

6415

BABCOCK RD.

San Antonio, Texas 78249

Available For Sale or Lease



Kenneth Hartmann | Vice President

210.298.8536

kenneth.hartmann@streamrealty.com

Highlights

- Fully customizable floorplans for dense users
- Large, expanded parking options
- 9/1,000 parking available
- Plug and Play Call Center Space

View
Property Virtual
Tour [Here](#)

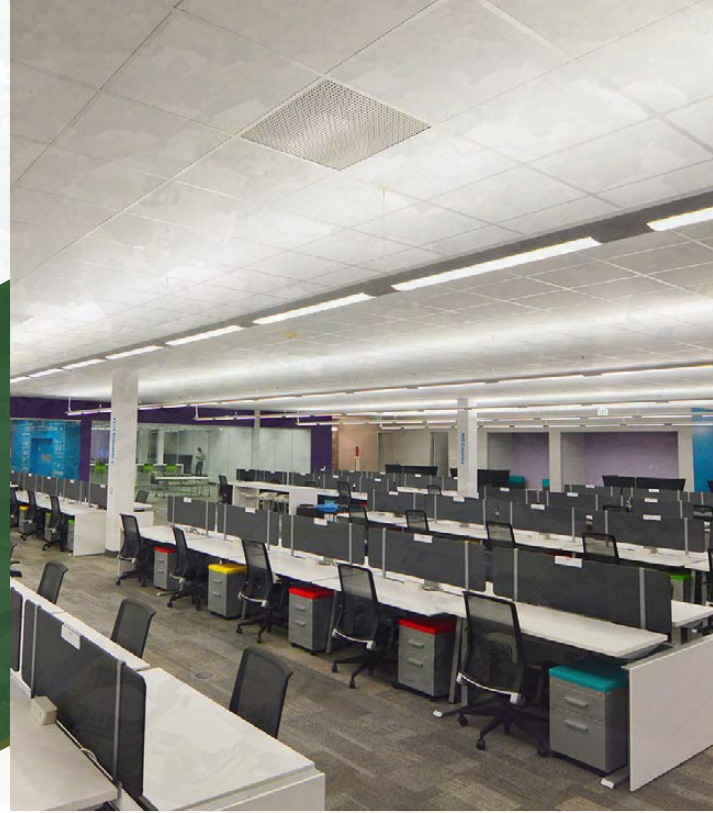


6415
BABCOCK RD.
San Antonio, Texas 78249



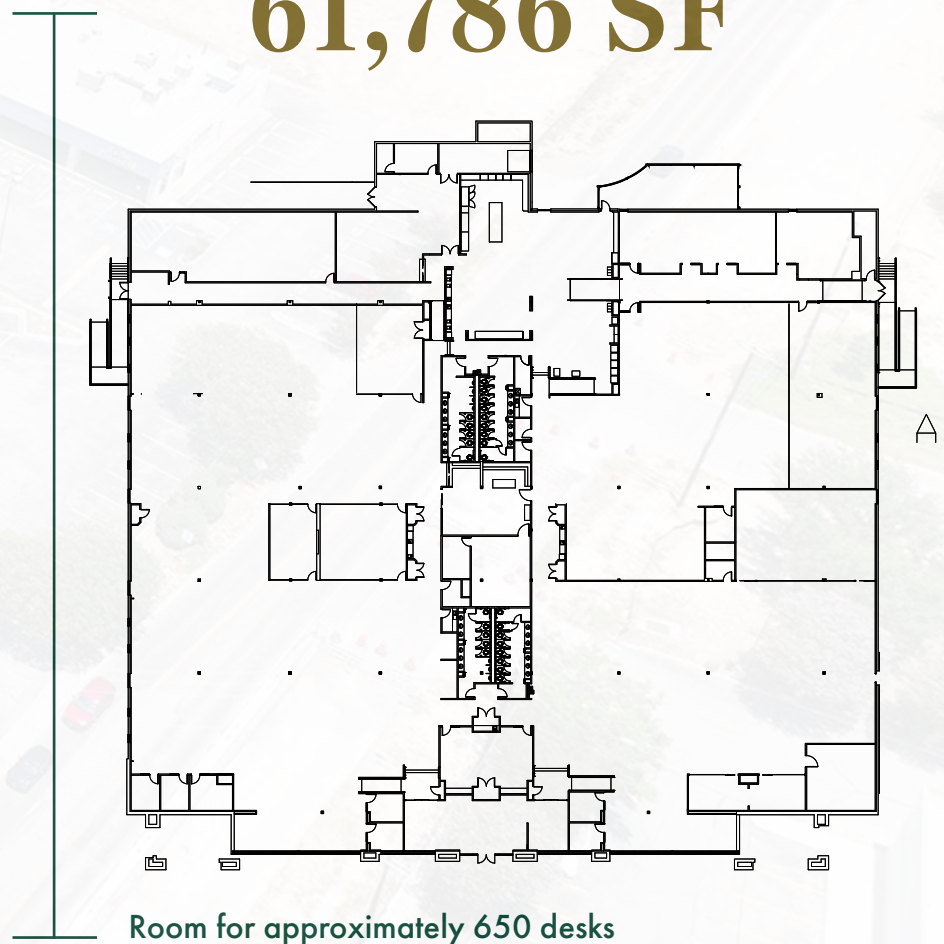
About The Property

Located in the growing Northwest corridor of San Antonio, **6415 Babcock Rd** is a large open office concept on a raised floor offering flexible layout configurations, very high ceilings, and an innovative cooling system built into the floor. The Building is on a 7.86-acre site. The property includes dock access in the rear of the building and a backup generator.



