

301 Congress

Available Suites Under 10,000 SF

Ste. 120 - 2,208 SF [🔗](#)

Ste. 140 - 2,176 SF

Ste. 1300 - 8,190 SF

Ste. 1360 - 5,467 SF
Spec Suite Delivering Soon

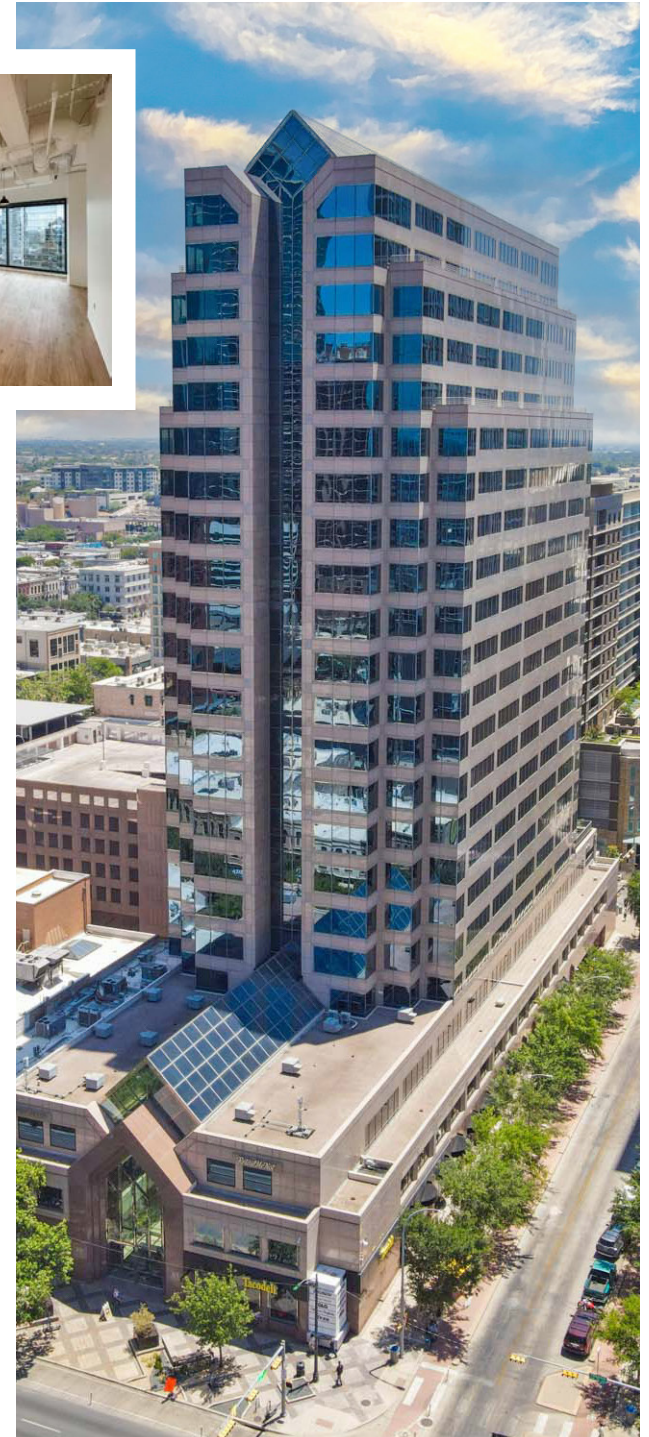
Ste. 1370 - 4,064 SF
Spec Suite Delivering Soon

Ste. 1800 - 3,789 SF [🔗](#)
Move-In Ready Suite - Contiguous w/ Ste. 1875 to 8,618 SF

Ste. 1875 - 4,829 SF [🔗](#)
Move-In Ready Suite - Contiguous w/ Ste. 1800 to 8,618 SF

