



COLORADO TOWER

[COLORADOTOWERATX.COM](http://coloradotoweratx.com)



HIGH-RISE *ABOVE*

RISE TO THE HEIGHT OF DESIGN, INNOVATION & AMENITIES IN THE HEART OF DOWNTOWN AUSTIN

Colorado Tower represents the pinnacle of Class-A office space in Downtown Austin. The 30-story office tower located in the historic Warehouse District is surrounded by small shops, cafes, and music venues, and enjoys incredible access to all the energy and experiences that the central business district has to offer. With its exceptional location, innovative architecture, and opulent amenities, Colorado Tower is an impressive building thoughtfully designed for today's modern workforce.



[WATCH THE VIDEO](#)





COLORADO TOWER



ARTFUL *ARRIVAL*



Colorado Tower provides a warm welcome unlike any other. Make an entrance under a wood canopy surrounded by a luminous glass art installation, and instantly feel the energy in the grand lobby.



BUILDING DETAILS

373,334 SF

TOTAL OFFICE SPACE

FLOOR	SUITE #	AVAILABLE	SQUARE FOOTAGE
19	1975	Now	4,404 SF
21	2150	Now	9,386 SF
27	2700	Now	11,636 SF
27	2750	Now	12,896 SF
27	2700+2750	Now	24,532 SF







303 COLORADO AVE

ONSITE *RESTAURANTS*



Make a reservation and take the elevator down to this hot spot. Colorado Tower houses Red Ash, one of the best restaurants in Austin featuring craft Italian cuisine expertly prepared in a custom-built wood-burning grill.

CHI'LANTRO

For more casual fare, Chi'Lantro serves Korean BBQ inspired eats in a casual setting so you can pull up a seat for lunch or grab and go back to your desk.





PEAK *PERKS*



HIGH-END AMENITIES YOU'VE COME TO EXPECT FROM A COUSINS PROPERTY

- State-of-the-Art Fitness Center
- Spa-like locker rooms with showers and towel service
- Building conference facilities for up to 60 attendees
- Onsite management
- EV charging stations
- Abundant visitor parking with dual garage entry & exit
- 24/7 Security





NOTABLE RESTAURANTS WITHIN WALKING DISTANCE

RA Sushi Bar
sweetgreen
Bill's Oyster
Royal Blue Grocery
Taverna Italia
Jo's Coffee
Truluck's
The Capital Grille

Newk's Eatery
Juiceland
Ill Forks
BarChi Sushi
Fogo de Chão
Corner
Cooper's BBQ
Halcyon

Péché
The Well
Lamberts
DeSano Pizzeria
Starbucks
Lamberts
Flower Child
The Roosevelt Room

Torchy's Tacos
ATX Cocina
Fareground Austin
Veracruz All Natural
CAVA
Smash ATX
North Italia
La Condesa



