sep 2022	Sublet

8

9433 Bee Caves Rd - Bldg 2 - Crystal Mountain Office



Location: **Bldg 2**
AKA 9433 FM 2244
Southwest Cluster
Southwest Submarket
Travis County
Austin, TX 78733

Building Type: **Class B Office**

Status: **Built 1997**

Stories: **2**

RBA: **16,750 SF**

Typical Floor: **11,500 SF**

Total Avail: **5,450 SF**

% Leased: **83.7%**

Developer: -

Management: -

Recorded Owner: **PB Crystal Mountain Office Park Ltd.**

Expenses: **2012 Tax @ \$5.32/sf, 2010 Est Tax @ \$2.20/sf; 2018 Ops @ \$9.50/sf, 2010 Est Ops @ \$7.48/sf**

Parcel Number: **495253**

Parking: **6 free Covered Spaces are available; 55 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Controlled Access**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 200	2,725	2,725	2,725	\$20.00/nnn	Vacant	Thru Feb 2022	Sublet



9

2205-2229 Braker Ln - Braker 11 - Braker Center



Location: **Braker 11**
AKA 2231 Braker Lndg
North Ind Cluster
North Ind Submarket
Travis County
Austin, TX 78758

Management: -
 Recorded Owner: **Braker Business Park, LLC**

Ceiling Height: **16'-18'**
 Column Spacing: **30'w x 30'd**
 Drive Ins: **Yes**
 Loading Docks: **20 ext**
 Power: -

Building Type: **Class B Flex/Light Distribution**

Status: **Built 1982**
 Tenancy: **Multiple Tenant**

Land Area: **4.58 AC**
 Stories: **1**
 RBA: **67,698 SF**

Total Avail: **7,445 SF**
 % Leased: **100%**

Crane: **None**
 Rail Line: **None**
 Cross Docks: **None**
 Const Mat: **Reinforced Concrete**
 Utilities: -

Expenses: **2016 Tax @ \$3.02/sf, 2010 Est Tax @ \$2.02/sf, 2007 Ops @ \$2.46/sf, 2017 Est Ops @ \$4.64/sf**
 Parcel Number: **260128**
 Parking: **167 Surface Spaces are available; Ratio of 2.70/1,000 SF**
 Amenities: **Air Conditioning**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st Floor / Suite 2215	7,445/3,722 ofc	7,445	\$16.00/nnn	09/2021	Thru Aug 2024	Sublet



10

1901 W Braker Ln - Braker D



Location: **Braker D**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Office**

Status: **Built Sep 1985, Renov 2019**

Stories: **1**

RBA: **30,825 SF**

Typical Floor: **30,825 SF**

Total Avail: **16,254 SF**

% Leased: **79.7%**

Developer: -
 Management: -
 Recorded Owner: **WC Braker Portfolio, LLC**

Expenses: **2021 Tax @ \$5.59/sf, 2010 Est Tax @ \$1.88/sf; 2016 Ops @ \$4.90/sf, 2015 Est Ops @ \$6.33/sf**

Parcel Number: **02521306030000**

Parking: **109 free Surface Spaces are available; Ratio of 3.86/1,000 SF**

Amenities: **24 Hour Access, Air Conditioning, Hardwood Floors, Kitchen, Monument Signage, Natural Light, Signage, Wi-Fi**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	10,000	10,000	10,000	Withheld	TBD	Thru Oct 2023	Sublet



11

2120 W Braker Ln - Braker IV - Braker Center



Location: **Braker IV**
North Ind Cluster
North Ind Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Flex/Light Distribution**

Status: **Built 1984, Renov 1999**

Tenancy: **Multiple Tenant**

Land Area: **5.32 AC**

Stories: **1**

RBA: **45,913 SF**

Total Avail: **5,390 SF**

% Leased: **100%**

Management: **Stream Realty Partners, LP**
 Recorded Owner: **Acellan Commercial Reit U S**

Ceiling Height: **14'**
 Column Spacing: **-**
 Drive Ins: **9 - 9'9"0" w x 9'0" h**
 Loading Docks: **11 ext**
 Power: **Heavy**

Crane: **None**
 Rail Line: **None**
 Cross Docks: **None**
 Const Mat: **Reinforced Concrete**
 Utilities: **Gas - Natural, Heating - Gas, Sewer - City, Water - City**

Expenses: **2021 Tax @ \$4.24/sf, 2011 Est Tax @ \$1.46/sf; 2015 Ops @ \$0.85/sf, 2011 Est Ops @ \$2.14/sf**

Parcel Number: **02531201020000**

Parking: **153 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Air Conditioning**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st Floor / Suite S	5,390/3,773 ofc	5,390	\$14.00/nnn	30 Days	Thru Oct 2023	Sublet



12

4314 W Braker Ln - Regions Plaza - Quarry Lake Office Park



Location: **Regions Plaza
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759**

Building Type: **Class B Office**

Status: **Built Feb 2003**

Stories: **2**

RBA: **16,778 SF**

Typical Floor: **8,389 SF**

Total Avail: **2,488 SF**

% Leased: **100%**

Developer: **Riverside Resources**
Management: **-**
Recorded Owner: **9810 Memorial Blvd Llc**

Expenses: **2021 Tax @ \$7.29/sf**
Parcel Number: **02560007070000**
Parking: **78 free Surface Spaces are available; Ratio of 3.22/1,000 SF**
Amenities: **Banking**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 225	2,488	2,488	2,488	\$26.00/nnn	Vacant	Thru Nov 2024	Sublet



13

6300 Bridgepoint Pky - Bridgepoint Square 1 - Bridgepoint Square



Location: **Bridgepoint Square 1
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730**

Building Type: **Class A Office**

Status: **Built 1986, Renov 1995**

Stories: **5**

RBA: **85,174 SF**

Typical Floor: **17,035 SF**

Total Avail: **30,269 SF**

% Leased: **91.7%**

Developer: -
Management: **CBRE**
Recorded Owner: -

Expenses: **2019 Combined Tax/Ops @ \$16.93/sf; 2011 Est Ops @ \$7.21/sf**

Parcel Number: **134339**

Parking: **12 free Surface Spaces are available; 301 free Covered Spaces are available; Ratio of 3.51/1,000 SF**

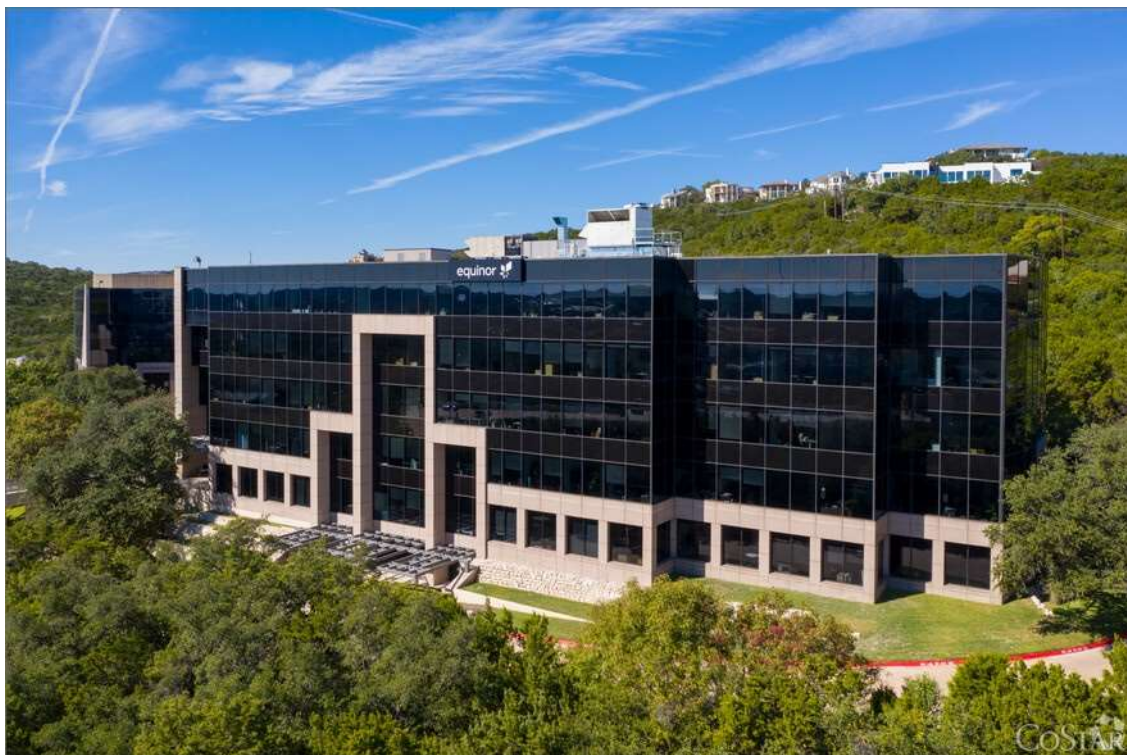
Amenities: **Air Conditioning, Conferencing Facility, Controlled Access, Fitness Center, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 160	3,176	3,176	3,176	\$19.00/nnn	Vacant	Thru Dec 2023	Sublet
P 3rd Floor / Suite 300 & 350	14,108	14,108	14,108	\$20.00/fs	Vacant	Thru Dec 2022	Sublet



14

6300 Bridgepoint Pky - Bridgepoint Square 2 - Bridgepoint Square



Location: **Bridgepoint Square 2**
North Side of Bridge Point Pkwy
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730

Building Type: **Class A Office**

Status: **Built 1997**

Stories: **5**

RBA: **91,796 SF**

Typical Floor: **18,359 SF**

Total Avail: **85,298 SF**

% Leased: **91.7%**

Developer: -
 Management: **CBRE**
 Recorded Owner: -

Expenses: **2013 Tax @ \$3.54/sf, 2011 Est Tax @ \$3.25/sf; 2016 Ops @ \$13.23/sf, 2011 Est Ops @ \$7.40/sf**

Parcel Number: **134339**

Parking: **333 free Covered Spaces are available; 20 free Surface Spaces are available; Ratio of 4.26/1,000 SF**

Amenities: **Controlled Access**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	8,377	13,806	72,886	\$19.00/nnn	Vacant	Thru Dec 2023	Sublet
P 1st Floor / Suite 110	5,429	13,806	72,886	\$19.00/nnn	Vacant	Thru Dec 2023	Sublet
P 3rd Floor	19,495	19,495	72,886	\$19.00/nnn	Vacant	Thru Dec 2023	Sublet
P 4th Floor	19,434	19,434	72,886	\$19.00/nnn	Vacant	Thru Dec 2023	Sublet
P 5th Floor	20,151	20,151	72,886	\$19.00/nnn	Vacant	Thru Dec 2023	Sublet



15

7600 Burnet Rd - Chase Northcross



Location: **Chase Northcross**
South of Anderson Ln, close to Northcross Mall
Central Cluster
Central Submarket
Travis County
Austin, TX 78757

Building Type: **Class B Office**

Status: **Built 1984**

Stories: **5**

RBA: **82,909 SF**

Typical Floor: **22,512 SF**

Total Avail: **14,532 SF**

% Leased: **94.5%**

Developer: -
 Management: **PRE Management, Inc.**
 Recorded Owner: **7600 Burnet Road Lp**

Expenses: **2021 Tax @ \$5.00/sf; 2016 Ops @ \$6.88/sf**

Parcel Number: **02380501050000**

Parking: **361 free Surface Spaces are available; Ratio of 4.00/1,000 SF**

Amenities: **24 Hour Access, Air Conditioning, Banking, Bus Line, Controlled Access, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor / Suite 301	1,793	1,793	1,793	\$19.50/nnn	Vacant	Thru Jan 2023	Sublet
P 3rd Floor / Suite 330	2,079	2,079	2,079	\$18.00/nnn	30 Days	Thru Dec 2021	Sublet



16

10711 Burnet Rd



Location: **North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758**

Building Type: **Class B Office/Office Live/Work Unit**

Status: **Built 1983, Renov 2013**

Stories: **3**

RBA: **48,560 SF**

Typical Floor: **16,200 SF**

Total Avail: **8,120 SF**

% Leased: **86.4%**

Developer: -
Management: -
Recorded Owner: **Pb Domain Burnet Office Ltd**

Expenses: **2021 Tax @ \$4.81/sf; 2017 Ops @ \$5.49/sf**

Parcel Number: **02520805090000**

Parking: **183 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Banking, Property Manager on Site, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 210	1,502	1,502	1,502	\$18.50/nnn	Vacant	Thru Apr 2022	Sublet