Ste. 2000 - 8,582 SF [🔗](#)
Move-In Ready Suite

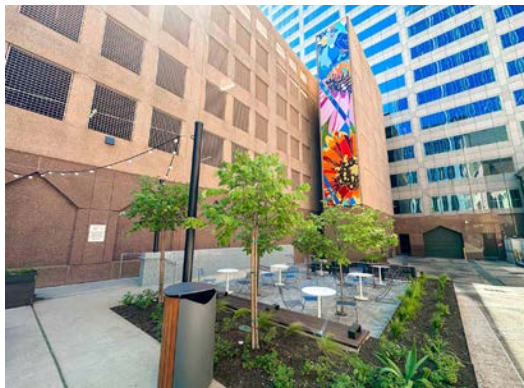
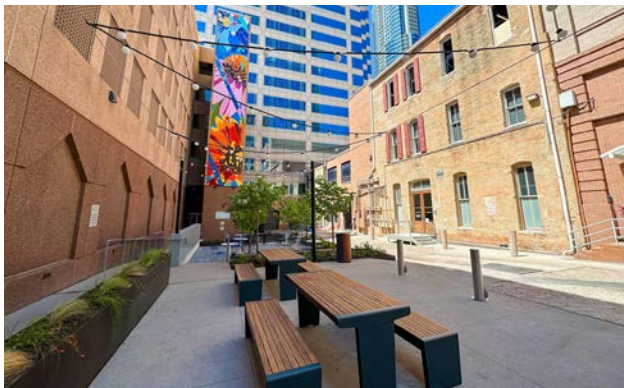
Ste. 2075 - 3,010 SF [🔗](#)
Spec Suite



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095



Building Amenities & Features

- Lobby Renovations Coming Soon ([View Brochure](#))
- Tacodeli Restaurant & Patio
- Three-story Atrium Lobby with Talvassolo Granite and Wood Finishes
- Miranda's Cafe & Deli on Ground Floor
- Fitness Center
- Building Conference Center
- The Porch - An Outdoor Amenity Space
- On-site Management Office
- 24-Hour Security Desk
- Mail Room with Overnight Drop-off
- On-site Banking
- Attached Parking Garage with EV Chargers and Bike Storage Room
- Beautiful Downtown Views
- Energy-star Certified Building
- 4 min. walk to Lady Bird Lake
- 7 min. walk to Downtown MetroRail Station
- 7 min. walk to Austin City Hall
- Less than 1 min. to Austin Bike Rentals
- 10 min. bike to South Congress District



Fitwel®
Viral Response
Certified

Nearby Amenities

Restaurants

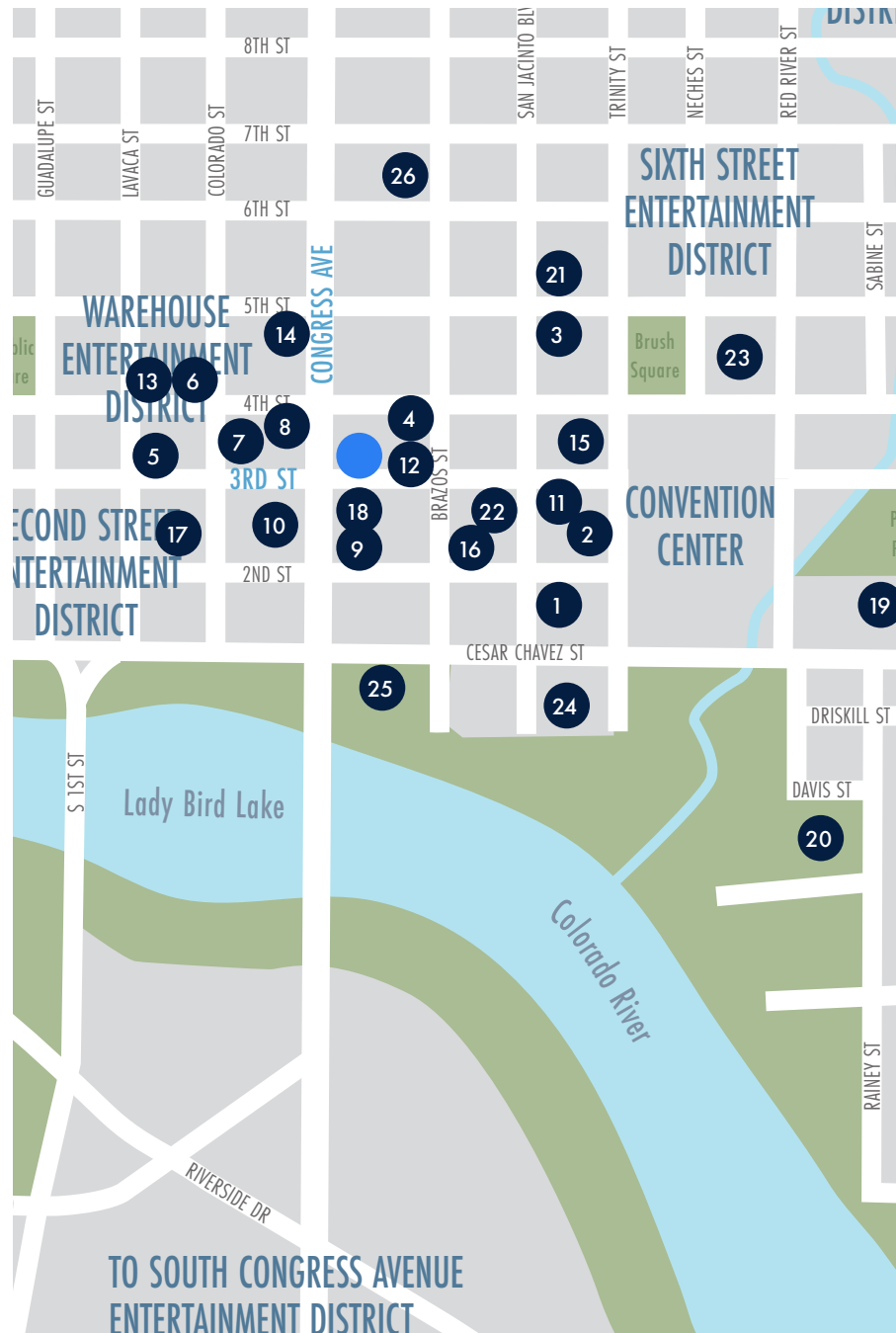
1. Gus's Fried Chicken
2. Fleming's
3. Eddie V's
4. Swift's Attic
5. Bob's Chophouse
6. Truluck's
7. Red Ash Grill
8. Capital Grille