Building Floorplan

61,786 SF



Availability

- 61,786 SF Available
- Parking: 9/1,000 SF (550 car parking spaces)
- Docks: 1 dock high, 1 grade-level
- Air-Conditioning: 100% of building
- Caterpillar C15 - 530KW diesel generator



Front Lobby



Building Cafeteria



Space Conference Room

6415

BABCOCK RD.

San Antonio, Texas 78249

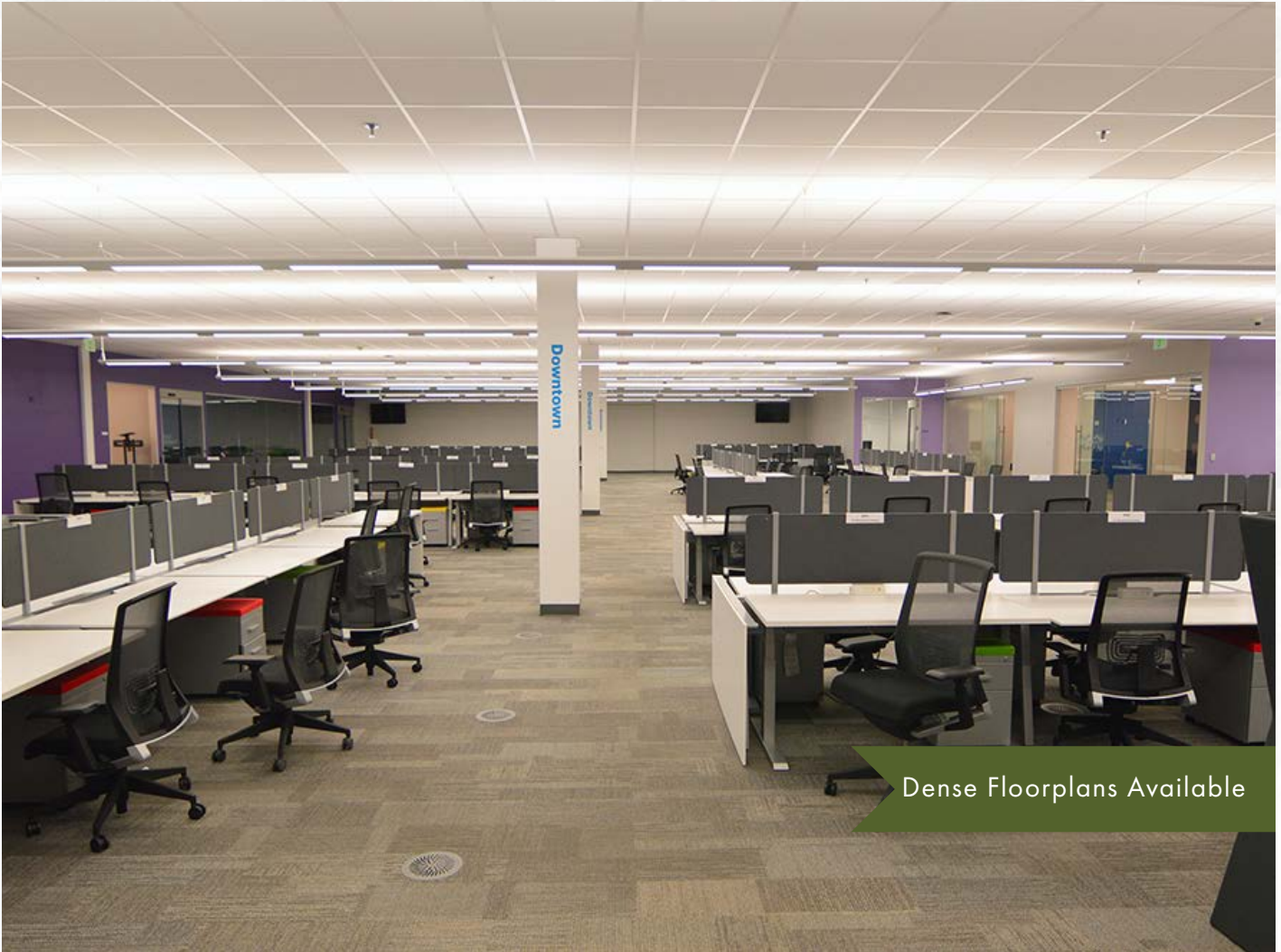
61,786 SF

**Available For Sale
or Lease**



eria

ious
oom



Dense Floorplans Available



Outdoor Break Area



Ample Huddle Spaces

6415

BABCOCK RD.

