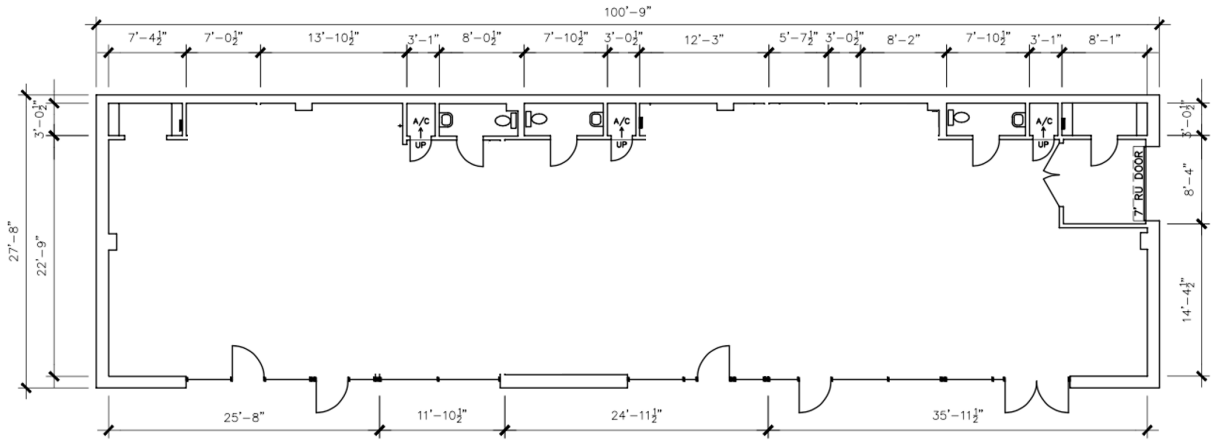


NOTE:
 DIMENSIONS ARE TO SHOW ROOM SIZES.
 SQUARE FOOTAGE CALCULATIONS ARE DONE
 TO BOMA STANDARDS.



NOT TO SCALE

Drawing for:
 DUNCAN PARK CAPITAL
 904 West Ave., Ste. 102
 Austin, Texas 78701

601 E. 53rd St.
 Austin, TX 78751
 GROSS LEASEABLE AREA: 2,787 S.F.

THE MEASUREMENTS, FLOOR PLANS,
 AND CALCULATIONS ARE ACCURATE
 TO THE BEST OF OUR KNOWLEDGE
 AND IN ACCORDANCE WITH THE
 STANDARDS FOR RETAIL BUILDINGS.
 ANS/BOMA Z65.5 - 2020
 Project No.: 23113.01
 Date: January 23, 2024
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+DIMENSIONS**+**
 FLOOR PLANS
 Austin, Texas
 dimensionsfloorplans.com
 Phone: (512)342-0114