Bars

9. Corner at the JW Marriott
10. Fogo De Chao
11. Max's Wine Dive
12. Elephant Room
13. Lavaca St. Bar
14. Speakeasy
15. The Red Room
16. Cedar Door
17. Cru Food and Wine Bar

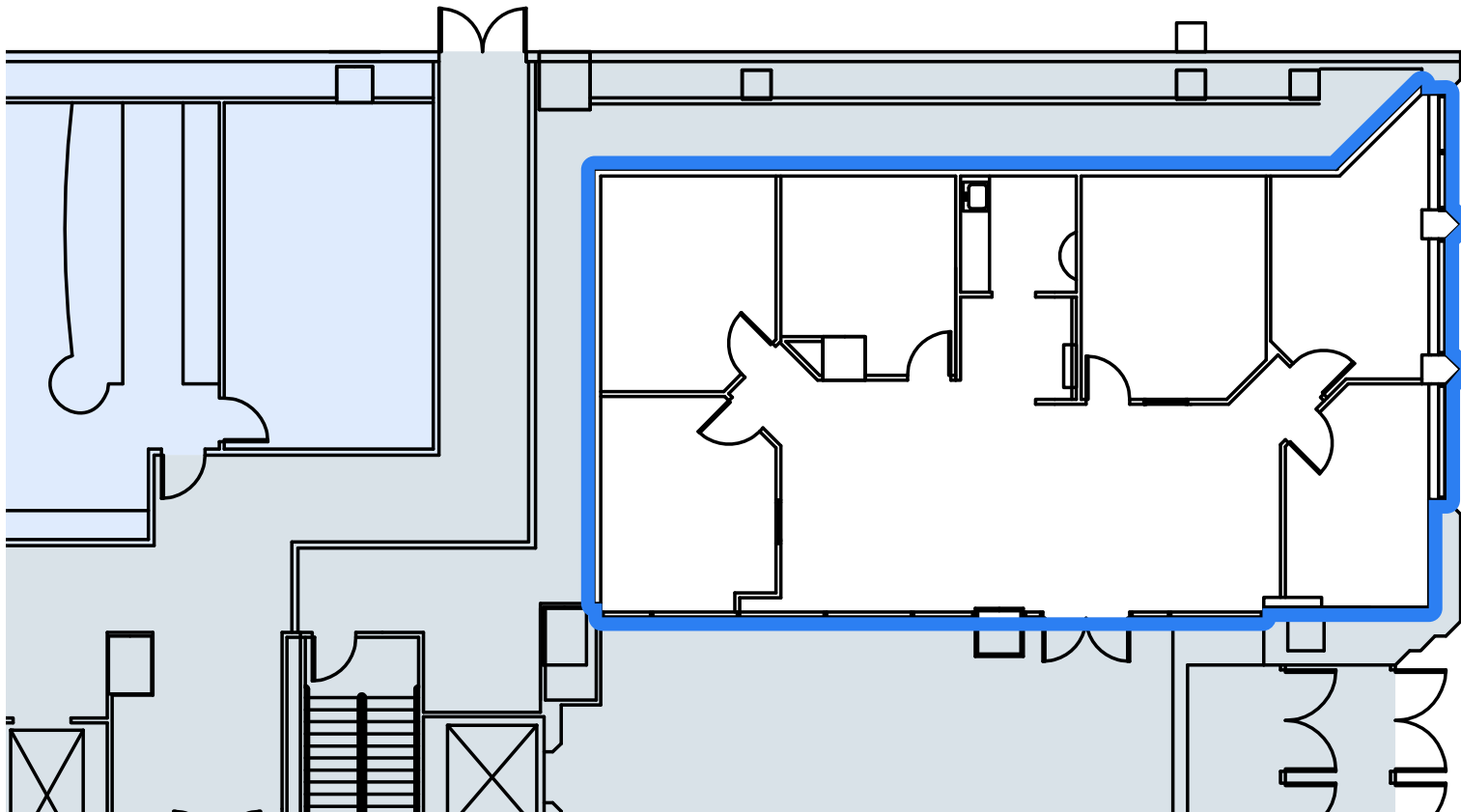
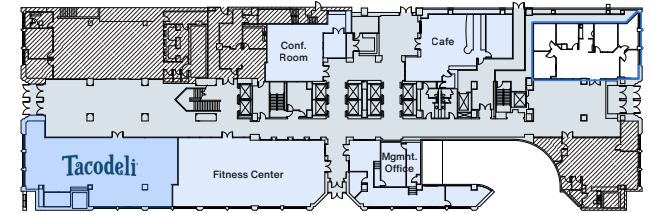
Hotels