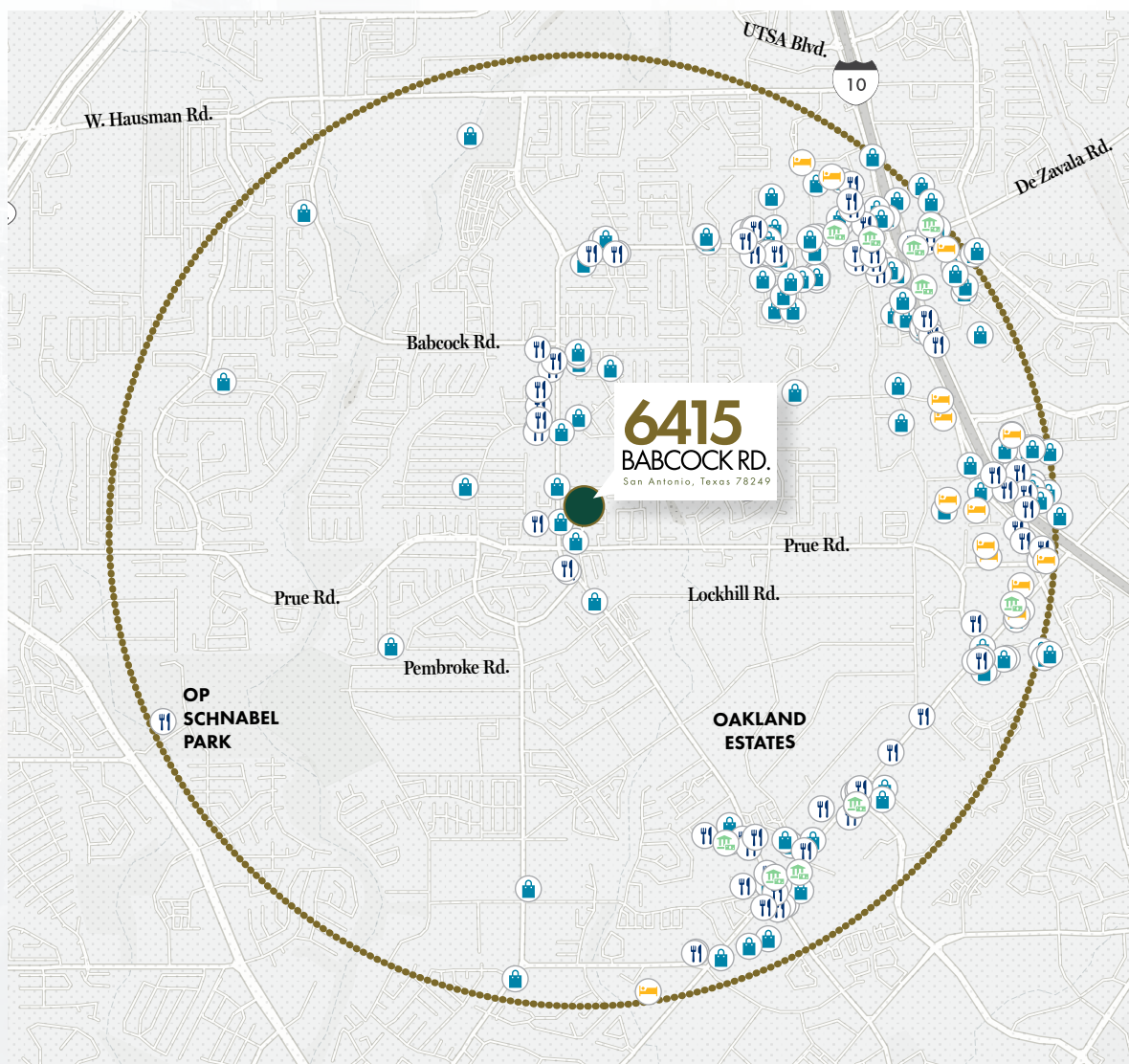
San Antonio, Texas 78249



Site Plan



Community



Legend

-  Banking (11)
-  Hotels (16)
-  Restaurants (73)
-  Shopping (127)
-  2 Miles Radius

(Within 3-Miles)



126,388
Total Population



\$87,154
Average HH Income



74.9%
Some College+



70%
White Collar
Professionals



6415

BABCOCK RD.

San Antonio, Texas 78249



Information

Kenneth Hartmann | Vice President

210.298.8536

kenneth.hartmann@streamrealty.com

Copyright © 2024 Stream Realty Partners, All rights reserved.

The information contained herein was obtained from sources believed reliable; however, Stream Realty Partners, L.P. make no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, change of price, or conditions, prior sale or lease, or withdrawal without notice.