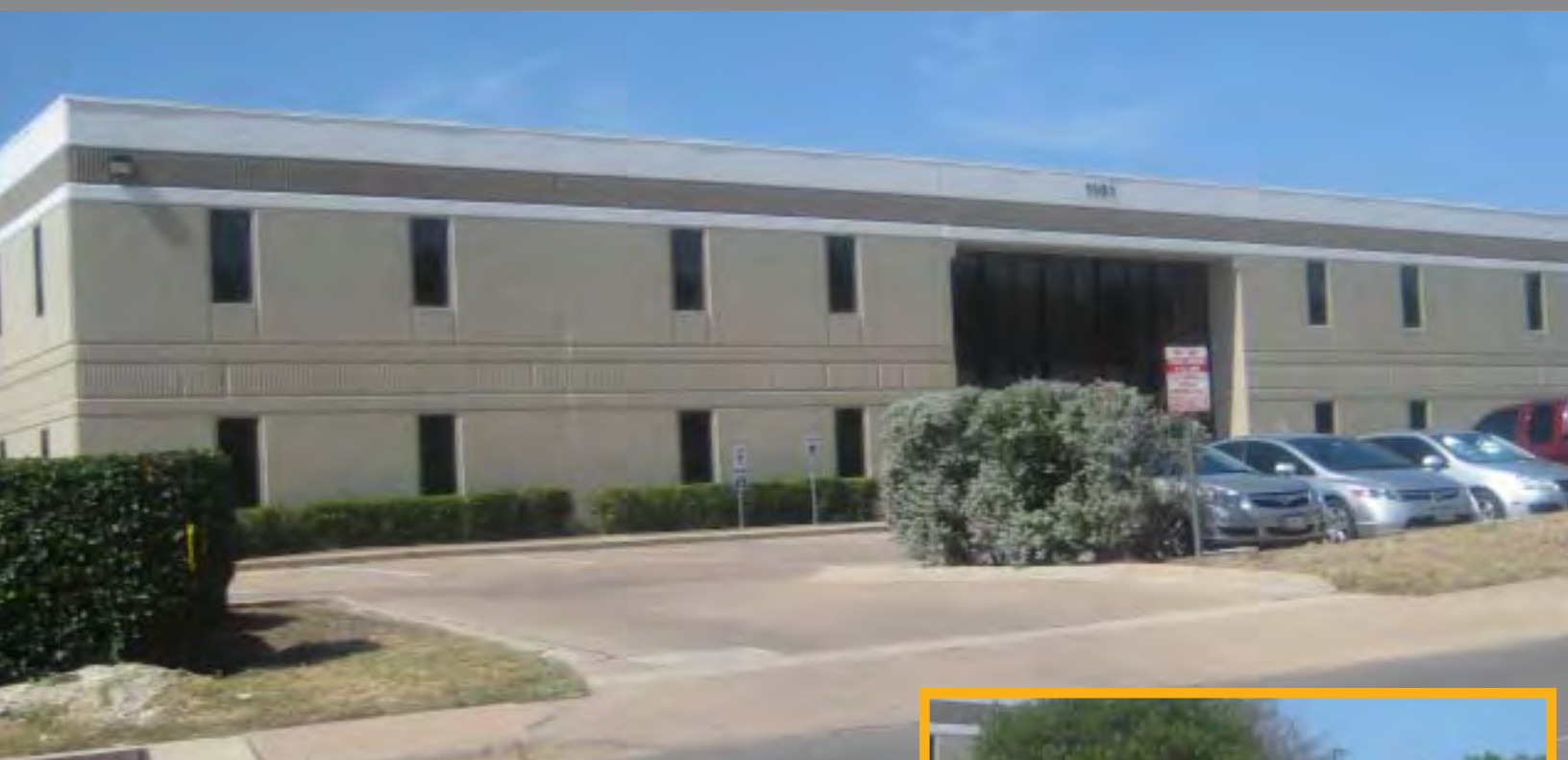


FOR LEASE

50,644 Sq. Ft. of Value Office Space
I-35/290 in Austin, Tx

CCIM



1101 Camino La Costa

Size: Up to 50,644 sq. ft. of value office. Suites available in sizes from 5,423 sq. ft. to the entire building. Each floor plate is approximately 25,000 sq ft in size.

Location/Availability: I-35 and Hwy 290 in Central Austin, Immediate for 2nd floor suites.