CAVA

HALCYON

LAVACA

PECHÉ

Estelle's

DESANO

Lavaca St

Colorado St

Congress Ave

W 5th St

Newk's

DRIFTWOOD

THE CAPITAL

Bob's

Steak & Chop House

TRULUCK'S

CHI'LANTRO

RED FARM

RED ASH

ITALIA

Tacodeli

JaiceLand

W 4th St

AUSTIN CITY LIMITS

LAMBERTS

TAVERNA

JO'S

sweetgreen

MASON'S

FOGO DE CHÃO

Congress Ave

W 3rd St

COOPER'S

BURGER BAR

CORNER

W 2nd St

III FORKS

Colorado St

W Cesar Chavez St

7th

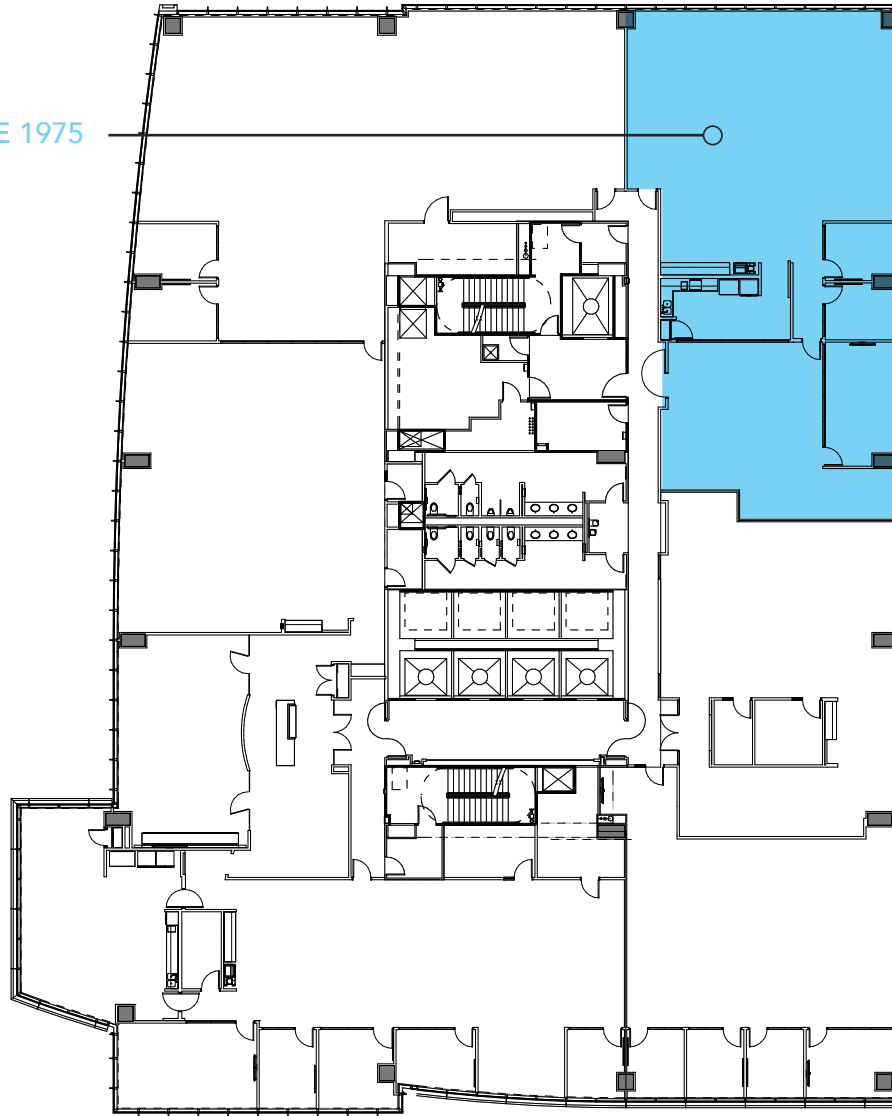
FAREGROUND

2-Minute Walk

FLOOR 19

303 COLORADO AVE

SUITE 1975



SUITE	SF	AVAILABLE	VT/IMAGES
1975	4,404 SF	Now	360°



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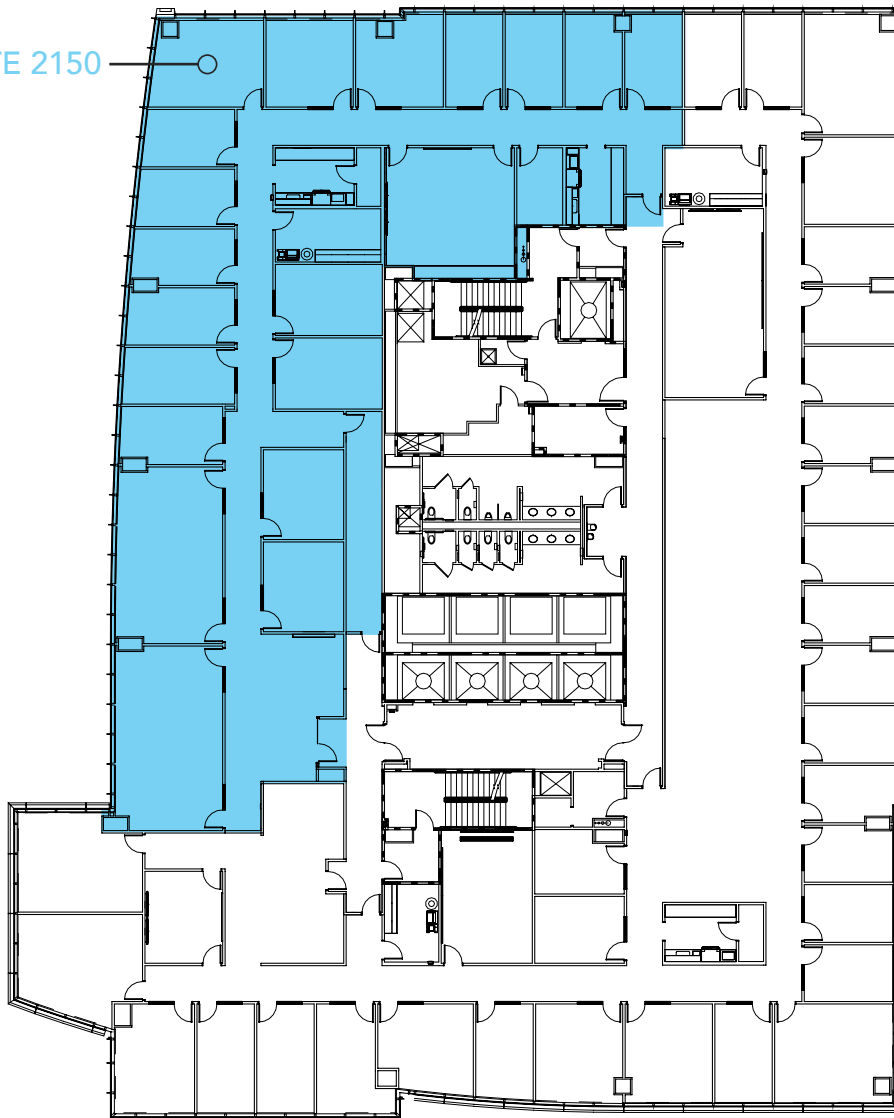
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FLOOR 21