18. JW Marriott
19. Fairmont Hotel
20. Hotel Van Zandt
21. Westin
22. Hyatt Place
23. Hilton
24. Four Seasons
25. Radisson
26. The Driskill



301 Congress

Suite 120 – 2,208 SF



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

[Take a virtual tour →](#)



301 Congress

Suite 120 Space Photos



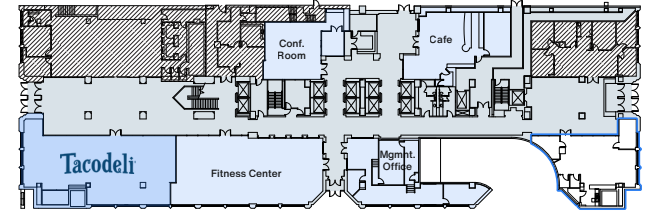
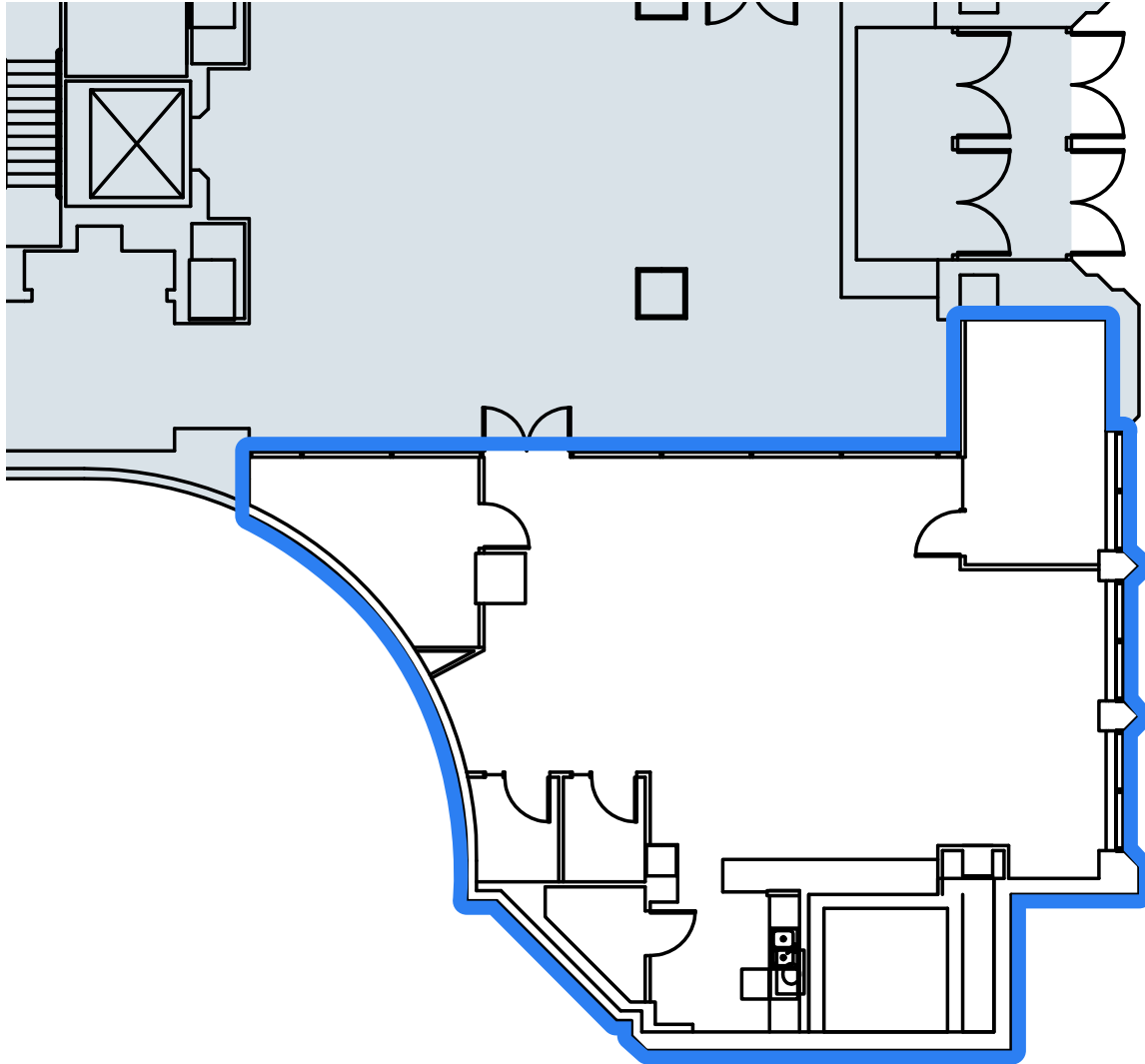
Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