17

7912 Cameron Rd - DaVita Dialysis



Location: **DaVita Dialysis
Northeast Cluster
Northeast Submarket
Travis County
Austin, TX 78754**

Building Type: **General Retail/Freestanding**

Status: **Built Feb 2020**

Stories: **1**

RBA: **8,024 SF**

Typical Floor: **8,024 SF**

Total Avail: **8,024 SF**

% Leased: **100%**

Developer: -
Management: -
Recorded Owner: -

Expenses: **2021 Tax @ \$7.88/sf**
Parcel Number: **02292004080000**
Amenities: **Air Conditioning**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	8,024	8,024	8,024	Withheld	Vacant	Thru Apr 2035	Sublet



18

925 Capital Of Texas S - Building A - Westway Office Park



Location: **Building A**
Southwest Cluster
Southwest Submarket
Travis County
Austin, TX 78746

Building Type: **Class B Office**

Status: **Built Jan 1985**

Stories: **2**

RBA: **16,000 SF**

Typical Floor: **8,000 SF**

Total Avail: **10,233 SF**

% Leased: **87.9%**

Developer: -
 Management: **Platt, Sparks & Associates**
 Recorded Owner: -

Parking: **Free Surface Spaces; Ratio of 4.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 200	3,500 - 8,298	8,298	8,298	\$15.00/mg	Vacant	Thru Jun 2024	Sublet



19

7600 Capital Of Texas Hwy N - Lakewood B - Lakewood On The Park



Location: **Lakewood B**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731

Building Type: **Class B Office**

Status: **Built 1997, Renov 2017**

Stories: **3**

RBA: **102,077 SF**

Typical Floor: **31,800 SF**

Total Avail: **35,928 SF**

% Leased: **75.5%**

Developer: -

Management: **CapRidge Management Inc.**

Recorded Owner: **CPVF II Lakewood LP**

Expenses: **2017 Tax @ \$4.10/sf, 2011 Est Tax @ \$7.11/sf; 2016 Ops @ \$12.51/sf, 2011 Est Ops @ \$2.15/sf**

Parcel Number: **799365**

Parking: **Free Surface Spaces; Ratio of 3.80/1,000 SF**

Amenities: **Conferencing Facility, Fitness Center**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	4,178	4,178	4,178	Withheld	60 Days	Thru May 2024	Sublet
P 1st Floor / Suite 125	6,757	6,757	6,757	\$15.00/nnn	Vacant	Thru Jul 2024	Sublet



20

7600 Capital Of Texas Hwy N - Lakewood A - Lakewood On The Park



Location: **Lakewood A**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731

Building Type: **Class B Office/Medical**

Status: **Built 1998**

Stories: **2**

RBA: **28,468 SF**

Typical Floor: **14,234 SF**

Total Avail: **12,000 SF**

% Leased: **100%**

Developer: -

Management: **REIT Management & Research LLC (Del)**

Recorded Owner: **Cpvf li Lakewood Lp**

Expenses: **2017 Combined Tax/Ops @ \$9.58/sf**

Parcel Number: **799364**

Parking: **135 free Surface Spaces are available; Ratio of 4.35/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Price	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor	12,000	12,000	12,000	No	Withheld	Vacant	Negotiable	Sublet



21

9442 Capital Of Texas Hwy N - Arboretum Plaza I



Location: **Arboretum Plaza I**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1984**

Stories: **9**

RBA: **146,057 SF**

Typical Floor: **16,229 SF**

Total Avail: **20,646 SF**

% Leased: **94.4%**

Developer: **CBRE**
 Management: **CBRE**
 Recorded Owner: **STRS Ohio CA Real Estate**

Expenses: **2017 Tax @ \$7.35/sf, 2010 Est Tax @ \$4.14/sf; 2014 Ops @ \$11.77/sf, 2015 Est Ops @ \$7.62/sf**

Parcel Number: **153533**

Parking: **16 free Surface Spaces are available; 500 free Covered Spaces are available; Ratio of 4.00/1,000 SF**

Amenities: **24 Hour Access, Banking, Car Charging Station, Conferencing Facility, Controlled Access, Restaurant**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 8th Floor / Suite 850	1,667	1,667	1,667	\$29.00/nnn	30 Days	Thru Oct 2026	Sublet



22

108 W 38th St



Location: **Central Cluster**
Central Submarket
Travis County
Austin, TX 78705

Building Type: **Class C Office/Loft/Creative Space**

Status: **Built 1925**

Stories: **1**

RBA: **1,296 SF**

Typical Floor: **1,296 SF**

Total Avail: **1,296 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **HW Real Estate Lp**

Expenses: **2021 Tax @ \$11.65/sf**
 Parcel Number: **02190601140000**
 Parking: **Free Surface Spaces; Ratio of 0.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	1,296	1,296	1,296	\$24.00/mg	Vacant	Negotiable	Sublet



23

3823 Airport Blvd



Location: **Corner of 38 1/2 and Airport Blvd.**
East Cluster
East Submarket
Travis County
Austin, TX 78722

Building Type: **General Retail/Storefront Retail/Office**

Status: **Built 1982**

Stories: **1**

RBA: **14,877 SF**

Typical Floor: **14,877 SF**

Total Avail: **800 SF**

% Leased: **100%**

Developer: **Southwest Strategies Group**
 Management: **Lyon Real Estate**
 Recorded Owner: **Lyon Real Estate**

Expenses: **2021 Tax @ \$3.68/sf; 2006 Est Ops @ \$2.91/sf**

Parcel Number: **02141305010000**

Parking: **33 free Surface Spaces are available; Ratio of 2.22/1,000 SF**

Amenities: **24 Hour Access, Bus Line, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite D	800	800	800	\$33.72/+util	10/2021	Negotiable	Sublet



24

1001 Capital Of Texas Hwy S - Westlake Oaks I - Westlake Oaks



Location: **Westlake Oaks I
Southwest Cluster
Southwest Submarket
Travis County
West Lake Hills, TX 78746**

Building Type: **Class B Office**

Status: **Built 1982, Renov Mar 2004**

Stories: **2**

RBA: **9,956 SF**

Typical Floor: **4,978 SF**

Total Avail: **4,978 SF**

% Leased: **100%**

Developer: **H W Doerring Company**
Management: **Quatro Investments, Inc.**
Recorded Owner: **Quatro Investments, Inc.**

Expenses: **2017 Combined Tax/Ops @ \$8.00/sf**

Parcel Number: **01-1121-0301-0000**

Parking: **45 free Surface Spaces are available; Ratio of 4.84/1,000 SF**

Amenities: **Conferencing Facility, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Price	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	4,978	4,978	4,978	No	\$30.00/mg	30 Days	Thru Feb 2024	Sublet



25 3700 N Capital Of Texas Hwy - 3700 San Clemente - San Clemente at Daven



Location: **3700 San Clemente
Southwest Cluster
Southwest Submarket
Travis County
Austin, TX 78746**

Building Type: **Class A Office**

Status: **Built 2015**

Stories: **5**

RBA: **249,360 SF**

Typical Floor: **49,872 SF**

Total Avail: **196,253 SF**

% Leased: **58.6%**

Developer: **-**

Management: **HPI Real Estate Services & Investments**

Recorded Owner: **AG San Clemente 3700 LLC**

Expenses: **2021 Tax @ \$9.45/sf; 2014 Combined Est Tax/Ops @ \$12.51/sf**

Parcel Number: **01311501130000, 01311501140000, 01311501150000**

Parking: **970 Surface Spaces are available; Ratio of 4.00/1,000 SF**

Amenities: **Fitness Center, Outdoor Seating, Shower Facilities**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 150	23,180	23,180	49,101	Withheld	Vacant	Thru Oct 2022	Sublet
P 2nd Floor / Suite 200	22,987	22,987	22,987	\$18.00/nnn	Vacant	Thru Oct 2022	Sublet
P 2nd Floor / Suite 250	25,921	25,921	49,101	Withheld	Vacant	Thru Oct 2022	Sublet
P 5th Floor / Suite 550	10,478	10,478	10,478	\$30.00/fs	30 Days	Thru Dec 2021	Sublet



26

3900 N Capital of Texas Hwy - 3900 San Clemente



Location: **3900 San Clemente**
Southwest Cluster
Southwest Submarket
Travis County
Austin, TX 78746

Building Type: **Class A Office**

Status: **Built Apr 2008**

Stories: **5**

RBA: **251,143 SF**

Typical Floor: **50,000 SF**

Total Avail: **100,432 SF**

% Leased: **100%**

Developer: **HPI Real Estate Services & Investments**
 Management: **HPI Real Estate Services & Investments**
 Recorded Owner: **San Clemente Office Partners LLC**

Expenses: **2021 Tax @ \$8.36/sf, 2012 Est Tax @ \$4.83/sf; 2020 Ops @ \$8.48/sf, 2012 Est Ops @ \$7.41/sf**
 Parcel Number: **01311501110000**
 Parking: **900 Covered Spaces are available; 100 free Surface Spaces are available; Ratio of 4.10/1,000 SF**
 Amenities: **Car Charging Station, Fitness Center**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	22,936	22,936	22,936	Withheld	Vacant	Thru Dec 2026	Sublet
P 4th Floor	26,096	26,096	77,496	Withheld	Vacant	Thru Feb 2025	Sublet
P 5th Floor	51,400	51,400	77,496	Withheld	Vacant	Thru Feb 2025	Sublet



27

6801 N Capital Of Texas Hwy - Lakewood Center I - Lakewood Center



Location: **Lakewood Center I**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731

Building Type: **Class B Office/Office Building**

Status: **Built 1999**

Stories: **3**

RBA: **47,389 SF**

Typical Floor: **15,796 SF**

Total Avail: **41,492 SF**

% Leased: **46.3%**

Developer: -
 Management: -
 Recorded Owner: **DWF IV Lakewood, LP**

Expenses: **2021 Tax @ \$10.23/sf; 2018 Ops @ \$27.05/sf**

Parcel Number: **01431104030000**

Parking: **Ratio of 0.00/1,000 SF**

Amenities: **Bicycle Storage, Controlled Access, Natural Light, Outdoor Seating, Secure Storage, Shower Facilities, Signage, Wi-Fi**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 250	16,035	16,035	16,035	\$19.40/nnn	Vacant	Thru Jan 2024	Sublet



28

8834 N Capital Of Texas Hwy - Colina West



Location: **Colina West**
AKA 8834 Capital Of Texas Hwy N
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1985, Renov 2012**

Stories: **3**

RBA: **69,299 SF**

Typical Floor: **23,099 SF**

Total Avail: **22,128 SF**

% Leased: **90.0%**

Developer: -

Management: **TIG Real Estate Services, Inc.**

Recorded Owner: **CF Colina West LLC**

Expenses: **2021 Tax @ \$5.30/sf, 2012 Est Tax @ \$2.52/sf; 2016 Ops @ \$9.17/sf, 2012 Est Ops @ \$8.13/sf**

Parcel Number: **01520306190000**

Parking: **170 free Surface Spaces are available; 61 Covered Spaces @ \$55.00/mo; Ratio of 3.51/1,000 SF**

Amenities: **24 Hour Access, Air Conditioning, Atrium, Bus Line, Property Manager on Site, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	1,242 - 3,154	3,154	3,154	\$24.45/nnn	Vacant	Negotiable	Sublet
P 2nd Floor / Suite 250	12,031	12,031	12,031	Withheld	Vacant	Thru Jul 2024	Sublet



29 9020 N Capital of Texas Hwy - Great Hills Corporate Center Building II - Gre



Location: **Great Hills Corporate Center Building II**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1985**

Stories: **3**

RBA: **60,429 SF**

Typical Floor: **20,143 SF**

Total Avail: **18,066 SF**

% Leased: **75.6%**

Developer: **Landmark Associates of Austin**
 Management: **The Kucera Companies**
 Recorded Owner: **U.S. REIF Euris Austin, LLC**

