

# FOR LEASE Office Far North Austin

12731 Research Blvd



## LARGE OAKS PLAZA

**Space:** Large Oaks Plaza, Building "A110"

**Size:** 975.Rentable Square Feet.

**Availability:** Immediate

**Location:** The property is located in Northwest Austin and is one block from the intersection of HWY. 183 and McNeil Road.

**Lease Rate:** \$15.00 per square foot plus electric

**ROBERT R. HEMPHILL, CCIM**

COMMERCIAL REAL ESTATE

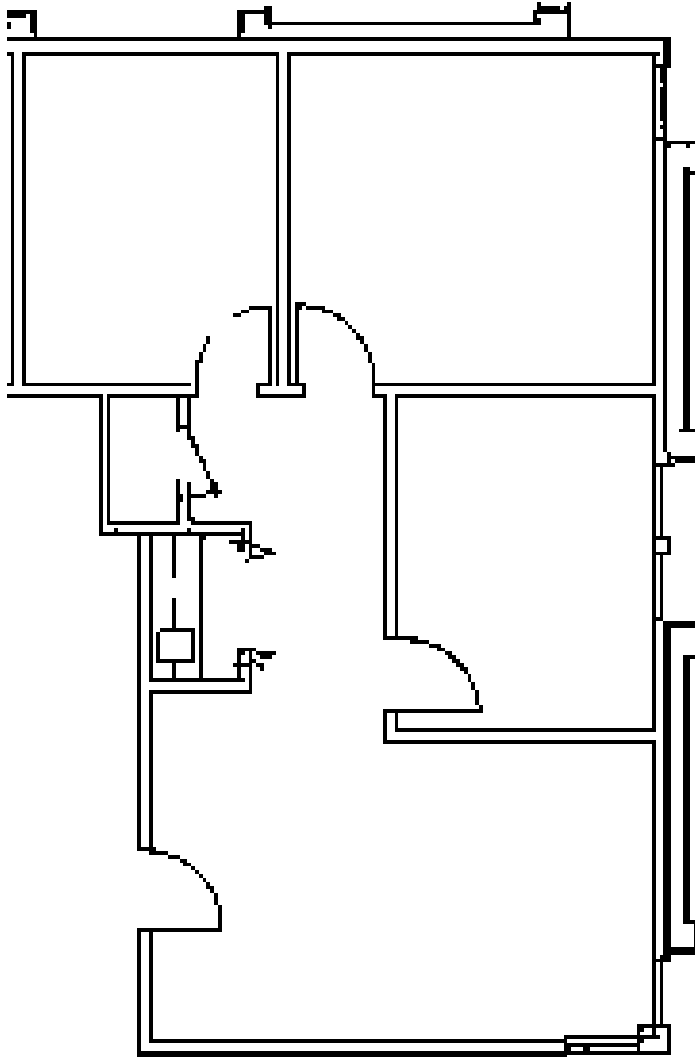
**512-474-2224**

[roberthemphill@austin.rr.com](mailto:roberthemphill@austin.rr.com)  
<http://www.weleaseaustin.com>

All information regarding this property is from sources deemed reliable, however, Broker has not made an independent investigation of these sources and no warranty or representation is made by the Broker as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or withdrawal from market without notice. Broker further has not made and shall not make any warranty or representation as to the condition of the property nor the presence of any hazardous substances or any environmental or other conditions that may affect the value or suitability of the property.

1300 West Lynn, Suite 110, Austin, Texas 78703, (512) 474-2224 fax: (512) 322-9690

# FOR LEASE Office Far North Austin



**Suite A110:** The suite is located in building "A". The building was built in the late eighties.

Parking is limited to a 1-350 square feet ratio. Other off-site parking is available.

**ROBERT R. HEMPHILL, CCIM**

COMMERCIAL REAL ESTATE

**512-474-2224**

[roberthemphill@austin.rr.com](mailto:roberthemphill@austin.rr.com)