301 Congress

Suite 140 – 2,176 SF



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095



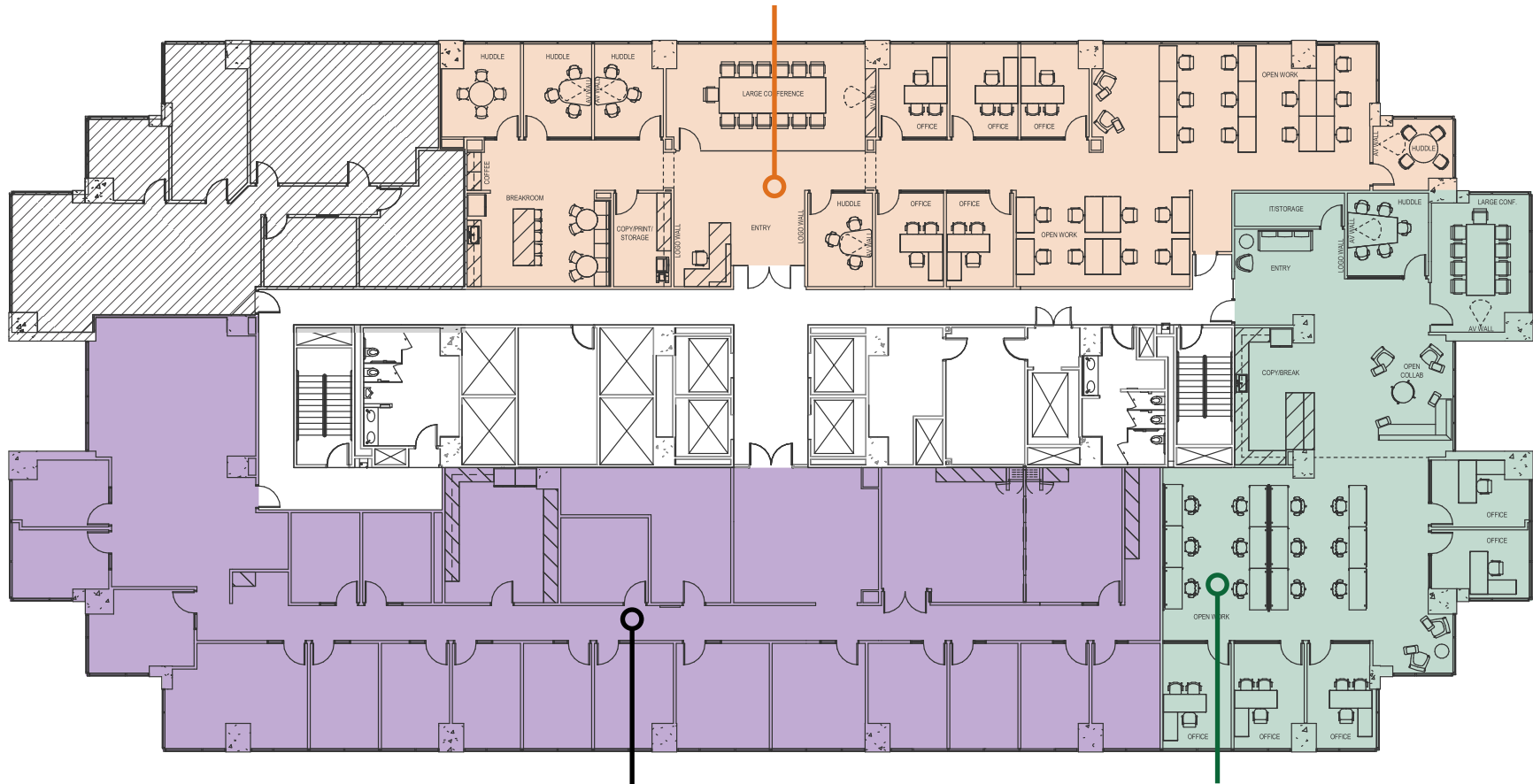
301 Congress

13th Floor - Spec Suites

Spec Suites Delivering Soon

Ste. 1360 - 5,467 SF

Reception, Break Area, Large Conf. Room,
5 Private Offices, 19 Workstations,
5 Huddle Rooms, Copy/Storage Room



Ste. 1300 - 8,207 SF

Ste. 1370 - 4,064 SF

Entry, Copy/Break Room, Large Conf. Room,
5 Private Offices, 12 Workstations, 1 Huddle Room,
Open Collab Area, IT/Storage Closet



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095



301 Congress

13th Floor – Spec Suites

