

Office/ Warehouse Space FOR SALE

11204 Bluff Bend Dr



AMPLE PARKING



5,000+ SQFT



FLEXIBLE SPACE

SHOWINGS BY APPOINTMENT



Get In Touch

- 📞 512-332-1864
- ✉️ pritchard@hpaoffice.com
- 🌐 www.harrisonpearson.com
- 📍 4014 Medical Pkwy #100,
Austin, TX 78756



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PROPERTY INFORMATION



Property Features

Info & Location

- ▶ Braker Ln and IH 35 N
- ▶ Fast growing area
- ▶ Ample on-site parking
- ▶ Zoning: Light Industrial/
Warehouse + fully renovated
office spaces.



Rate & Info

- ▶ \$2,400,000
- ▶ 5091 sqft
- ▶ Tenants in place, Lease ends
07/31/2028.

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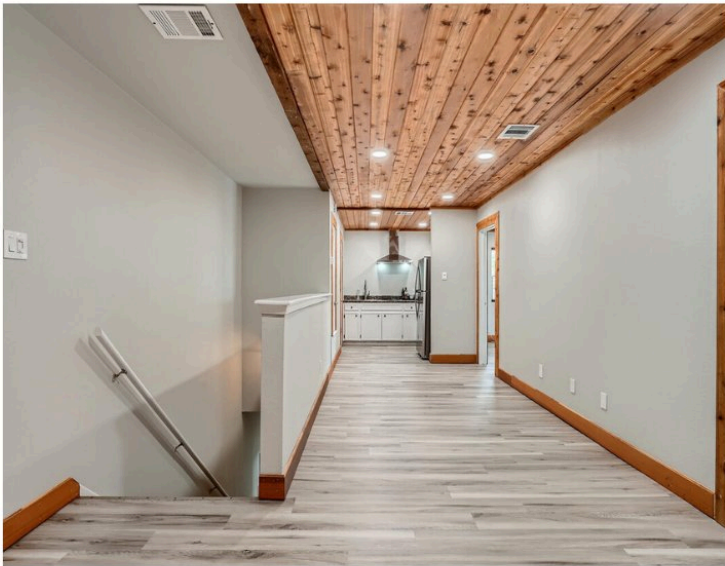


Harrison-Pearson Assoc., Inc.

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