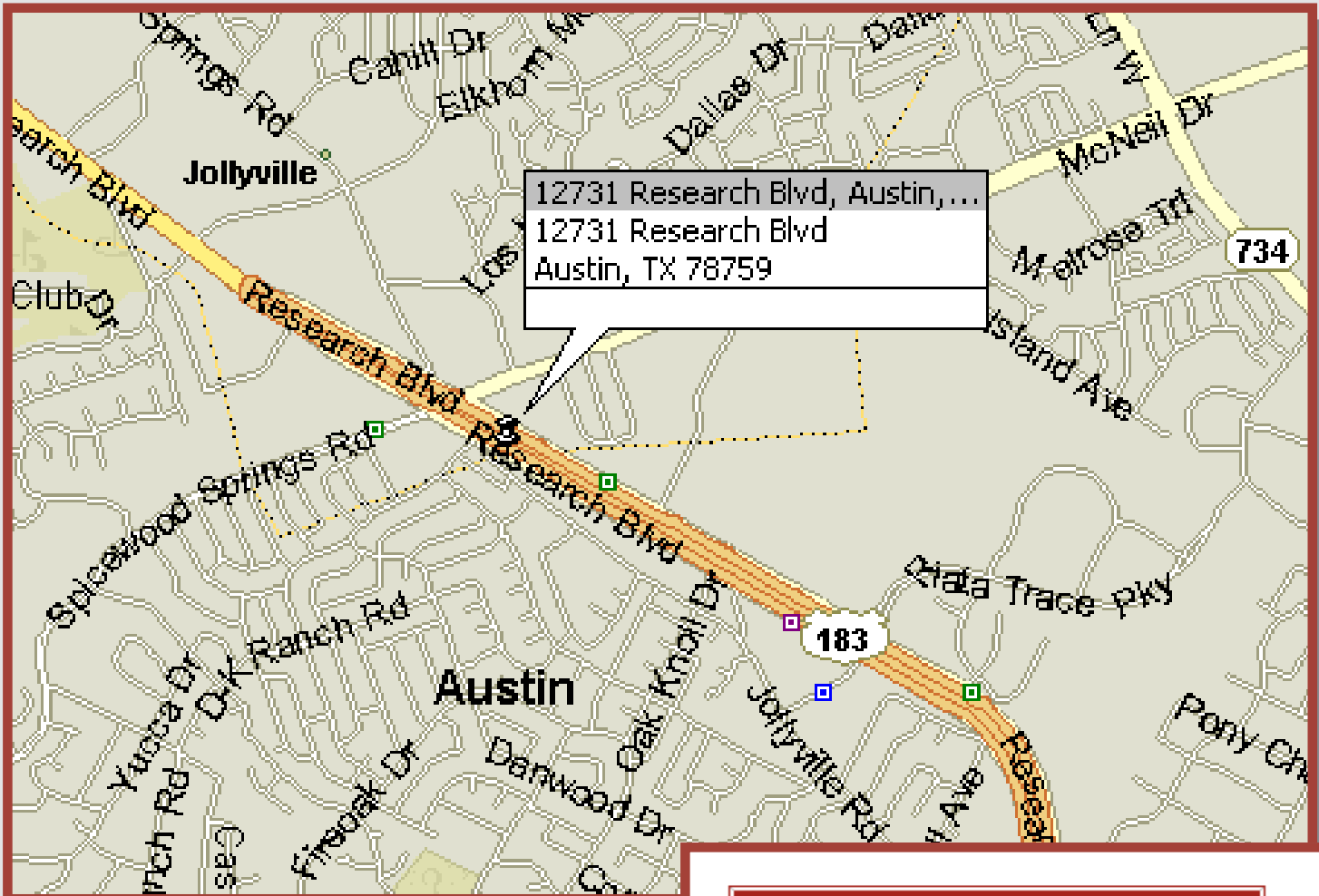
All information regarding this property is from sources deemed reliable, however, Broker has not made an independent investigation of these sources and no warranty or representation is made by the Broker as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or withdrawal from market without notice. Broker further has not made and shall not make any warranty or representation as to the condition of the property nor the presence of any hazardous substances or any environmental or other conditions that may affect the value or suitability of the property.

1300 West Lynn, Suite 110, Austin, Texas 78703, (512) 474-2224 fax: (512) 322-9690

# FOR LEASE

Office Far North Austin

## Large Oaks Plaza



**ROBERT R. HEMPHILL, CCIM**

COMMERCIAL REAL ESTATE

**512-474-2224**

[roberthemphill@austin.rr.com](mailto:roberthemphill@austin.rr.com)

All information regarding this property is from sources deemed reliable, however, Broker has not made an independent investigation of these sources and no warranty or representation is made by the Broker as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or withdrawal from market without notice. Broker further has not made and shall not make any warranty or representation as to the condition of the property nor the presence of any hazardous substances or any environmental or other conditions that may affect the value or suitability of the property.

1300 West Lynn, Suite 110, Austin, Texas 78703, (512) 474-2224 fax: (512) 322-9690