Spec Suites Delivering Soon



01 millwork cabinetry | 02 countertops | 03 door & door hardware | 04 backsplash | 05 accent pendants at island | 06 open ceiling & suspended lighting
07 feature wall: wood slats with integrated lighting | 08 luxury vinyl tile | 09 open office carpet | 10 glass fronts & frames | 11 enclosed room carpet | 12 cabinet hardware & faucet
13 barstool inspiration | 14 feature wall: wallcovering | 15 paint | 16 accent furniture inspiration



Richard Paddock
paddock@hpitx.com
512.538.0057

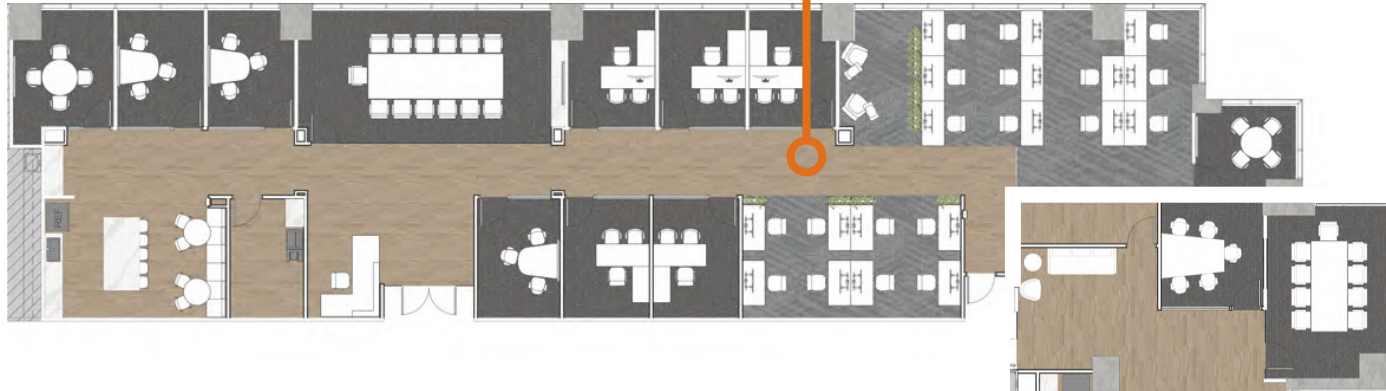
J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