Expenses: **2021 Tax @ \$10.06/sf, 2010 Est Tax @ \$5.98/sf; 2010 Ops @ \$14.06/sf**
 Parcel Number: **01520304020000**
 Parking: **250 free Surface Spaces are available; Ratio of 3.57/1,000 SF**
 Amenities: **Controlled Access**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 250	2,636 - 3,307	3,307	3,307	\$20.50/nnn	Vacant	Thru Jul 2022	Sublet



30

9050 N Capital Of Texas Hwy - Great Hills Corporate Center Bldg III - Great I



Location: **Great Hills Corporate Center Bldg III**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1986**

Stories: **3**

RBA: **90,622 SF**

Typical Floor: **18,807 SF**

Total Avail: **20,423 SF**

% Leased: **81.4%**

Developer: **Landmark Associates of Austin**
 Management: **The Kucera Companies**
 Recorded Owner: **U.S. REIF Euris Austin, LLC**

Expenses: **2021 Tax @ \$5.04/sf, 2010 Est Tax @ \$3.99/sf; 2017 Ops @ \$3.06/sf**

Parcel Number: **01520304010000**

Parking: **313 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Atrium, Controlled Access**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor	3,558	3,558	3,558	\$21.00/nnn	Vacant	Negotiable	Sublet



31

1101 S Capital Of Texas Hwy - Westlake Oaks B - Westlake Oaks



Location: **Westlake Oaks B**
Southwest Cluster
Southwest Submarket
Travis County
West Lake Hills, TX 78746

Building Type: **Class B Office**

Status: **Built 1984, Renov 1990**

Stories: **2**

RBA: **11,848 SF**

Typical Floor: **6,222 SF**

Total Avail: **11,848 SF**

% Leased: **80.8%**

Developer: **-**

Management: **Guardian 2000**

Recorded Owner: **DEW Building**

Parcel Number: **541017, 541018, 541019, 541020, 541021, 541022, 541023, 541025, 821794, 821795**

Parking: **35 free Surface Spaces are available; Ratio of 2.81/1,000 SF**

Amenities: **Property Manager on Site, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Price	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	6,164	6,164	6,164	No	Withheld	30 Days	Thru Dec 2024	Sublet
P 2nd Floor	4,006	4,006	4,006	No	Withheld	30 Days	Thru Dec 2024	Sublet



32

8000 Centre Park Dr - 8000 Centre Park Dr



Location: **8000 Centre Park Dr**
Northeast Cluster
Northeast Submarket
Travis County
Austin, TX 78754

Building Type: **Class B Office**

Status: **Built 1984**

Stories: **3**

RBA: **62,151 SF**

Typical Floor: **20,717 SF**

Total Avail: **24,718 SF**

% Leased: **72.7%**

Developer: -

Management: **Asterra Properties**

Recorded Owner: **8000 Centre Park Llc**

Expenses: **2021 Tax @ \$4.91/sf, 2012 Est Tax @ \$2.55/sf; 2020 Ops @ \$11.04/sf, 2012 Est Ops @ \$3.91/sf**

Parcel Number: **02312302020000**

Parking: **203 free Surface Spaces are available; Ratio of 3.27/1,000 SF**

Amenities: **Conferencing Facility, Controlled Access, Security System**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor / Suite 350	1,000 - 2,178	2,178	2,178	\$15.00/fs	Vacant	Thru Jul 2022	Sublet



33

6433 N Champion Grandview Way - Building II - Champion Office



Location: **Building II**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731

Building Type: **Class B Office**

Status: **Built Mar 2015**

Stories: **4**

RBA: **103,800 SF**

Typical Floor: **20,369 SF**

Total Avail: **9,799 SF**

% Leased: **100%**

Developer: **Endeavor Real Estate Group**
 Management: **Endeavor Real Estate Group**
 Recorded Owner: **Champion Income Partners LLC**

Expenses: **2021 Tax @ \$22.50/sf; 2010 Est Ops @ \$12.19/sf**

Parcel Number: **01411107030000**

Parking: **Ratio of 4.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 150	9,799	9,799	9,799	\$25.00/nnn	Vacant	Negotiable	Sublet



34

5910 Courtyard Dr W - Courtyard Atrium



Location: **Courtyard Atrium
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730**

Building Type: **Class B Office**

Status: **Built 1982**

Stories: **3**

RBA: **32,426 SF**

Typical Floor: **10,808 SF**

Total Avail: **9,806 SF**

% Leased: **80.8%**

Developer: **-**

Management: **The Kucera Companies**

Recorded Owner: **Eurus Capital Partners**

Expenses: **2017 Tax @ \$3.63/sf; 2017 Ops @ \$8.81/sf**

Parcel Number: **136468**

Parking: **108 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Atrium, Controlled Access**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 155	700	700	700	\$16.00/nnn	10/2021	Negotiable	Sublet
P 3rd Floor / Suite 300	2,864	2,864	2,864	\$16.00/nnn	Vacant	Thru Mar 2023	Sublet



35

11801 Domain Blvd - Domain 1



Location: **Domain 1**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class A Office**

Status: **Built 2016**

Stories: **5**

RBA: **152,000 SF**

Typical Floor: **31,000 SF**

Total Avail: **10,954 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **Domain Northside Retail Prop O**

Expenses: **2021 Tax @ \$12.10/sf**

Parcel Number: **02580804020000, 02580804030000, 02580804040000, 02580804050000**

Parking: **300 Covered Spaces are available; Ratio of 4.84/1,000 SF**

Amenities: **24 Hour Access, Controlled Access, Kitchen, Partitioned Offices, Plug & Play, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Price	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 4th Floor / Suite 450	7,126	7,126	7,126	No	Withheld	30 Days	Thru May 2025	Sublet



36

10910 Domain Dr - Offices at the Domain Building 2 - The Domain



Location: **Offices at the Domain Building 2**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class A Office**

Status: **Built 2009**

Stories: **3**

RBA: **107,622 SF**

Typical Floor: **34,893 SF**

Total Avail: **79,808 SF**

% Leased: **100%**

Developer: **Simon Property Group, Inc.**
 Management: **Simon Property Group, Inc.**
 Recorded Owner: **Domain II Peripheral LLC**

Expenses: **2021 Tax @ \$12.50/sf; 2009 Ops @ \$12.18/sf**

Parcel Number: **02540601190000**

Parking: **250 free Covered Spaces are available; Free Surface Spaces; Ratio of 4.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	2,299	2,299	2,299	Withheld	30 Days	Negotiable	Sublet
P 2nd Floor / Suite 200	37,833	37,833	37,833	Withheld	30 Days	Negotiable	Sublet
P 3rd Floor / Suite 300	39,676	39,676	39,676	Withheld	30 Days	Negotiable	Sublet



37

7020 Easy Wind Dr - Midtown Commons Building 1 - Midtown Commons



Location: **Midtown Commons Building 1**
Airport Blvd
Central Cluster
Central Submarket
Travis County
Austin, TX 78752

Building Type: **Class B Office/Loft/Creative Space**

Status: **Built 2010**

Stories: **2**

RBA: **29,277 SF**

Typical Floor: **14,638 SF**

Total Avail: **17,952 SF**

% Leased: **80.9%**

Developer: -

Management: -

Recorded Owner: **Midtown Commons Office Center, LLC**

Expenses: **2021 Tax @ \$6.78/sf, 2010 Est Tax @ \$2.45/sf; 2017 Ops @ \$9.00/sf, 2016 Est Ops @ \$9.10/sf**

Parcel Number: **02331002250000**

Parking: **Ratio of 4.00/1,000 SF**

Amenities: **Air Conditioning, Central Heating, Secure Storage, Security System, Wi-Fi**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 250	1,000 - 6,173	6,173	6,173	Withheld	30 Days	Thru Mar 2022	Sublet



38

3210 Esperanza Xing - Domain



Location: **North Cluster**
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Office**

Status: **Built 2016**

Stories: **1**

RBA: **1,637 SF**

Typical Floor: **1,637 SF**

Total Avail: **1,637 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: -

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 122	1,637	1,637	1,637	Withheld	Vacant	Negotiable	Sublet



39

3737 Executive Center Dr - Building 12 – Benbrook - Austin Oaks



Location: **Building 12 – Benbrook
MoPac @ Spicewood Springs
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731**

Building Type: **Class B Office**

Status: **Built 1981, Renov 2005**

Stories: **2**

RBA: **31,568 SF**

Typical Floor: **15,784 SF**

Total Avail: **20,726 SF**

% Leased: **43.7%**

Developer: -

Management: **Cushman & Wakefield**

Recorded Owner: -

Expenses: **2021 Tax @ \$4.94/sf; 2013 Combined Est Tax/Ops @ \$8.64/sf**

Parcel Number: **01420114010000**

Parking: **120 free Surface Spaces are available; Ratio of 4.08/1,000 SF**

Amenities: **24 Hour Access, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 268	2,947	2,947	2,947	\$22.00/fs	Vacant	Thru Apr 2022	Sublet

40

8110 N Fm 620 - Regions Bank



Location: **Regions Bank**
Far Northwest Cluster
Far Northwest Submarket
Travis County
Austin, TX 78726

Building Type: **General Retail/Bank**

Status: **Built 2005**

Stories: **1**

RBA: **4,256 SF**

Typical Floor: **4,256 SF**

Total Avail: **4,256 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **8110 North 620 Llc**

Expenses: **2021 Tax @ \$13.52/sf**
 Parcel Number: **01593706010000**
 Parking: **20 free Surface Spaces are available; Ratio of 4.69/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	4,256	4,256	4,256	Withheld	Vacant	Thru Dec 2024	Sublet

41

11305 Four Points Dr - Four Points Centre Building 2 - Four Points Centre



Location: **Four Points Centre Building 2**
RR 620 & FM 2222
Far Northwest Cluster
Far Northwest Submarket
Travis County
Austin, TX 78726

Building Type: **Class A Office**

Status: **Built 2008**

Stories: **3**

RBA: **96,198 SF**

Typical Floor: **32,066 SF**

Total Avail: **25,374 SF**

% Leased: **87.4%**

Developer: -

Management: **Brandywine Realty Trust**

Recorded Owner: -

Expenses: **2021 Tax @ \$16.05/sf, 2014 Est Tax @ \$5.25/sf; 2015 Ops @ \$7.34/sf, 2014 Est Ops @ \$7.74/sf**

Parcel Number: **01563002110000**

Parking: **Ratio of 4.25/1,000 SF**

Amenities: **Air Conditioning, Fitness Center, Security System, Shower Facilities**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 200	13,220	13,220	13,220	\$19.75/nnn	30 Days	Thru Aug 2023	Sublet



42

9737 Great Hills Trl - Arboretum Atrium



Location: **Arboretum Atrium
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759**

Building Type: **Class A Office**

Status: **Built 1984, Renov 2005**

Stories: **3**

RBA: **91,083 SF**

Typical Floor: **30,361 SF**

Total Avail: **7,436 SF**

% Leased: **95.9%**

Developer: **-**

Management: **Transwestern Real Estate Services**

Recorded Owner: **Great Hills Trail, LLC**

Expenses: **2021 Tax @ \$6.10/sf; 2017 Ops @ \$15.48/sf**

Parcel Number: **01520101030000**

Parking: **312 free Surface Spaces are available; Ratio of 3.50/1,000 SF**

Amenities: **Atrium, Restaurant, Shower Facilities**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 150	3,667	3,667	3,667	\$22.75/fs	30 Days	Thru Aug 2024	Sublet



43

3415 Greystone Dr - Greystone I



Location: **Greystone I**
AKA 3407 Greystone Dr
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731

Building Type: **Class B Office**

Status: **Built 1980**

Stories: **3**

RBA: **29,005 SF**

Typical Floor: **9,668 SF**

Total Avail: **7,038 SF**

% Leased: **81.3%**

Developer: **The Kucera Companies**
 Management: **The Kucera Companies**
 Recorded Owner: **Greystone Mopac Estates Ltd**

Expenses: **2021 Tax @ \$4.35/sf; 2017 Combined Est Tax/Ops @ \$11.59/sf**

Parcel Number: **02390105030000**

Parking: **46 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 102A	300 - 1,613	1,613	1,613	\$18.50/nnn	Vacant	Negotiable	Sublet



44

301 W Howard Ln - CM Tech Ridge



Location: **Northeast Ind Cluster**
Northeast Ind Submarket
Travis County
Austin, TX 78753

Building Type: **Class A Flex**
 Status: **Built 2001**
 Tenancy: **Multiple Tenant**