Lease Rate: First year rate \$14.00 per sq. ft. full service

Building Information: Elevator served, former Texas Real Estate Commission building as of July 31, 2011.

Parking: Surface parking 1 to 300 ratio, additional parking is available on adjacent surface lots.



ROBERT R. HEMPHILL, CCIM

COMMERCIAL REAL ESTATE

512-474-2224

roberthemphill@austin.rr.com
<http://www.welaseaustin.com/listings.htm>

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) 474-4224

FOR LEASE

Value Office Space
I-35/290 in Austin, Tx



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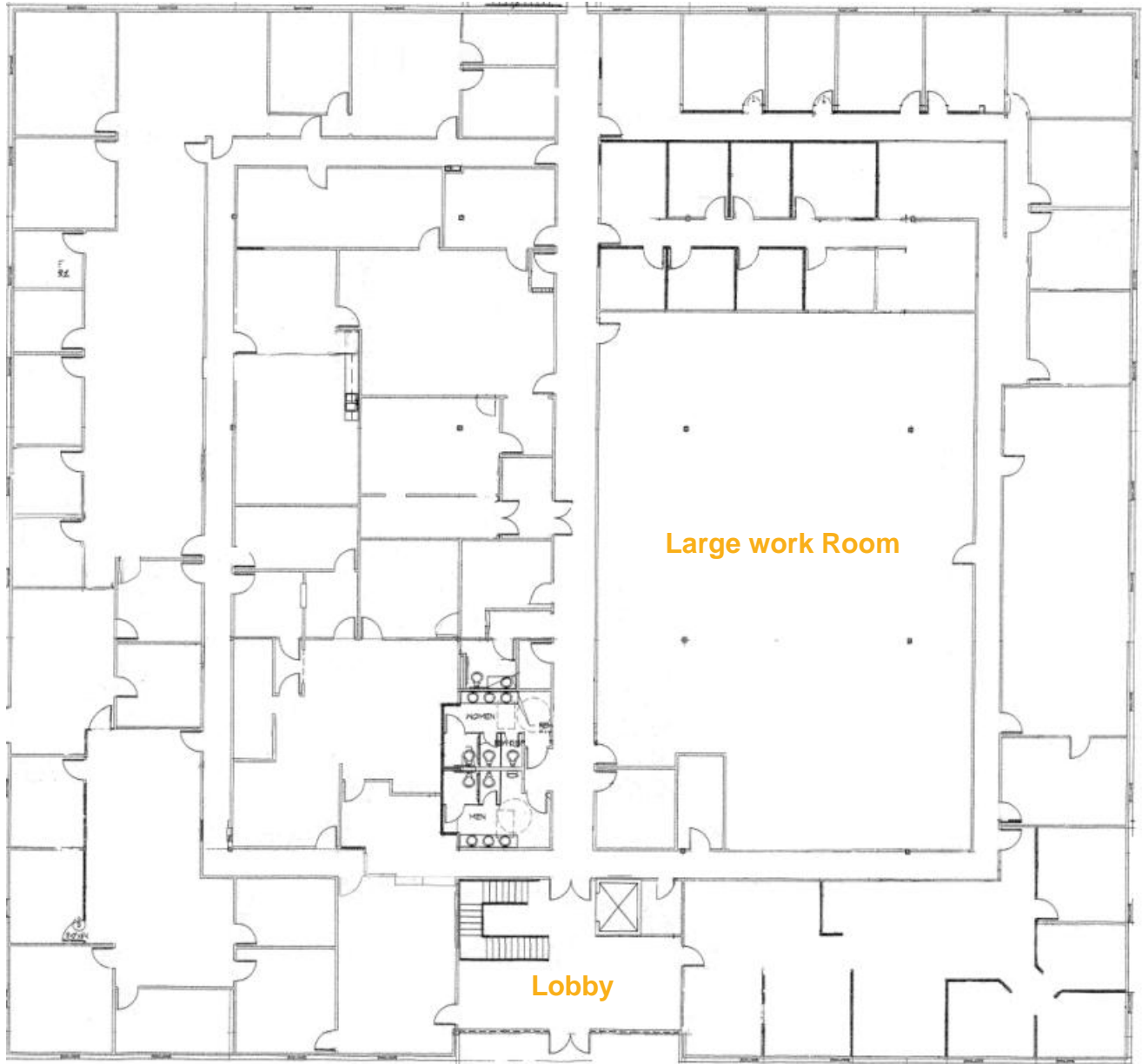
FOR LEASE

