



FOR LEASE Bank Cash Vault, Austin CBD



San Jacinto Building, 221 East 9th Street

Address: 221 East 9th, Basement

Size: 3,754 Rentable Square Feet.

Availability: December 31, 2006

Lease Rate: \$15.50 per rentable square foot full service first year.

Term: 10 years

Parking: Parking spaces lease for \$100.00 per space per month.



ROBERT R. HEMPHILL, CCIM

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512-474-2224

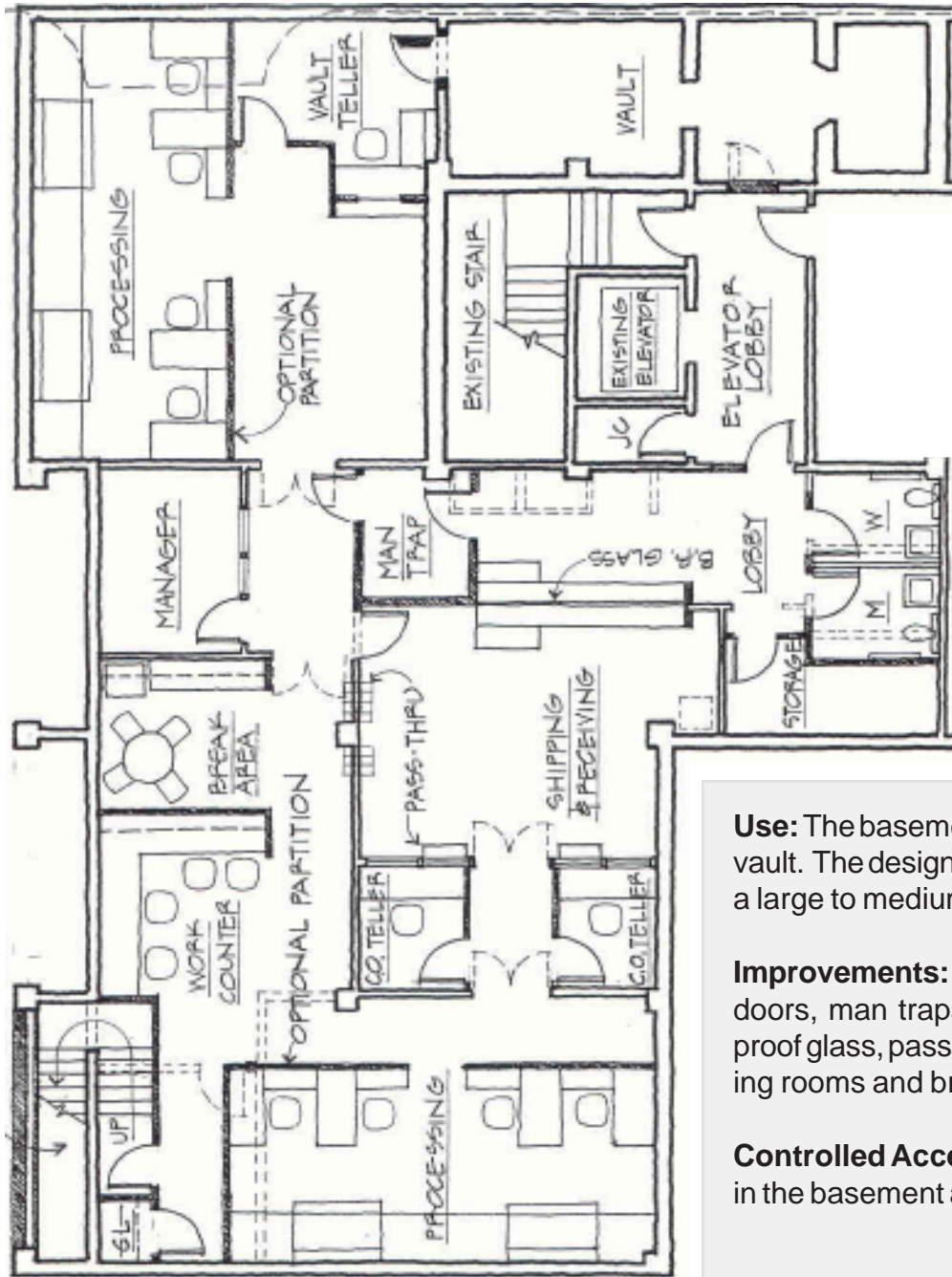
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Use: The basement space is finished out as cash vault. The design serves the varied cash needs of a large to medium size banking operation.

Improvements: The interior finish includes vault doors, man traps, heavy security doors, bullet proof glass, pass through windows, visible counting rooms and break area.

Controlled Access: The vault is the only tenant in the basement allowing for controlled access.

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FOR LEASE Downtown Austin Parking



Parking:

Parking for the San Jacinto Building is available in the attached garage located at 220 East 8th Street. The garage offers easy parking with crossover walkways on floor 2 and floor 4. Entry to the garage is off of 8th and San Jacinto, right across the street from the Omni Hotel

The garage is oversized for the San Jacinto Building. The garage provides the 814 San Jacinto tenants with parking flexibility. Spaces are always available to San Jacinto Tenants.

The 220 East 8th street Garage is a contract only garage. Hourly Visitor parking is not available in the garage. Hourly and visitor parking is available across the street at the Omni Hotel or at the St. Davids garage.



Rental Rates:

The current rental rates are \$100.00 for a non reserved space and \$130 for a reserved space. All parking is subject to City of Austin sales tax

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