Land Area: **32.39 AC**
 Stories: **2**
 RBA: **292,816 SF**

Total Avail: **126,500 SF**
 % Leased: **100%**

Management: -
 Recorded Owner: **CM Texas II LLC**

Ceiling Height: -
 Column Spacing: **30'w x 30'd**
 Drive Ins: -
 Loading Docks: -
 Power: **Heavy**

Crane: -
 Rail Line: -
 Cross Docks: -
 Const Mat: **Reinforced Concrete**
 Utilities: -

Expenses: **2021 Tax @ \$4.37/sf, 2011 Est Tax @ \$1.41/sf; 2010 Est Ops @ \$2.15/sf**
 Parcel Number: **02622605020000**

Parking: **1,322 Surface Spaces are available; Ratio of 6.00/1,000 SF**
 Amenities: **Bicycle Storage, Car Charging Station, Conferencing Facility, Controlled Access, Drop Ceiling, Food Service, Outdoor Seating, Raised Floor, Signage**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st Floor / Suite 200	126,500	126,500	\$8.73/nnn	30 Days	Thru May 2025	Sublet



45

9001 I-35 N - Northview



Location: **Northview**
E side I-35 N, south of Rundberg
Northeast Cluster
Northeast Submarket
Travis County
Austin, TX 78753

Building Type: **Class B Office**

Status: **Built 1971, Renov 2015**

Stories: **1**

RBA: **262,067 SF**

Typical Floor: **262,067 SF**

Total Avail: **145,495 SF**

% Leased: **48.5%**

Developer: -
 Management: **JLL**
 Recorded Owner: **TPP 204 Northview LLC**

Expenses: **2017 Tax @ \$2.38/sf**
 Parcel Number: **240605**
 Parking: **700 free Surface Spaces are available; Ratio of 6.00/1,000 SF**
 Amenities: **Bus Line, Food Service, Property Manager on Site, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 102	10,534	10,534	10,534	\$18.00/fs	Vacant	Thru Feb 2023	Sublet



46

3300 N Interstate 35 - University Park



Location: **University Park**
Approx. 34th St & IH-35
Central Cluster
Central Submarket
Travis County
Austin, TX 78705

Building Type: **Class A Office/Office Building**

Status: **Built 2009**

Stories: **8**

RBA: **206,657 SF**

Typical Floor: **23,269 SF**

Total Avail: **104,035 SF**

% Leased: **84.5%**

Developer: -

Management: **Transwestern Real Estate Services**

Recorded Owner: **LHREV Austin University Park LP**

Expenses: **2021 Tax @ \$2.20/sf, 2012 Est Tax @ \$2.45/sf; 2016 Ops @ \$6.47/sf, 2018 Est Ops @ \$16.53/sf**

Parcel Number: **02622304070000**

Parking: **Free Covered Spaces; Ratio of 3.75/1,000 SF**

Amenities: **Air Conditioning, Central Heating, High Ceilings**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	4,317	4,317	4,317	\$22.00/nnn	Vacant	Thru Oct 2021	Sublet
P 2nd Floor	24,948	24,948	24,948	Withheld	30 Days	Negotiable	Sublet
P 3rd Floor / Suite 350	5,344	6,428	6,428	\$23.00/nnn	30 Days	Thru Sep 2024	Sublet
P 3rd Floor / Suite 380	1,084	6,428	6,428	Withheld	30 Days	Thru Sep 2024	Sublet
P 8th Floor	25,005	25,005	25,005	Withheld	30 Days	Negotiable	Sublet



47

12234 N Interstate 35 - Bldg B @ Plaza 35 - Plaza 35 Business Park



Location: **Bldg B @ Plaza 35**
North Ind Cluster
North Ind Submarket
Travis County
Austin, TX 78753

Building Type: **Class B Flex/R&D**

Status: **Built 1999**

Tenancy: **Multiple Tenant**

Land Area: **12.82 AC**

Stories: **1**

RBA: **194,306 SF**

Total Avail: **194,306 SF**

% Leased: **100%**

Management: **Stream Realty Partners, LP**
 Recorded Owner: **GSL Fund 21 Sub N, LLC**

Ceiling Height: **24'**
 Column Spacing: **-**
 Drive Ins: **No**
 Loading Docks: **4 ext**
 Power: **4000a/464-465v 3p**

Crane: **-**
 Rail Line: **None**
 Cross Docks: **None**
 Const Mat: **Reinforced Concrete**
 Utilities: **Heating**

Expenses: **2021 Tax @ \$4.50/sf**
 Parcel Number: **02562302040000**
 Parking: **170 free Surface Spaces are available; Ratio of 5.00/1,000 SF**
 Amenities: **24 Hour Access**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st Floor / Suite 100	97,153	97,153	Withheld	30 Days	Thru Aug 2021	Sublet



48

11589 Jollyville Rd



Location: **Northwest Cluster**
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class B Office**

Status: **Built 2004**

Stories: **1**

RBA: **3,046 SF**

Typical Floor: **3,046 SF**

Total Avail: **3,046 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **Lamb John H Sr**

Expenses: **2021 Tax @ \$6.67/sf**
 Parcel Number: **01620109100000**
 Parking: **25 free Surface Spaces are available; Ratio of 8.21/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	3,046	3,046	3,046	\$26.00/nnn	Vacant	Negotiable	Sublet



49

1817 Kramer Ln - Braker F - The Offices At Braker Center



Location: **Braker F**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Office**

Status: **Built 1985, Renov 2019**

Stories: **1**

RBA: **41,745 SF**

Typical Floor: **41,745 SF**

Total Avail: **11,342 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **WC Braker Portfolio, LLC**

Expenses: **2021 Tax @ \$5.56/sf, 2010 Est Tax @ \$1.88/sf; 2016 Ops @ \$4.61/sf, 2015 Est Ops @ \$5.77/sf**

Parcel Number: **02521306040000**

Parking: **104 free Surface Spaces are available; Ratio of 3.39/1,000 SF**

Amenities: **24 Hour Access, Air Conditioning, Hardwood Floors, Kitchen, Monument Signage, Natural Light, Signage, Wi-Fi**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	11,342	11,342	11,342	\$18.00/fs	30 Days	Negotiable	Sublet



50

2111 Kramer Ln - Burnet Gateway II



Location: **Burnet Gateway II**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Office**

Status: **Built 1979, Renov Sep 2013**

Stories: **1**

RBA: **28,900 SF**

Typical Floor: **28,900 SF**

Total Avail: **14,404 SF**

% Leased: **100%**

Developer: -
 Management: -

Recorded Owner: **WBH GP, Ltd.**

Expenses: **2021 Tax @ \$4.30/sf; 2013 Combined Est Tax/Ops @ \$3.00/sf**

Parcel Number: **02501103220000**

Parking: **145 free Surface Spaces are available; Ratio of 5.02/1,000 SF**

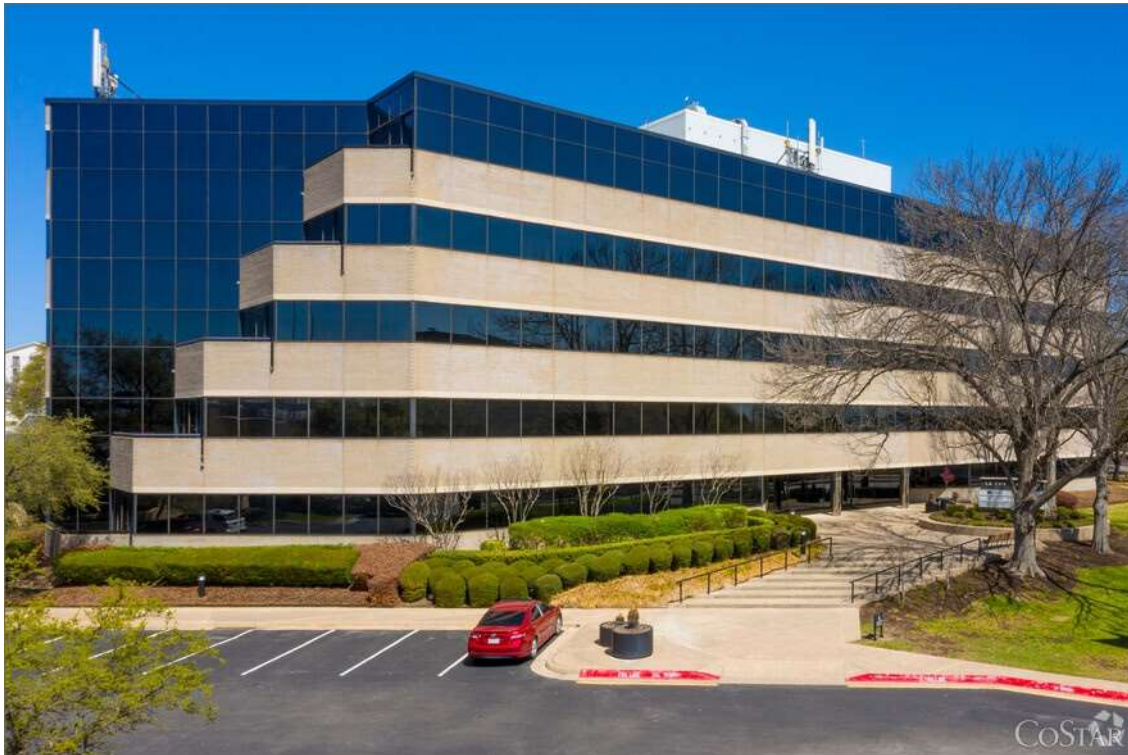
Amenities: **Air Conditioning, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 200	14,404	14,404	14,404	Withheld	30 Days	Thru Dec 2023	Sublet



51

6300 La Calma Dr - La Costa Centre



Location: **La Costa Centre**
Northeast Cluster
Northeast Submarket
Travis County
Austin, TX 78752

Building Type: **Class A Office**

Status: **Built 1982, Renov 2007**

Stories: **5**

RBA: **81,675 SF**

Typical Floor: **16,606 SF**

Total Avail: **26,029 SF**

% Leased: **97.4%**

Developer: **-**

Management: **Bavaria Consolidated**

Recorded Owner: **La Costa Court Garden Lp**

Expenses: **2021 Tax @ \$3.42/sf, 2013 Est Tax @ \$1.70/sf; 2007 Ops @ \$7.80/sf, 2013 Est Ops @ \$7.35/sf**

Parcel Number: **02281403050000**

Parking: **255 free Covered Spaces are available; 80 free Surface Spaces are available; Ratio of 4.03/1,000 SF**

Amenities: **Balcony, Bus Line, Conferencing Facility, Controlled Access, Property Manager on Site, Security System, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor	2,000 - 14,525	14,525	14,525	\$23.00/nnn	Vacant	Thru Aug 2023	Sublet



52

3800 N Lamar Blvd - Lamar Central



Location: **Lamar Central**
West Central Cluster
West Central Submarket
Travis County
Austin, TX 78756

Building Type: **Class A Office**

Status: **Built 2015**

Stories: **4**

RBA: **168,752 SF**

Typical Floor: **41,240 SF**

Total Avail: **51,621 SF**

% Leased: **92.2%**

Developer: **Highland Resources, Inc.**
 Management: **Highland Resources, Inc.**
 Recorded Owner: **Lamar Village Shopping Center**