1st Floor

135/290 Austin, Tx

First Floor

Approximately 25,000 square feet



Front of Building

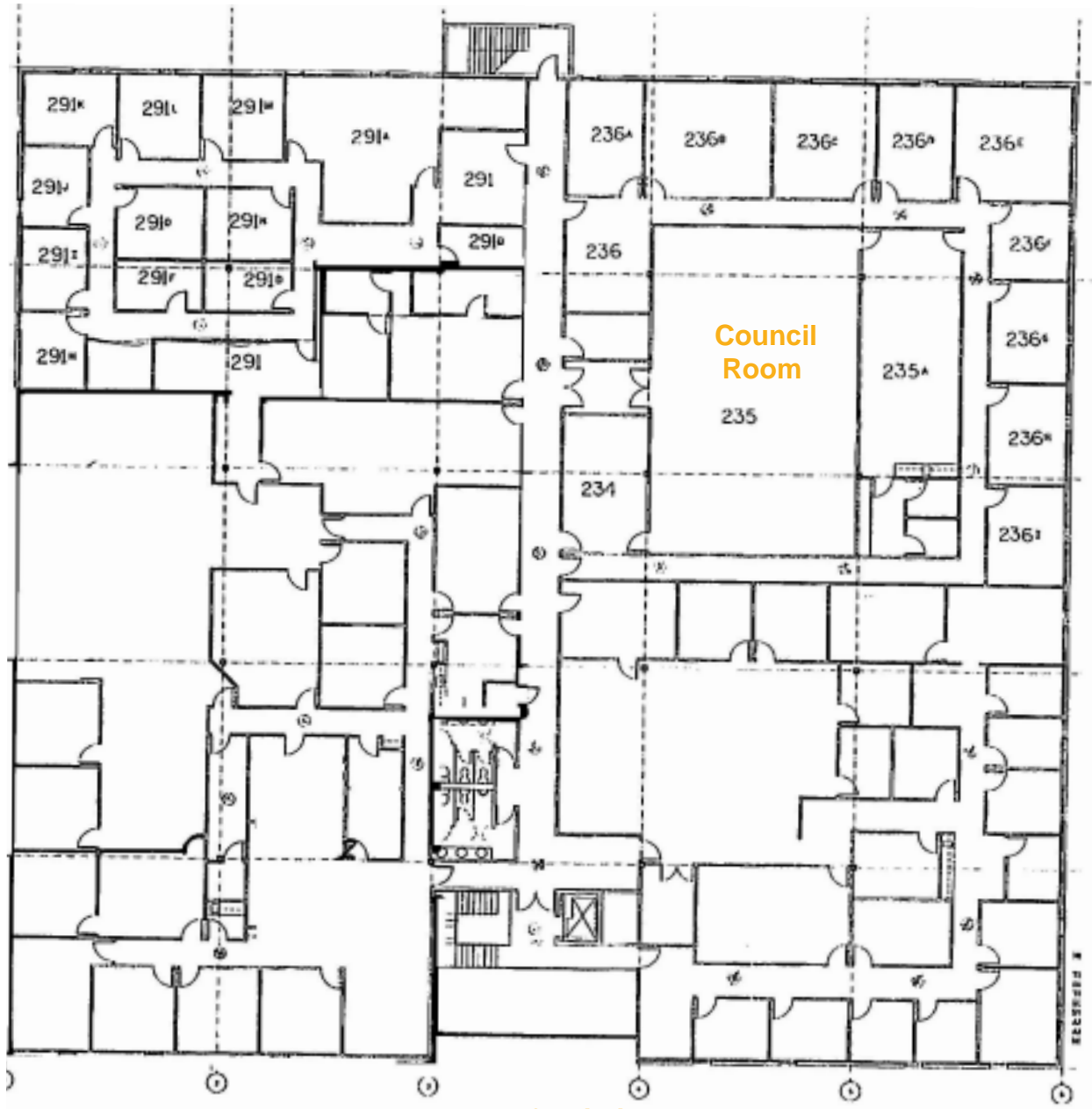
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FOR LEASE

2nd Floor
135/290 Austin, Tx

Second Floor



Front of Building

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Some of the space has furniture in place



Some of the space has furniture in place



Some of the space is served by CAT-5 wiring