303 COLORADO AVE

SUITE 2150



SUITE	SF	AVAILABLE	 VT/IMAGES
2150	9,386 SF	Now	COMING SOON



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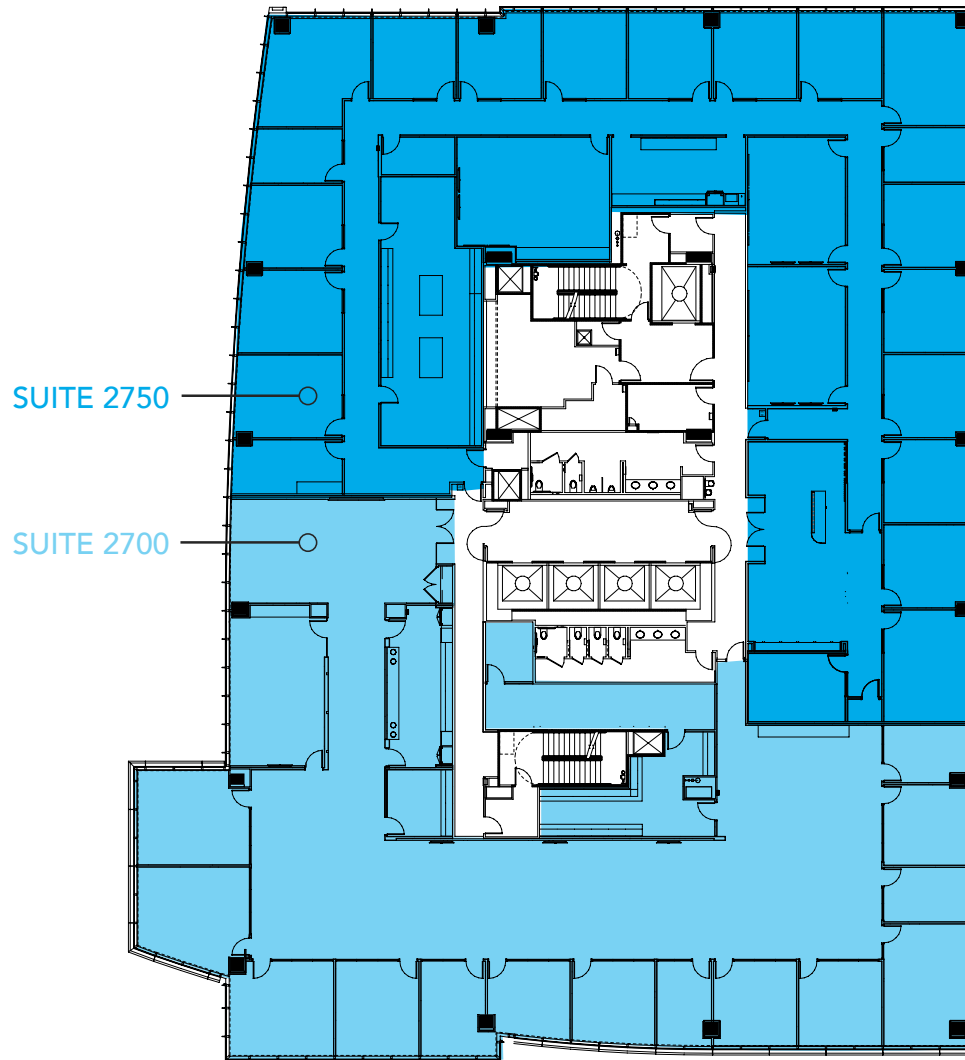
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FLOOR 27

303 COLORADO AVE



SUITE	SF	AVAILABLE	VT/IMAGES
2700	11,636 SF	Now	
2750	12,896 SF	Now	
2700 + 2750	24,532 SF	Now	COMING SOON



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