Expenses: **2021 Tax @ \$9.28/sf; 2015 Combined Est Tax/Ops @ \$12.71/sf**

Parcel Number: **02210211150000**

Parking: **300 Covered Spaces are available; Ratio of 3.80/1,000 SF**

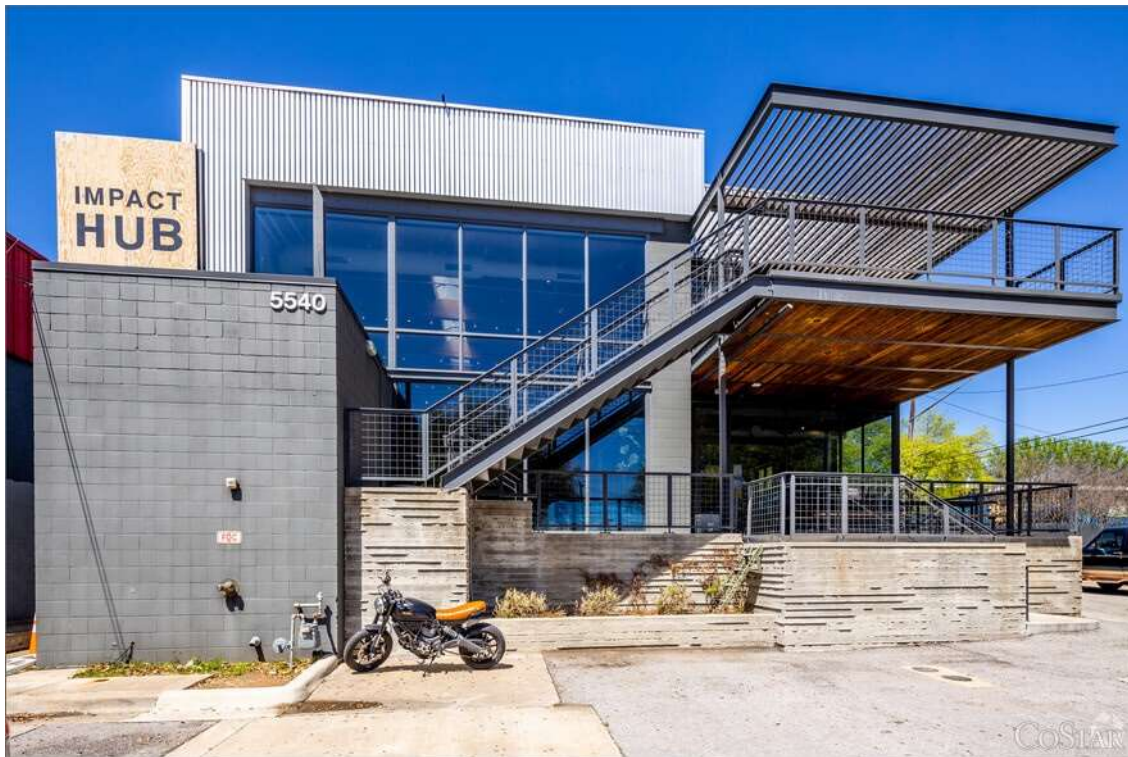
Amenities: **Bicycle Storage, Car Charging Station, Courtyard, Direct Elevator Exposure, Shower Facilities, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor / Suite 300	10,288 - 32,225	32,225	32,225	Withheld	30 Days	Negotiable	Sublet



53

5540 N Lamar Blvd



Location: **Central Cluster**
Central Submarket
Travis County
Austin, TX 78751

Building Type: **Class C Office**

Status: **Built 1987**

Stories: **2**

RBA: **14,000 SF**

Typical Floor: **6,036 SF**

Total Avail: **12,071 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: -

Expenses: **2021 Tax @ \$6.32/sf**
 Parcel Number: **02260701190000**
 Parking: **Free Surface Spaces; Ratio of 0.00/1,000 SF**
 Amenities: **Air Conditioning, High Ceilings**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	1 - 6,771	6,771	12,071	Withheld	Vacant	Negotiable	Sublet
P 2nd Floor	1 - 5,300	5,300	12,071	Withheld	Vacant	Negotiable	Sublet



54

5555 N Lamar Blvd - Bldg H - Lamar Business Park



Location: **Bldg H**
Central Cluster
Central Submarket
Travis County
Austin, TX 78751

Building Type: **Class C Office**

Status: **Built 1973, Renov Feb 2019**

Stories: **1**

RBA: **18,730 SF**

Typical Floor: **18,730 SF**

Total Avail: **1,978 SF**

% Leased: **100%**

Developer: -
 Management: **PS Business Parks, Inc.**
 Recorded Owner: **TPLP Office Park Properties, LP**

Expenses: **2020 Tax @ \$32.45/sf; 2020 Ops @ \$10.92/sf**
 Parcel Number: **226519**
 Parking: **40 free Surface Spaces are available; Ratio of 2.08/1,000 SF**
 Amenities: **24 Hour Access, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	520	520	520	\$26.54/nnn	30 Days	Thru Apr 2022	Sublet



55

804 Las Cimas Pky - Las Cimas I - Las Cimas Office Park



Location: **Las Cimas I**
W side Cap. of TX Hwy S, S of Bee C
Southwest Cluster
Southwest Submarket
Travis County
Austin, TX 78746

Building Type: **Class A Office**

Status: **Built 1998**

Stories: **3**

RBA: **82,787 SF**

Typical Floor: **27,595 SF**

Total Avail: **13,176 SF**

% Leased: **100%**

Developer: -

Management: **Transwestern Real Estate Services**

Recorded Owner: **Las Cimas Parkway, LLC**

Expenses: **2021 Tax @ \$7.79/sf**

Parcel Number: **01152303520000**

Parking: **340 free Surface Spaces are available; Ratio of 4.10/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	5,000 - 9,476	9,476	9,476	\$19.00/nnn	30 Days	Thru Jun 2022	Sublet



56

807 Las Cimas Pky - Las Cimas II - Las Cimas Office Park



Location: **Las Cimas II**
AKA 911 Las Cimas Pky
624-848 Capital of Tex Hwy. S.
Southwest Cluster
Southwest Submarket
Travis County
Austin, TX 78746

Developer: -
 Management: **Peleton Commercial Real Estate**
 Recorded Owner: **Las Cimas Owner LP**

Building Type: **Class A Office/Office Building**

Status: **Built Dec 2001**
 Stories: **4**
 RBA: **157,273 SF**
 Typical Floor: **39,318 SF**

Total Avail: **75,700 SF**
 % Leased: **98.5%**

Expenses: **2021 Tax @ \$8.54/sf, 2010 Est Tax @ \$4.27/sf; 2019 Ops @ \$17.26/sf**
 Parcel Number: **01132304050000**
 Parking: **626 free Covered Spaces are available; 11 free Surface Spaces are available; Ratio of 4.00/1,000 SF**
 Amenities: **Conferencing Facility, Controlled Access, Fitness Center, Food Service, Property Manager on Site, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 245	1,738	1,738	1,738	\$32.00/nnn	Vacant	Thru Jul 2022	Sublet



57

4107 Medical Pky



Location: **West Central Cluster**
West Central Submarket
Travis County
Austin, TX 78756

Building Type: **Class C Office**

Status: **Built 1970, Renov 2016**

Stories: **2**

RBA: **12,300 SF**

Typical Floor: **5,764 SF**

Total Avail: **5,214 SF**

% Leased: **67.4%**

Developer: -
 Management: -
 Recorded Owner: **4107 Atx Lp**

Expenses: **2019 Combined Tax/Ops @ \$13.05/sf**

Parcel Number: **02210209050000**

Parking: **36 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	600 - 1,200	1,200	1,200	Withheld	30 Days	Negotiable	Sublet



58

11000-11006 Metric Blvd - Braker 2 - Braker Center



Location: **Braker 2**
North Ind Cluster
North Ind Submarket
Travis County
Austin, TX 78758

Management: **Stream Realty Partners, LP**
 Recorded Owner: **G & I Vii Braker 2 Lp**

Ceiling Height: **14'-16'**
 Column Spacing: **-**
 Drive Ins: **6 - 6/10'0" w x 10'0" h**
 Loading Docks: **2 ext**
 Power: **Heavy**

Building Type: **Class B Flex/Light Distribution**

Status: **Built 1982**
 Tenancy: **Multiple Tenant**

Land Area: **2.13 AC**
 Stories: **1**
 RBA: **27,359 SF**

Total Avail: **4,505 SF**
 % Leased: **100%**

Crane: **None**
 Rail Line: **None**
 Cross Docks: **None**
 Const Mat: **Masonry**
 Utilities: **Gas - Natural, Sewer - City, Water - City**

Expenses: **2017 Tax @ \$2.96/sf, 2011 Est Tax @ \$1.48/sf; 2011 Est Ops @ \$1.56/sf**
 Parcel Number: **256608**
 Parking: **84 free Surface Spaces are available; Ratio of 4.07/1,000 SF**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st Floor / Suite 11002 - B	4,505	4,505	\$14.04/nnn	Vacant	Thru Apr 2024	Sublet



59

11009 Metric Blvd - Braker J - The Offices At Braker Center



Location: **Braker J**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Office/Office Live/Work Unit**

Status: **Built 1989, Renov 2019**

Stories: **1**

RBA: **46,180 SF**

Typical Floor: **46,180 SF**

Total Avail: **31,896 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **WC Braker Portfolio, LLC**

Expenses: **2021 Tax @ \$5.18/sf, 2011 Est Tax @ \$1.65/sf; 2013 Ops @ \$1.88/sf, 2015 Est Ops @ \$5.97/sf**

Parcel Number: **02501303080000**

Parking: **155 free Surface Spaces are available; Ratio of 4.44/1,000 SF**

Amenities: **24 Hour Access, Air Conditioning, Hardwood Floors, Kitchen, Monument Signage, Natural Light, Signage, Wi-Fi**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite J100	31,896	31,896	31,896	\$23.34/nnn	Vacant	Thru Dec 2025	Sublet



60

8611 N Mo Pac Expy - Mopac Centre



Location: **Mopac Centre
Central Cluster
Central Submarket
Travis County
Austin, TX 78759**

Building Type: **Class A Office/Medical**

Status: **Built 2017**

Stories: **4**

RBA: **95,863 SF**

Typical Floor: **23,966 SF**

Total Avail: **2,456 SF**

% Leased: **100%**

Developer: **Eurus Capital Partners**
Management: **The Kucera Companies**
Recorded Owner: **8611 Mopac Investors LP**

Expenses: **2021 Tax @ \$9.58/sf**

Parcel Number: **02450404090000**

Parking: **19 Surface Spaces are available; 459 Covered Spaces are available; Ratio of 5.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	1,228	1,228	1,228	\$31.75/nnn	Vacant	Thru Dec 2027	Sublet
P 1st Floor	1,228	1,228	1,228	Withheld	Vacant	Thru Dec 2027	Sublet



61

7800 MoPac Expy N - Heritage Plaza



Location: **Heritage Plaza**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1986**

Stories: **3**

RBA: **74,735 SF**

Typical Floor: **24,911 SF**

Total Avail: **9,524 SF**

% Leased: **100%**

Developer: -

Management: **Intco Properties Commercial**

Recorded Owner: **Intco Properties II, LP**

Expenses: **2021 Tax @ \$5.01/sf, 2012 Est Tax @ \$2.76/sf; 2019 Ops @ \$12.67/sf, 2012 Est Ops @ \$8.25/sf**

Parcel Number: **02410104170000**

Parking: **85 free Covered Spaces are available; 100 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Banking, Conferencing Facility**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor / Suite 325	3,796	3,796	3,796	\$21.00/nnn	Vacant	Thru Mar 2025	Sublet



62

8140 MoPac Expy N - Westpark III - Westpark Office Complex



Location: **Westpark III
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759**

Building Type: **Class B Office**

Status: **Built 1981**

Stories: **2**

RBA: **24,129 SF**

Typical Floor: **12,065 SF**

Total Avail: **7,915 SF**

% Leased: **80.2%**

Developer: **-**

Management: **Congress Holdings Group**

Recorded Owner: **Congress Holdings Group**

Expenses: **2020 Combined Tax/Ops @ \$11.93/sf**

Parcel Number: **02420204630000**

Parking: **60 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Controlled Access, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 210	3,146	3,146	3,146	Withheld	09/2021	Thru Nov 2025	Sublet



63

8140 MoPac Expy N - Westpark II - Westpark Office Complex



Location: **Westpark II
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759**

Building Type: **Class B Office**

Status: **Built 1981**

Stories: **2**

RBA: **24,129 SF**

Typical Floor: **12,065 SF**

Total Avail: **2,284 SF**

% Leased: **95.3%**

Developer: **-**

Management: **Congress Holdings Group**

Recorded Owner: **Congress Holdings Group**

Expenses: **2020 Combined Tax/Ops @ \$11.93/sf**

Parcel Number: **442706**

Parking: **60 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Amenities: **Controlled Access, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 160	1,142	1,142	1,142	Withheld	Vacant	Negotiable	Sublet



64

10801 MoPac Expy N - Braker Pointe I - Braker Pointe



Location: **Braker Pointe I**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 2002**

