



## 2007 Kramer Ln

2007 Kramer Ln, Austin, TX 78758

**Tara Howell**  
Lime Creek Llc

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[limecreekllc@gmail.com](mailto:limecreekllc@gmail.com)  
(512) 903-6258

# 2007 Kramer Ln

Upon Request

Location less than one mile to Q2 stadium, in the heart of Austin's new brewery district, near The Domain, and near Kramer Station metrorail. This location is excellent for an established business looking to capitalize on Austin's newest growing area. Looking for long term tenants to grow their business with the area....

- Near Domain
- Easy commute to near by Metrorail station
- 100% HVAC
- Walk to local breweries
- Walking distance to home of Q2 Soccer Stadium



Rental Rate: Upon Request

Property Type: Flex

Property Subtype: Showroom

Building Class: C

Rentable Building Area: 15,000 SF

Year Built: 1979

Rental Rate Mo: Upon Request

## 1st Floor Ste 100

Space Available	2,450 SF
Rental Rate	Upon Request
Date Available	Now
Service Type	Triple Net (NNN)
Office Size	2,450 SF
Space Type	Relet
Space Use	Flex
Lease Term	Negotiable

Corner location near Q2 Stadium and The Domain. Space is 100% HVAC with drop ceiling throughout. Perfect for office/medical/service use. Excellent proximity to major commuting roads.

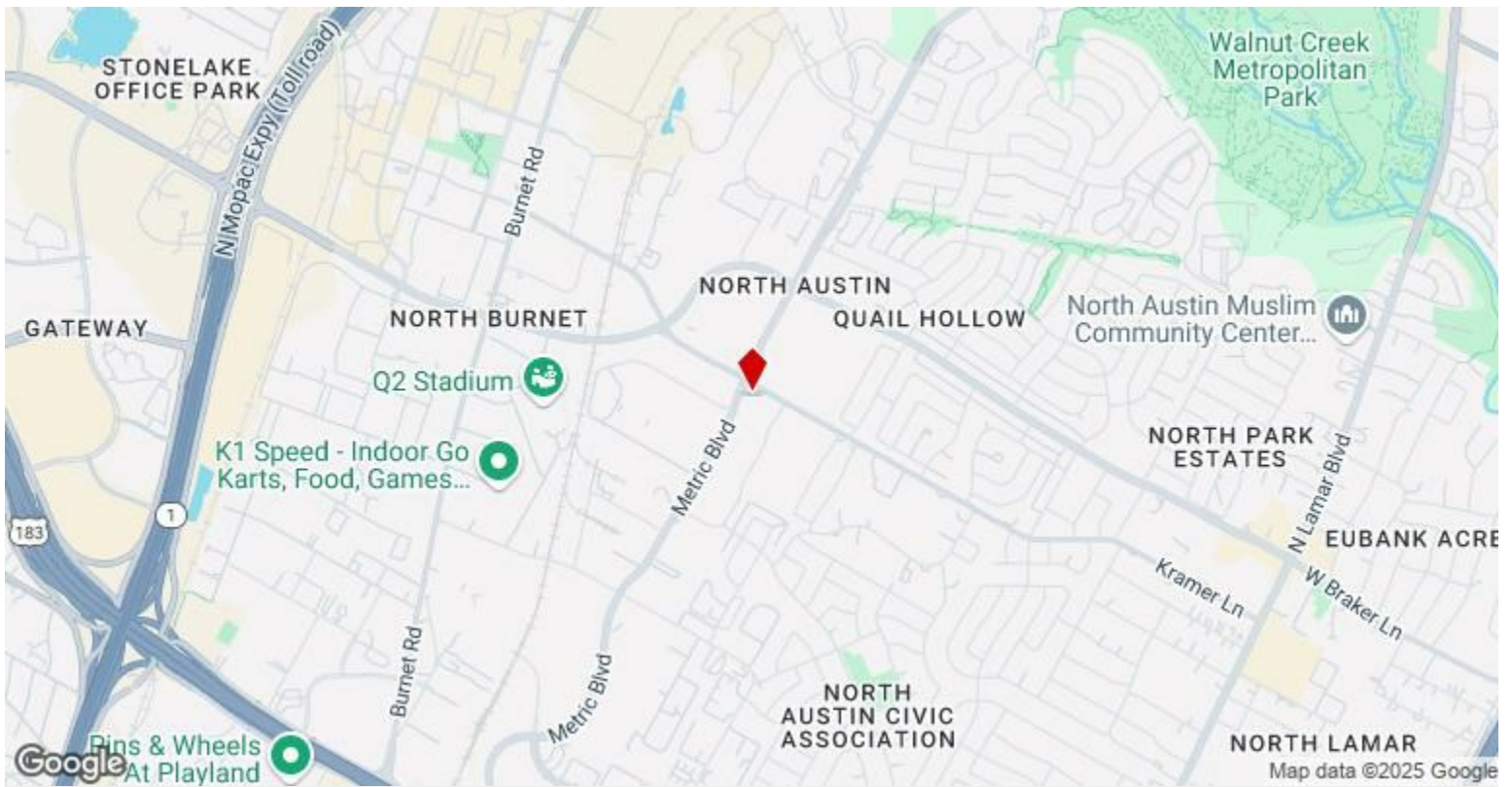
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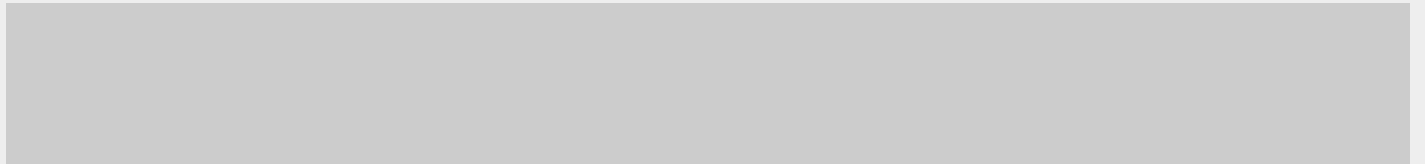
## Major Tenant Information

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Tenant	SF Occupied	Lease Expired
Bar Gimmicks	-	
Black Widow MMA		
Bullseye Coffee	-	
Lime Creek LLC		
Macsax	-	



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# Property Photos



Building Photo



Aerial

# Property Photos