301 Congress

Suite 1360 – 5,467 SF

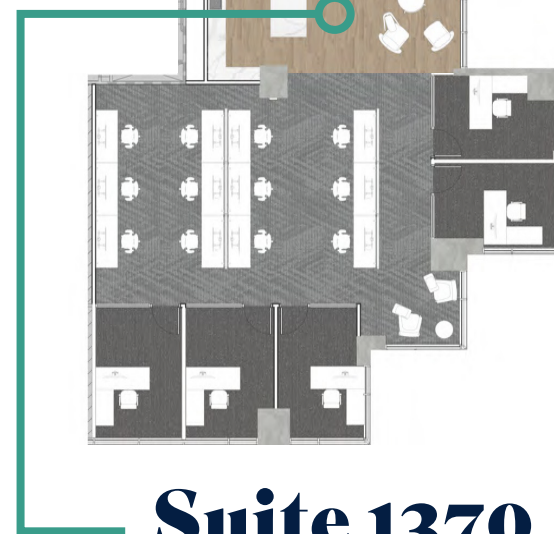
Reception, Break Area, Large Conf. Room,
5 Private Offices, 19 Workstations,
5 Huddle Rooms, Copy/Storage Room



Building Standard Finishes



Building Standard Finishes



Suite 1370 – 4,060 SF

Entry, Copy/Break Room, Large Conf. Room,
5 Private Offices, 12 Workstations, 1 Huddle Room,
Open Collab Area, IT/Storage Closet



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

18th Floor

Ste. 1875 - 4,829 SF

Move-In Ready Suite - Contiguous w/ Ste. 1800 to 8,618 SF



Ste. 1800 - 3,789 SF

Move-In Ready Suite - Contiguous w/ Ste. 1875 to 8,618 SF Open Collab Area, IT/Storage Closet



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

301 Congress

301 Congress

Suite 1875 - 4,829 SF

[Take a virtual tour →](#)

Building Standard Finishes



Suite 1800 - 3,789 SF



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

301 Congress

Suite 1800 Space Photos

Move-In Ready Suite - Contiguous w/ Ste. 1875 to 8,618 SF



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

301 Congress

Suite 1875 Space Photos

Move-In Ready Suite - Contiguous w/ Ste. 1800 to 8,618 SF



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

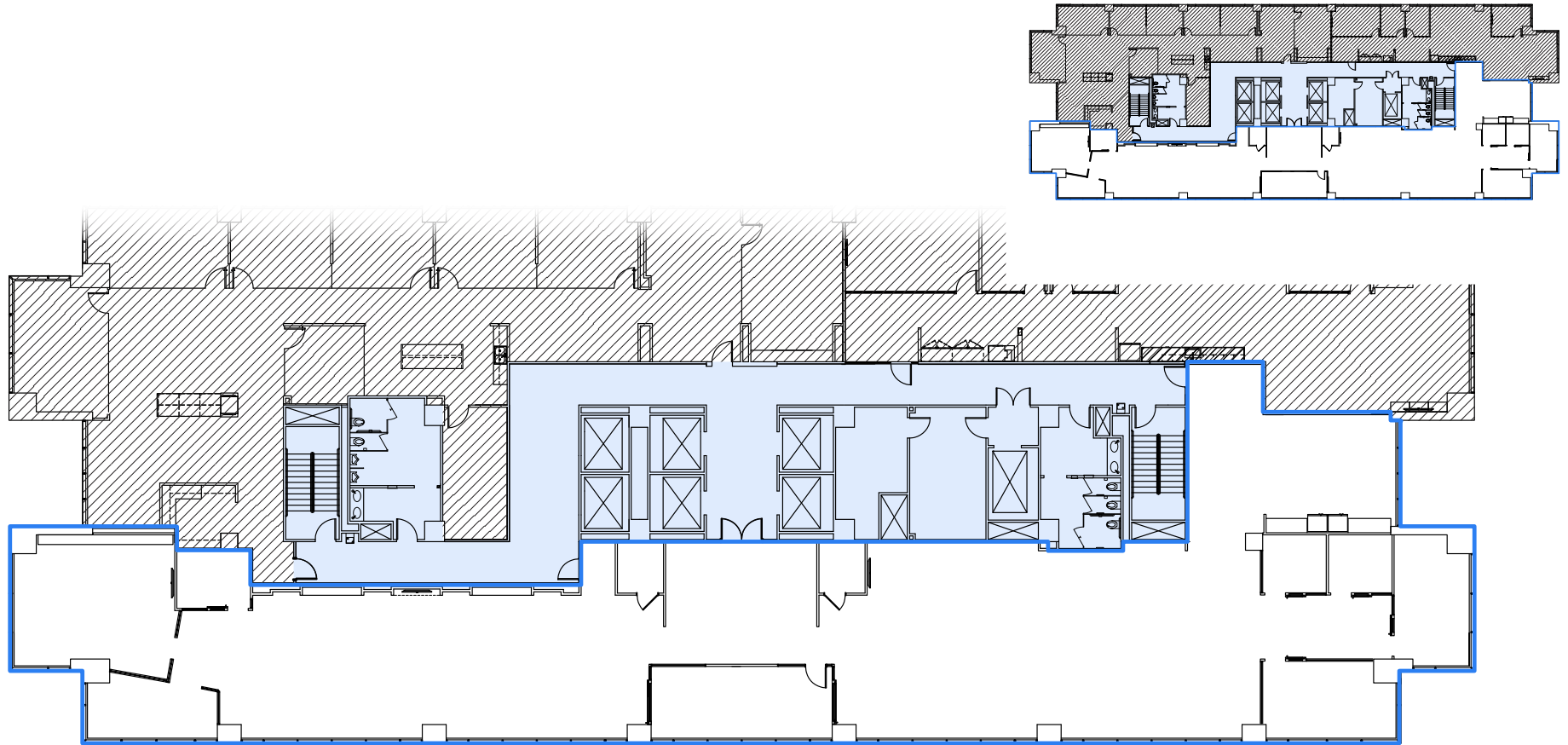
Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