Stories: **3**

RBA: **76,515 SF**

Typical Floor: **25,599 SF**

Total Avail: **32,093 SF**

% Leased: **100%**

Developer: **McShane Development Co.**
 Management: **AQUILA Commercial**
 Recorded Owner: **Pacific Resources Assocs Llc**

Expenses: **2021 Tax @ \$18.58/sf, 2012 Est Tax @ \$3.45/sf; 2016 Ops @ \$13.36/sf, 2012 Est Ops @ \$7.31/sf**
 Parcel Number: **02540302020000**
 Parking: **62 Covered Spaces are available; 150 free Surface Spaces are available; Ratio of 4.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor	3,461	3,461	3,461	\$25.00/nnn	Vacant	Thru May 2025	Sublet



65

11921 MoPac Expy N - Domain Point 2 - Domain Point



Location: **Domain Point 2**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 2000**

Stories: **4**

RBA: **162,959 SF**

Typical Floor: **40,000 SF**

Total Avail: **3,496 SF**

% Leased: **100%**

Developer: -
 Management: **Endeavor Real Estate Group**
 Recorded Owner: **Domain Point, LLC**

Expenses: **2021 Tax @ \$8.66/sf, 2012 Est Tax @ \$4.27/sf; 2016 Ops @ \$13.31/sf**

Parcel Number: **02580801020000**

Parking: **30 free Surface Spaces are available; 420 Covered Spaces are available; Ratio of 4.50/1,000 SF**

Amenities: **Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 110	3,496	3,496	3,496	Withheld	30 Days	Thru Apr 2025	Sublet



66

8300 N MoPac Expy - The Park



Location: **The Park**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office/Office Building**

Status: **Built 1999**

Stories: **3**

RBA: **98,856 SF**

Typical Floor: **31,104 SF**

Total Avail: **70,045 SF**

% Leased: **69.1%**

Developer: **-**

Management: **Transwestern Real Estate Services**

Recorded Owner: **DWF IV Park, LP**

Expenses: **2021 Tax @ \$6.27/sf, 2011 Est Tax @ \$3.43/sf; 2017 Ops @ \$7.18/sf, 2011 Est Ops @ \$9.19/sf**

Parcel Number: **02430301020000**

Parking: **98 free Surface Spaces are available; 240 free Covered Spaces are available; Ratio of 3.62/1,000 SF**

Amenities: **Air Conditioning, Controlled Access, Fitness Center, Shower Facilities**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor / Suite 300	15,000 - 19,725	19,725	19,725	\$19.00/nnn	Vacant	Thru May 2023	Sublet



67

8303 N MoPac Expy - UFCU Plaza



Location: **UFCU Plaza**
Central Cluster
Central Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1987, Renov 2000**

Stories: **4**

RBA: **246,869 SF**

Typical Floor: **60,000 SF**

Total Avail: **17,193 SF**

% Leased: **97.5%**

Developer: -
 Management: **AQUILA Commercial**
 Recorded Owner: **University Federal Credit Union**

Expenses: **2021 Tax @ \$6.99/sf; 2017 Combined Est Tax/Ops @ \$13.12/sf**
 Parcel Number: **02430302030000**
 Parking: **957 free Covered Spaces are available; Ratio of 4.00/1,000 SF**
 Amenities: **Atrium, Balcony, Bus Line, Conferencing Facility, Fitness Center, Food Service, Property Manager on Site, Restaurant, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite C-140	11,022	11,022	11,022	Withheld	Vacant	Thru May 2024	Sublet



68

8611 N MoPac Expy



Location: **Central Cluster**
Central Submarket
Travis County
Austin, TX 78759

Building Type: **General Retail/Freestanding**

Status: **Built 1970**

Stories: **4**

RBA: **104,207 SF**

Typical Floor: **26,051 SF**

Total Avail: **1,228 SF**

% Leased: **100%**

Developer: **-**

Management: **The Kucera Companies**

Recorded Owner: **8611 Mopac Llc**

Expenses: **2014 Tax @ \$0.27/sf; 2010 Est Ops @ \$0.89/sf**

Parcel Number: **251441**

Parking: **128 free Surface Spaces are available; Ratio of 9.70/1,000 SF**

Amenities: **Freeway Visibility, Pylon Sign**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	1,228	1,228	1,228	Withheld	Vacant	Negotiable	Sublet



69

9600 N MoPac Expy - Stonebridge Plaza II - Stonebridge Plaza



Location: **Stonebridge Plaza II**
SW corner of Mopac N & York
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Developer: **Transworld Oil USA Inc.**
 Management: **The Kucera Companies**
 Recorded Owner: **Stonebridge Plaza I & II LLC**

Building Type: **Class A Office**

Status: **Built 2001**
 Stories: **9**
 RBA: **201,271 SF**
 Typical Floor: **22,363 SF**
 Total Avail: **69,785 SF**
 % Leased: **85.7%**

Expenses: **2021 Tax @ \$9.20/sf, 2012 Est Tax @ \$3.97/sf; 2016 Ops @ \$7.09/sf, 2012 Est Ops @ \$6.78/sf**
 Parcel Number: **02500301070000**
 Parking: **362 free Covered Spaces are available; 16 free Surface Spaces are available; Ratio of 4.22/1,000 SF**
 Amenities: **Banking, Controlled Access**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor	11,156	11,156	33,512	\$25.00/fs	Vacant	Thru Feb 2023	Sublet
P 4th Floor	22,356	22,356	33,512	\$25.00/fs	Vacant	Thru Feb 2023	Sublet
P 7th Floor	7,527	7,527	7,527	\$31.00/fs	30 Days	Thru Jan 2025	Sublet



70

9606 N MoPac Expy - Stonebridge Plaza I - Stonebridge Plaza



Location: **Stonebridge Plaza I**
SWC N Mopac & York
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1999**

Stories: **9**

RBA: **210,590 SF**

Typical Floor: **23,399 SF**

Total Avail: **35,299 SF**

% Leased: **97.3%**

Developer: **Transworld Oil USA Inc.**

Management: **The Kucera Companies**

Recorded Owner: **Stonebridge Plaza I & II LLC**

Expenses: **2021 Tax @ \$8.81/sf, 2011 Est Tax @ \$3.55/sf; 2020 Ops @ \$16.62/sf, 2011 Est Ops @ \$7.13/sf**

Parcel Number: **02500301060000**

Parking: **16 free Surface Spaces are available; 400 free Covered Spaces are available; Ratio of 4.00/1,000 SF**

Amenities: **Controlled Access, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 8th Floor / Suite 800	22,292	22,292	22,292	Withheld	Vacant	Negotiable	Sublet



71

10431 Morado Cir - Campus at the Arboretum V - The CAMPUS @ Arboretum



Location: **Campus at the Arboretum V**
AKA 10415 Morado Cir
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1997**

Stories: **3**

RBA: **107,002 SF**

Typical Floor: **35,667 SF**

Total Avail: **52,298 SF**

% Leased: **94.9%**

Developer: **Cousins Properties**

Management: **-**

Recorded Owner: **SV Arboretum Owner, LLC**

Expenses: **2021 Tax @ \$20.28/sf, 2011 Est Tax @ \$2.76/sf; 2014 Est Ops @ \$11.42/sf**

Parcel Number: **01560101050000**

Parking: **200 free Covered Spaces are available; 10 free Surface Spaces are available; Ratio of 4.00/1,000 SF**

Amenities: **Conferencing Facility, Courtyard, Fitness Center, Plug & Play, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 110	20,663	34,086	34,086	Withheld	Vacant	Thru Jun 2023	Sublet
P 1st Floor / Suite 120	13,423	34,086	34,086	Withheld	Vacant	Thru Jun 2023	Sublet
P 2nd Floor / Suite 200	12,702	12,702	12,702	Withheld	Vacant	Thru Aug 2025	Sublet



72

9011 Mountain Ridge Dr - Travis Building - Capital Of Texas Plaza



Location: **Travis Building
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759**

Building Type: **Class B Office**

Status: **Built 1986**

Stories: **2**

RBA: **22,855 SF**

Typical Floor: **11,428 SF**

Total Avail: **5,400 SF**

% Leased: **100%**

Developer: -
Management: -
Recorded Owner: **CSA Travis 360 LP**

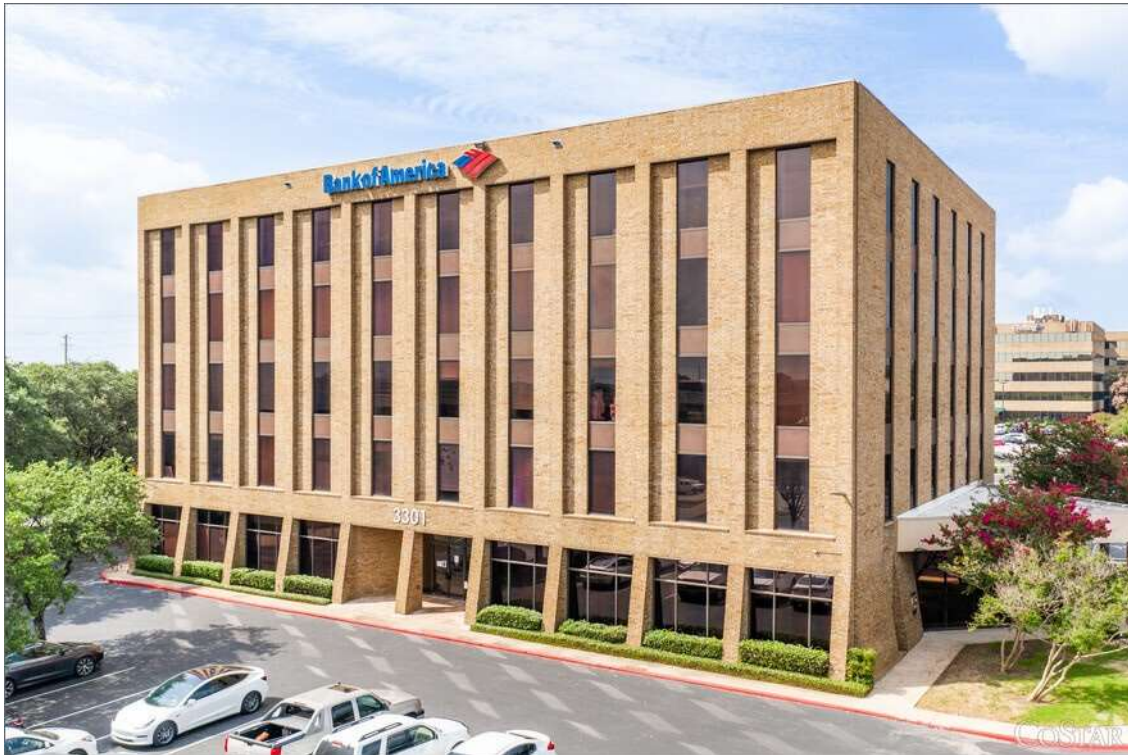
Expenses: **2019 Tax @ \$4.20/sf, 2012 Est Tax @ \$2.63/sf; 2017 Ops @ \$6.01/sf, 2012 Est Ops @ \$7.77/sf**
Parcel Number: **01520109070000**
Parking: **137 Surface Spaces are available; Ratio of 5.70/1,000 SF**
Amenities: **24 Hour Access, Conferencing Facility, Property Manager on Site, Signage, Storage Space**

Floor	SF Avail	Floor Contig	Bldg Contig	Price	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 210	5,400	5,400	5,400	No	\$15.00/nnn	Vacant	Thru Nov 2022	Sublet



73

3301 Northland Dr - Bank of America Building - Balcones Office Park



Location: **Bank of America Building**
AKA 3301-3305 Northland Dr
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731

Building Type: **Class B Office**

Status: **Built 1975, Renov 1998**

Stories: **5**

RBA: **54,467 SF**

Typical Floor: **10,893 SF**

Total Avail: **15,489 SF**

% Leased: **95.8%**

Developer: -
 Management: **Moritz Properties**
 Recorded Owner: **Moritz Properties**

Expenses: **2021 Tax @ \$6.97/sf, 2012 Est Tax @ \$1.66/sf; 2012 Est Ops @ \$7.57/sf**
 Parcel Number: **01300206060000**
 Parking: **225 free Surface Spaces are available; Ratio of 4.44/1,000 SF**
 Amenities: **Banking, Dry Cleaner, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 101	2,711	2,711	2,711	\$27.50/mg	Vacant	Thru Jun 2023	Sublet



