

# SUITE 500 FOR SUBLEASE

12,695 SF SUBLEASE: LAW-FIRM BUILD-OUT



## BARTON OAKS PLAZA I

901 S MOPAC EXPY, AUSTIN, TX 78746

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# SUITE 500 HIGHLIGHTS



**Size:** 12,695 SF



**Base Rent:** Contact Broker  
**Operating Expenses:** \$18.81/SF



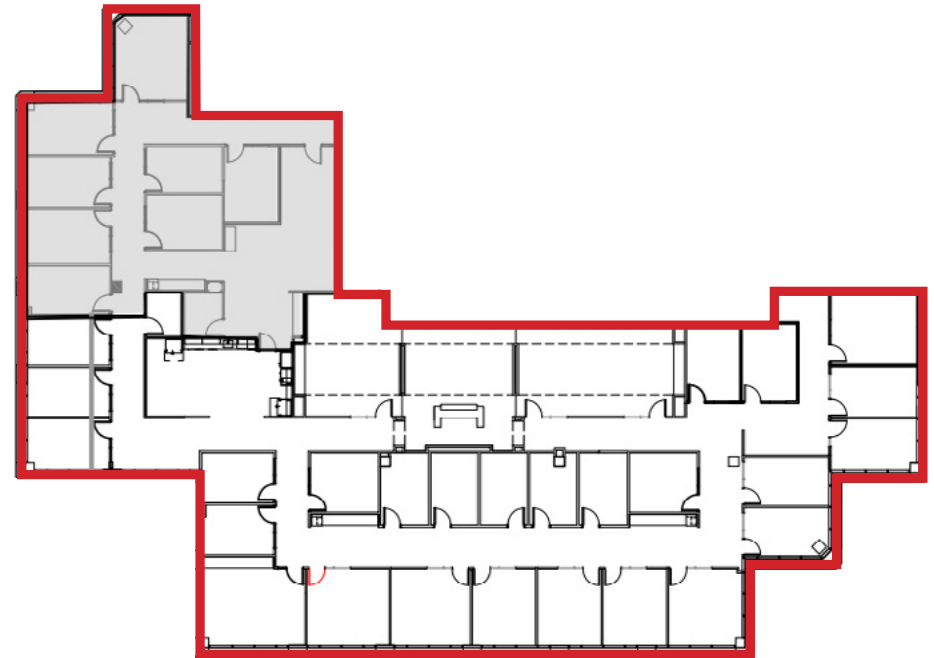
**Expiration:** May 31, 2030



**Flexible** Availability



**Parking:** 3.3/1,000 SF





# AMENITY RICH

## FEATURES:

- Newly finished law firm/professional services office build-out
- Exceptional Downtown and Hill Country views
- Structured parking garage and large surface lot make for convenient visitor parking
- Great location just minutes from Downtown with great visibility off Mopac Expressway
- Located within a five-building office complex with onsite restaurants including DayMaker Cafe and Salt Traders

**360° TAKE A VIRTUAL TOUR**



### BUILDING ENTRANCE



### LOBBY ATRIUM



### EXCEPTIONAL VIEWS





# NEWLY FINISHED BUILD-OUT





# SUBLEASE LOCATION



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