[Take a virtual tour →](#)

301 Congress

Suite 2000 – 8,582 SF

Move-In Ready Suite



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

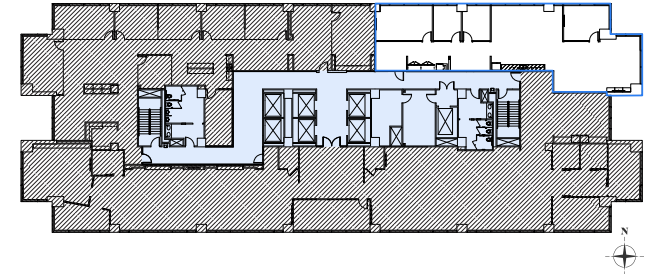


301 Congress

Suite 2075 - 3,010 SF

Spec Suite

Building Standard Finishes



Richard Paddock
paddock@hpitx.com
512.538.0057

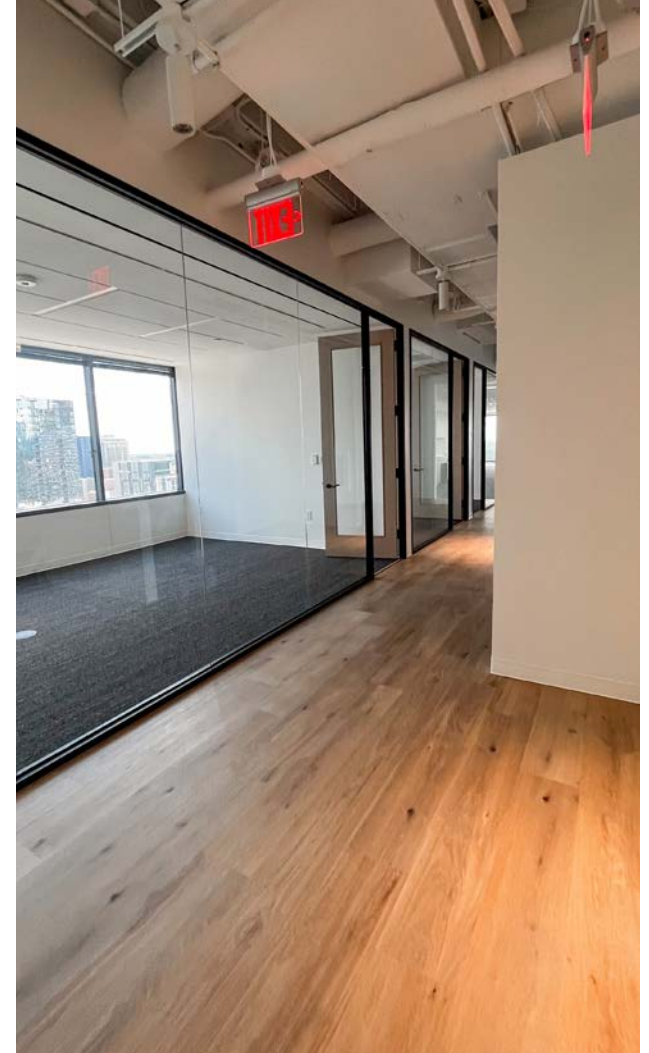
J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095

301 Congress

Suite 2075 - Space Photos

Spec Suite



Richard Paddock
paddock@hpitx.com
512.538.0057

J.D. Lewis
jdlewis@hpitx.com
512.538.0064

Krista Sakamuri
ksakamuri@hpitx.com
512.538.0095