74

3307 Northland Dr - Northland Office Building - Balcones Office Park



Location: **Northland Office Building**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731

Building Type: **Class B Office**

Status: **Built 1983, Renov 1991**

Stories: **5**

RBA: **99,089 SF**

Typical Floor: **19,818 SF**

Total Avail: **24,906 SF**

% Leased: **91.7%**

Developer: -

Management: **The Kucera Companies**

Recorded Owner: **U.S. REIF Eurys Austin, LLC**

Expenses: **2021 Tax @ \$5.00/sf; 2015 Combined Est Tax/Ops @ \$10.22/sf**

Parcel Number: **01300206090000**

Parking: **397 free Surface Spaces are available; Ratio of 4.02/1,000 SF**

Amenities: **Controlled Access**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 4th Floor	6,719	6,719	6,719	\$20.00/fs	Vacant	Thru Jun 2022	Sublet
P 5th Floor	10,000	10,000	10,000	\$20.00/fs	Vacant	Thru Jun 2022	Sublet



75

2200 Park Bend Dr - Bldg 1 - Post Oak Centre North



Location: **Bldg 1**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Office/Medical**

Status: **Built 2007**

Stories: **4**

RBA: **25,778 SF**

Typical Floor: **8,000 SF**

Total Avail: **13,026 SF**

% Leased: **59.0%**

Developer: **BJH James Casey Land Partners LP**

Management: **-**

Recorded Owner: **HTA-Post Oak Centre North LLC**

Expenses: **2018 Ops @ \$14.21/sf, 2005 Est Ops @ \$10.70/sf**

Parcel Number: **702797, 702798, 702799, 702800, 702801, 702802, 702803, 761714, 761715, 761716**

Parking: **40 free Surface Spaces are available; 22 Covered Spaces are available; Ratio of 5.00/1,000 SF**

Amenities: **24 Hour Access**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 202	2,460	2,460	2,460	Withheld	Vacant	Negotiable	Sublet



76

4001 W Parmer Ln - Creekside



Location: **Creekside**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78727

Building Type: **Class A Office**

Status: **Built 2000, Renov Oct 2019**

Stories: **2**

RBA: **35,941 SF**

Typical Floor: **17,971 SF**

Total Avail: **35,941 SF**

% Leased: **78.3%**

Developer: -
 Management: -
 Recorded Owner: **4001 Creative Offices LLC**

Expenses: **2021 Tax @ \$6.16/sf; 2020 Ops @ \$12.44/sf**
 Parcel Number: **02641010030000**
 Parking: **Ratio of 4.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 100	5,219	5,219	5,219	\$27.00/nnn	30 Days	Thru Oct 2024	Sublet



77

5000 Plaza On The Lake Dr - 5000 Plaza on the Lake - Plaza on the Lake



Location: **5000 Plaza on the Lake**
Southwest Cluster
Southwest Submarket
Travis County
Austin, TX 78746

Building Type: **Class A Office**

Status: **Built 1987**

Stories: **3**

RBA: **119,087 SF**

Typical Floor: **39,695 SF**

Total Avail: **50,991 SF**

% Leased: **72.7%**

Developer: -

Management: **Endeavor Real Estate Group**

Recorded Owner: **CP/IPERS Austin Lake, LLC**

Expenses: **2017 Tax @ \$7.87/sf**

Parcel Number: **564470**

Parking: **423 free Surface Spaces are available; Ratio of 3.56/1,000 SF**

Amenities: **24 Hour Access, Air Conditioning, Atrium, Bus Line, Fitness Center, Food Service, Natural Light, Outdoor Seating, Property Manager on Site, Shower Facilities, Waterfront**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 125	1,296	1,296	1,296	Withheld	Vacant	Thru Aug 2024	Sublet
P 3rd Floor / Suite 305	3,258	3,258	3,258	\$27.00/nnn	60 Days	Thru Aug 2023	Sublet



78

7300 Ranch Road 2222 - Building Three - Ladera Bend



Location: **Building Three**
AKA 7300 Ranch Rd
FM 2222 & Jester Blvd
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730

Developer: -
 Management: **Newmark Knight Frank**
 Recorded Owner: **Rovira, Inc.**

Building Type: **Class B Office**

Status: **Built 2008**
 Stories: **2**
 RBA: **56,466 SF**
 Typical Floor: **28,233 SF**

Total Avail: **34,634 SF**
 % Leased: **75.0%**

Expenses: **2014 Tax @ \$5.51/sf, 2012 Est Tax @ \$2.15/sf; 2019 Ops @ \$14.13/sf, 2014 Est Ops @ \$7.54/sf**
 Parcel Number: **768285**
 Parking: **Ratio of 4.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 150	20,530	20,530	20,530	\$18.00/nnn	Vacant	Negotiable	Sublet



79

12221 Renfert Way - PHASE III - Medical Oaks Pavilion



Location: **PHASE III**
Medical Oaks III-Phase III
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class A Office/Medical**

Status: **Built 2011**

Stories: **3**

RBA: **110,000 SF**

Typical Floor: **64,115 SF**

Total Avail: **2,000 SF**

% Leased: **100%**

Developer: **HealthCare Facilities Development Corporation**
 Management: **HealthCare Facilities Development Corporation**
 Recorded Owner: **Medical Oaks Pavilion Ltd**

Expenses: **2021 Tax @ \$7.70/sf**

Parcel Number: **02601307290000**

Parking: **300 Surface Spaces are available; Ratio of 2.72/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor / Suite 330A	2,000	2,000	2,000	\$30.00/fs	Vacant	Thru May 2025	Sublet



80

9390 Research Blvd - Kaleido I - Kaleido



Location: **Kaleido I**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class B Office**

Status: **Built 1984**

Stories: **4**

RBA: **33,174 SF**

Typical Floor: **8,293 SF**

Total Avail: **10,312 SF**

% Leased: **78.8%**

Developer: -

Management: **The Kucera Companies**

Recorded Owner: **Eurus Capital Partners**

Expenses: **2021 Tax @ \$10.23/sf; 2015 Combined Est Tax/Ops @ \$9.93/sf**

Parcel Number: **02500004050000**

Parking: **110 free Surface Spaces are available; Ratio of 3.33/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 4th Floor / Suite 412	3,270	3,270	3,270	\$12.00/nnn	TBD	Thru Dec 2024	Sublet



81

12357-C Riata Trace Pky - Riata Corporate Park 7 - Riata Corporate Park



Location: **Riata Corporate Park 7**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78727

Building Type: **Class A Office**

Status: **Built 2001**

Stories: **3**

RBA: **92,719 SF**

Typical Floor: **30,000 SF**

Total Avail: **29,431 SF**

% Leased: **83.4%**

Developer: **CarrAmerica Realty Corporation**

Management: **-**

Recorded Owner: **Riata Office Owner LLC**

Expenses: **2021 Tax @ \$7.98/sf; 2019 Ops @ \$8.55/sf, 2016 Est Ops @ \$13.46/sf**

Parcel Number: **02660001210000**

Parking: **Free Surface Spaces; Ratio of 5.00/1,000 SF**

Amenities: **Energy Star Labeled**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 150	14,053	14,053	14,053	\$26.00/nnn	Vacant	Thru Mar 2027	Sublet



82 6500 River Place Blvd - River Place - Building II - River Place Corporate Park



Location: **River Place - Building II**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730

Building Type: **Class A Office**

Status: **Built 2000**

Stories: **4**

RBA: **114,491 SF**

Typical Floor: **33,097 SF**

Total Avail: **35,506 SF**

% Leased: **75.0%**

Developer: **FIC Realty Services Inc.**
 Management: **Brandywine Realty Trust**
 Recorded Owner: **G & I Vii River Place Lp**

Expenses: **2021 Tax @ \$41.84/sf, 2014 Est Tax @ \$3.00/sf; 2010 Ops @ \$7.32/sf, 2014 Est Ops @ \$7.69/sf**
 Parcel Number: **01523001180000**
 Parking: **Ratio of 4.00/1,000 SF**
 Amenities: **Fitness Center, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 105	6,900	6,900	6,900	\$30.00/fs	30 Days	Thru Mar 2022	Sublet



83

6500 River Place Blvd - River Place - Building IV - River Place Corporate Park



Location: **River Place - Building IV**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730

Building Type: **Class A Office**

Status: **Built 2001**

Stories: **3**

RBA: **87,639 SF**

Typical Floor: **31,135 SF**

Total Avail: **29,332 SF**

% Leased: **79.5%**

Developer: **FIC Realty Services Inc.**
 Management: **Brandywine Realty Trust**
 Recorded Owner: **G & I Vii River Place Lp**

Expenses: **2021 Tax @ \$54.66/sf, 2014 Est Tax @ \$4.25/sf; 2012 Ops @ \$7.06/sf, 2014 Est Ops @ \$11.40/sf**

Parcel Number: **01523001180000**

Parking: **Ratio of 4.00/1,000 SF**

Amenities: **Atrium, Fitness Center, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor / Suite 350	11,405	11,405	11,405	Withheld	30 Days	Thru Feb 2026	Sublet



84

6500 River Place Blvd - River Place - Building III - River Place Corporate Park



Location: **River Place - Building III**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730

Building Type: **Class A Office**

Status: **Built 2001**

Stories: **4**

RBA: **113,465 SF**

Typical Floor: **28,382 SF**

Total Avail: **64,226 SF**

% Leased: **71.7%**

Developer: **FIC Realty Services Inc.**
 Management: **Brandywine Realty Trust**
 Recorded Owner: **G & I Vii River Place**

Expenses: **2021 Tax @ \$42.22/sf, 2014 Est Tax @ \$4.29/sf; 2010 Ops @ \$10.51/sf, 2014 Est Ops @ \$11.14/sf**
 Parcel Number: **01523001180000**
 Parking: **Ratio of 4.00/1,000 SF**
 Amenities: **Fitness Center, Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 3rd Floor / Suite 300	32,151	32,151	32,151	\$19.00/fs	30 Days	Thru Feb 2022	Sublet



85

6611 River Place Blvd - Riverplace Medical Plaza - Medical Towers of River



Location: **Riverplace Medical Plaza
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730**

Building Type: **Class B Office/Medical**

Status: **Built 2014**

Stories: **3**

RBA: **36,000 SF**

Typical Floor: **12,000 SF**

Total Avail: **1,600 SF**

% Leased: **100%**

Developer: **Hardin Construction Company, L.L.C.**

Management: **Perardi Development**

Recorded Owner: **ASC MEDICAL 14 HOLDINGS LLC**

Expenses: **2021 Tax @ \$7.61/sf, 2013 Est Tax @ \$3.00/sf; 2013 Est Ops @ \$4.00/sf**

Parcel Number: **01513704280000**

Parking: **150 free Surface Spaces are available; 150 free Reserved Spaces are available; Ratio of 8.33/1,000 SF**

Amenities: **Natural Light**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 205	1,600	1,600	1,600	\$25.00/nnn	Vacant	Negotiable	Sublet

86

1601 Rutherford Ln - Rutherford Place



Location: **Rutherford Place
@ Headway Cir
Northeast Ind Cluster
Northeast Ind Submarket
Travis County
Austin, TX 78754**

Management: **KPG Commercial**
Recorded Owner: **Endeavor 1601 Llc**

Ceiling Height: **19'-21'**
Column Spacing: **-**
Drive Ins: **3 - 3/8'0" w x 12'0" h**
Loading Docks: **4 ext**
Power: **-**

Expenses: **2017 Tax @ \$2.28/sf; 2016 Ops @ \$1.29/sf**
Parcel Number: **232787**
Parking: **282 free Surface Spaces are available; Ratio of 5.50/1,000 SF**

Building Type: **Class B Warehouse**

Status: **Built 1984**
Tenancy: **Multiple Tenant**

Land Area: **4 AC**
Stories: **1**
RBA: **51,000 SF**

Total Avail: **10,501 SF**
% Leased: **80.6%**

Crane: **-**
Rail Line: **None**
Cross Docks: **None**
Const Mat: **Masonry**
Utilities: **Gas - Natural, Sewer - City, Water - City**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st Floor / Suite G100	609	609	\$21.00/fs	Vacant	Negotiable	Sublet



87

2112 Rutland Dr - Rutland 14 - Rutland Business Park



Location: **Rutland 14**
North Ind Cluster
North Ind Submarket
Travis County
Austin, TX 78758

Management: **PS Business Parks, Inc.**
 Recorded Owner: **TPLP Office Park Properties, LP**

Ceiling Height: **24'**
 Column Spacing: **-**
 Drive Ins: **9 - 9'8"0" w x 9'0" h**
 Loading Docks: **8 ext**
 Power: **-**

Building Type: **Class B Flex/Light Distribution**

Status: **Built 1985**
 Tenancy: **Multiple Tenant**

Land Area: **3.13 AC**
 Stories: **1**
 RBA: **61,247 SF**

Total Avail: **4,800 SF**
 % Leased: **100%**

Crane: **-**
 Rail Line: **None**
 Cross Docks: **None**
 Const Mat: **Reinforced Concrete**
 Utilities: **Gas - Natural, Sewer - City, Water - City**

Expenses: **2021 Tax @ \$3.99/sf; 2012 Ops @ \$1.86/sf, 2005 Est Ops @ \$2.16/sf**
 Parcel Number: **02481003050000**
 Parking: **102 free Surface Spaces are available; Ratio of 1.67/1,000 SF**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st Floor / Suite 179	4,800/500 ofc	4,800	\$12.00/nnn	Vacant	Thru Apr 2024	Sublet



88

2905 San Gabriel St - Gabriel's Court



Location: **Gabriel's Court**
Central Cluster
Central Submarket
Travis County
Austin, TX 78705

Building Type: **Class B Office**

Status: **Built 1986**

Stories: **3**

RBA: **44,285 SF**

Typical Floor: **4,921 SF**

Total Avail: **10,659 SF**

% Leased: **96.6%**

Developer: -
 Management: **Live Oak**
 Recorded Owner: **Live Oak-Gottesman**

Expenses: **2021 Tax @ \$7.33/sf, 2011 Est Tax @ \$1.00/sf; 2018 Ops @ \$8.78/sf**

Parcel Number: **02170212210000**

Parking: **110 free Covered Spaces are available; 53 free Surface Spaces are available; Ratio of 3.68/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 216	3,500	3,500	3,500	\$41.00/fs	Vacant	Thru Aug 2021	Sublet



89

4515 Seton Center Pky - Quarry Lake Business Center



Location: **Quarry Lake Business Center
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759**

Building Type: **Class A Office**

Status: **Built 1997**

Stories: **3**

RBA: **117,265 SF**

Typical Floor: **39,066 SF**

Total Avail: **39,338 SF**

% Leased: **72.4%**

Developer: **Riverside Resources**

Management: **-**

Recorded Owner: **Velocity RE Holdings LLC**

Expenses: **2021 Tax @ \$6.83/sf, 2017 Est Tax @ \$5.33/sf; 2014 Ops @ \$9.84/sf, 2014 Est Ops @ \$6.62/sf**

Parcel Number: **02560001100000, 02560001110000, 02560001120000**

Parking: **562 free Surface Spaces are available; 70 Reserved Spaces are available; Ratio of 5.39/1,000 SF**

Amenities: **24 Hour Access, Controlled Access, Signage**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 130	1,847	1,847	1,847	Withheld	Vacant	Negotiable	Sublet
P 1st Floor / Suite Suite 175	5,103	5,103	5,103	Withheld	Vacant	Negotiable	Sublet



90

4516 Seton Center Pky - Quarry Lake II



Location: **Quarry Lake II**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built 1998**

Stories: **3**

RBA: **120,559 SF**

Typical Floor: **40,319 SF**

Total Avail: **72,521 SF**

% Leased: **98.9%**

Developer: **Riverside Resources**
 Management: **Brandywine Realty Trust**
 Recorded Owner: **BDN Quarry Lake II, LP**

Expenses: **2021 Tax @ \$7.44/sf, 2017 Est Tax @ \$5.10/sf; 2011 Ops @ \$10.55/sf, 2017 Est Ops @ \$7.88/sf**

Parcel Number: **02560007080000**

Parking: **417 free Surface Spaces are available; 94 Reserved Spaces are available; Ratio of 4.20/1,000 SF**

Amenities: **Waterfront**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 110	3,010	3,010	3,010	Withheld	30 Days	Thru Mar 2022	Sublet



91

8229 Shoal Creek Blvd



Location: **Central Cluster**
Central Submarket
Travis County
Austin, TX 78757

Building Type: **Class C Office**

Status: **Built 1983**

Stories: **1**

RBA: **10,756 SF**

Typical Floor: **10,756 SF**

Total Avail: **1,125 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **8229 Shoal Creek LLC**

Expenses: **2021 Tax @ \$3.10/sf**
 Parcel Number: **02430506520000**
 Parking: **39 free Surface Spaces are available; Ratio of 3.63/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 105	1,125	1,125	1,125	\$22.00/mg	Vacant	Thru Nov 2023	Sublet



92

4131 Spicewood Springs Rd - Building G - Spicewood Forest



Location: **Building G**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class B Office**

Status: **Built 1985**

Stories: **2**

RBA: **9,949 SF**

Typical Floor: **4,974 SF**

Total Avail: **1,798 SF**

% Leased: **83.1%**

Developer: -
 Management: -
 Recorded Owner: **Spicewood Metro Iii Ltd**

Expenses: **2021 Tax @ \$0.66/sf**
 Parcel Number: **01440104120034**
 Parking: **20 free Surface Spaces are available; Ratio of 2.01/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Price	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor	120	120	120	No	\$8.00/fs	Vacant	Negotiable	Sublet



93

10900 S Stonelake Blvd - Quarry Oaks I



Location: **Quarry Oaks I**
AKA 10900-10908 S Stonelake Blvd
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78759

Building Type: **Class A Office**

Status: **Built Jul 1998**

Stories: **3**

RBA: **168,000 SF**

Typical Floor: **56,000 SF**

Total Avail: **78,176 SF**

% Leased: **88.3%**

Developer: -

Management: **Terrus Real Estate Group**

Recorded Owner: **Quarry Oaks Owner LP**

Expenses: **2009 Tax @ \$2.78/sf; 2013 Combined Est Tax/Ops @ \$11.27/sf**

Parcel Number: **548244**

Parking: **900 free Covered Spaces are available; 100 free Surface Spaces are available; Ratio of 5.00/1,000 SF**

Amenities: **Fitness Center, Food Service**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 200	27,298	58,532	58,532	\$25.00/nnn	Vacant	Thru Aug 2029	Sublet
P 2nd Floor / Suite 250	31,234	58,532	58,532	\$25.00/nnn	Vacant	Thru Aug 2029	Sublet



94 14400 The Lakes Blvd - Lakes at Techridge Building C - Lakes at Techridge



Location: **Lakes at Techridge Building C**
Northeast Cluster
Northeast Submarket
Travis County
Austin, TX 78728

Building Type: **Class A Office**

Status: **Built 2016**

Stories: **2**

RBA: **39,400 SF**

Typical Floor: **19,700 SF**

Total Avail: **5,400 SF**

% Leased: **100%**

Developer: -
 Management: -

Recorded Owner: **Techridge Office Phase 1 Ptrs**

Expenses: **2021 Tax @ \$7.42/sf; 2015 Ops @ \$10.50/sf**

Parcel Number: **02662602040000**

Parking: **Ratio of 5.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 201	5,400	5,400	5,400	\$12.00/nnn	30 Days	Thru Apr 2026	Sublet

95

8325 Tuscany Way - Tuscany 4 - Tuscany Center @ Walnut Creek



Location: **Tuscany 4**
Northeast Ind Cluster
Northeast Ind Submarket
Travis County
Austin, TX 78754

Building Type: **Class B Service**

Status: **Built Sep 2008**

Tenancy: **Single Tenant**

Land Area: **7.50 AC**

Stories: **1**

RBA: **54,865 SF**

Total Avail: **54,865 SF**

% Leased: **100%**

Management: -
 Recorded Owner: **GSL Welcome Group L.L.C.**

Ceiling Height: **24'**
 Column Spacing: **45'w x 40'd**
 Drive Ins: **2 - 2/10'0" w x 12'0" h**
 Loading Docks: **4 ext**
 Power: **1000a/277-480v 3p**

Crane: -
 Rail Line: **None**
 Cross Docks: **None**
 Const Mat: **Masonry**
 Utilities: **Gas - Natural, No Heating, Sewer - City, Water - City**

Expenses: **2021 Tax @ \$4.85/sf, 2010 Est Tax @ \$1.13/sf; 2010 Ops @ \$3.00/sf**
 Parcel Number: **02292802050000**
 Parking: **170 free Surface Spaces are available; Ratio of 7.00/1,000 SF**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st Floor	54,865	54,865	\$12.50/nnn	Vacant	Thru Sep 2022	Sublet



96

6615 Vaught Ranch Rd - Vaught Ranch 1 - Vaught Ranch Office Park



Location: **Vaught Ranch 1**
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78730

Building Type: **Class B Office**

Status: **Built Mar 2000**

Stories: **2**

RBA: **16,832 SF**

Typical Floor: **8,416 SF**

Total Avail: **3,100 SF**

% Leased: **100%**

Developer: -
 Management: **Hartcon Building**
 Recorded Owner: **EEA Consulting Engineers**

Expenses: **2021 Tax @ \$3.90/sf**
 Parcel Number: **01451502080000**
 Parking: **70 free Surface Spaces are available; Ratio of 4.00/1,000 SF**
 Amenities: **Property Manager on Site**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 101	3,100	3,100	3,100	\$30.00/fs	08/2021	Negotiable	Sublet



97

9211 Waterford Center Blvd - Waterford Centre D



Location: **Waterford Centre D**
North Cluster
North/Domain Submarket
Travis County
Austin, TX 78758

Building Type: **Class B Office**

Status: **Built Mar 1998**

Stories: **2**

RBA: **49,656 SF**

Typical Floor: **24,828 SF**

Total Avail: **7,661 SF**

% Leased: **100%**

Developer: -
 Management: -
 Recorded Owner: **Waterford IV HP Ltd**

Expenses: **2017 Tax @ \$2.91/sf, 2013 Est Tax @ \$2.00/sf; 2014 Ops @ \$6.47/sf, 2013 Est Ops @ \$3.92/sf**

Parcel Number: **377775**

Parking: **248 free Surface Spaces are available; 10 Covered Spaces are available; Ratio of 4.00/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 2nd Floor / Suite 275	7,661	7,661	7,661	\$18.00/nnn	Vacant	Thru Apr 2024	Sublet



98

3112 Windsor Rd - Building 1E - Tarrytown Center



Location: **Building 1E**
AKA 3100 Windsor Rd
West Central Cluster
West Central Submarket
Travis County
Austin, TX 78703

Building Type: **General Retail/Freestanding**

Status: **Built 1987**

Stories: **1**

RBA: **21,410 SF**

Typical Floor: **21,410 SF**

Total Avail: **6,854 SF**

% Leased: **84.0%**

Developer: **The Vanguard Company**

Management: **-**

Recorded Owner: **Westenfield Development Company**

Expenses: **2021 Tax @ \$8.41/sf; 2014 Combined Est Tax/Ops @ \$6.42/sf**

Parcel Number: **01170409010000**

Parking: **66 free Surface Spaces are available; Ratio of 3.08/1,000 SF**

Amenities: **Signalized Intersection**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 3102	3,427	3,427	3,427	\$25.00/mg	Vacant	Thru Sep 2021	Sublet

99

7718 Wood Hollow Dr - Building 7 – Cross - Austin Oaks



Location: **Building 7 – Cross**
MoPac @ Spicewood Springs
Northwest Cluster
Northwest Submarket
Travis County
Austin, TX 78731

Building Type: **Class B Office**

Status: **Built 1987, Renov 2002**

Stories: **3**

RBA: **43,742 SF**

Typical Floor: **14,581 SF**

Total Avail: **24,513 SF**

% Leased: **47.0%**

Developer: -

Management: **Cushman & Wakefield**

Recorded Owner: -

Expenses: **2021 Tax @ \$5.06/sf; 2013 Combined Est Tax/Ops @ \$8.42/sf**

Parcel Number: **02410109080000**

Parking: **140 free Surface Spaces are available; Ratio of 4.08/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st Floor / Suite 120	1,323	1,323	1,323	\$22.00/nnn	Vacant	Thru Aug 2022	Sublet