



# San Jacinto Center

98 San Jacinto Boulevard Austin, TX 78701

21 Stories of Class A Office





**SAN JACINTO**  
CENTER

# Setting the Scene for Success

San Jacinto Center is an unparalleled workplace in the heart of Austin with boundless views of the lake and city. The Class-A office tower sits on the coveted corner of Cesar Chavez and Brazos, adjacent to Lady Bird Lake and the Four Seasons, and boasts 399,000 square feet of meticulously crafted office space designed to inspire productivity and elevate the work experience. With its distinctive limestone facade, the iconic 21-story building commands attention, defining the city's skyline.

Every detail has been thoughtfully considered, from the breathtaking panoramic views to the first-rate amenities. Experience a warm welcome upon entering the newly renovated modern lobby, where hospitality meets contemporary design. Take advantage of the well-appointed fitness center with spa-like locker rooms for your convenience or convene in the spacious conference room that offers the perfect setting for meetings of up to 20 people.

## Contact Leasing:

**RACHEL COULTER**

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NORTON ROSE FULBRIGHT

Brazos St

SAN JACINTO CENTER

LEFT TURN SIGNAL

DO NOT BLOCK THE BOX

ST. BEN  
BUSINESS FORUM





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# Boundless Views, Countless Amenities

San Jacinto Center has everything to make life easier for tenants, and is directly located on the Lady Bird Hike & Bike Trail. Here, you can enjoy a free visitor parking lot and handle your banking needs, all within the same convenient location. Forthright Cafe serves fresh scratch-made fare in a light, airy space so you can sit for a bit, take your lunch to the office or take a break with a picnic by the lake.

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Forthright Cafe onsite

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Fitness center with showers & lockers

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On the Lady Bird Hike & Bike trail

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Conference facility

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In-house FedEx drop

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Free visitor parking on surface lots

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Controlled access & 24/7 security

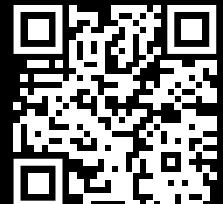
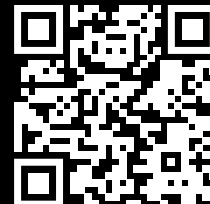
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Energy Star labeled

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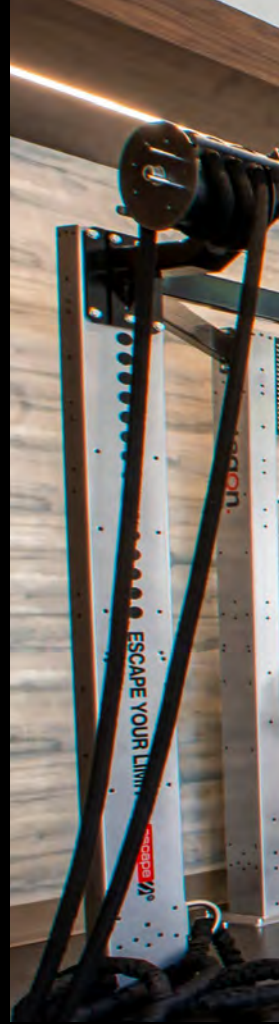
Tour the Conference Rooms





# Work In Your Workout

San Jacinto Center's full-service fitness center is unlike any work/gym experience in the area. The clean, modern fitness studio featuring exposed ceilings and large windows lets you to go from work to work out with a personal trainer in a premium setting. There is a yoga studio on site and access to the surrounding trail for a morning walk or afternoon run. Freshen up for happy hour in the spa-like locker room luxuriously equipped with day lockers, showers, and towel services.







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24-hour security

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Variety of cardiovascular equipment

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Outdoor deck with seating areas

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High-end line of equipment including free weights

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Full amenity locker rooms with showers

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# Onsite Cafè

# Forthright

Forthright makes honest food from scratch, prepared well, using quality ingredients. Serving classic Americana and Central Texas breakfast and brunch fare. Tall windows, natural light plenty of shade... the perfect workday getaway.

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## EV Charging Stations



Enjoy the benefits of eco-friendly amenities and join a community committed to green innovation. Elevate your office experience with our state-of-the-art EV charging solutions—making your daily routine smoother and greener.

## Free Surface Parking Lot



Make visits a breeze with our free surface parking at the office building. Conveniently located and spacious, our parking ensures that visitors can easily find a spot and quickly access your office. Enhance the visitor experience with hassle-free parking just steps from the entrance.



# Surrounding Amenities

## DINING

Ill Forks  
Caffe Medici  
Caroline's  
Cava  
Comedor  
Chipotle  
Corner Bar  
Cooper's BBQ  
Eddie V's  
Eureka  
Frank

Garage  
Gus's Fried Chicken  
Houndstooth Coffee  
Italic  
Iron Cactus  
Juiceland  
Lonesome Dove  
Jo's Coffee  
Mama Fu's  
Manuel's  
Modern Market

Parkside  
Perry's Steakhouse  
RA Sushi Bar  
Red Ash  
Royal Blue Grocery  
Second Bar + Kitchen  
Slake Cafe  
Starbucks  
Taco Shack  
Thistle  
Truluck's

## SHOP

Austin Rocks  
Bonobos  
CVS Pharmacy  
Eliza Page  
Francesca's  
Hemline Austin  
Jos. A. Bank  
Luxe Apothetique  
Mercury Design Studio  
Milk + Honey Spa  
Patagonia  
UAL Clothing Store  
W Austin Away Spa  
Wild About Music

## SEE & DO

ACL Live  
Alamo Drafthouse  
Antone's  
Austin Public Library  
Esther's Follies  
Gold's Gym  
Lady Bird Lake  
Palmer Events Center  
Paramount Theatre  
Ride Indoor Cycle  
SoulCycle  
Spin  
The Contemporary Austin  
Violet Crown Cinema

## STAY

Aloft Hotel  
Courtyard Marriott  
Four Seasons  
Hampton Inn  
Hotel Zaza  
Hyatt Place  
JW Marriott  
Omni Hotel  
The Driskill  
The Fairmont  
The Line Hotel  
The Proper  
The Westin  
The W

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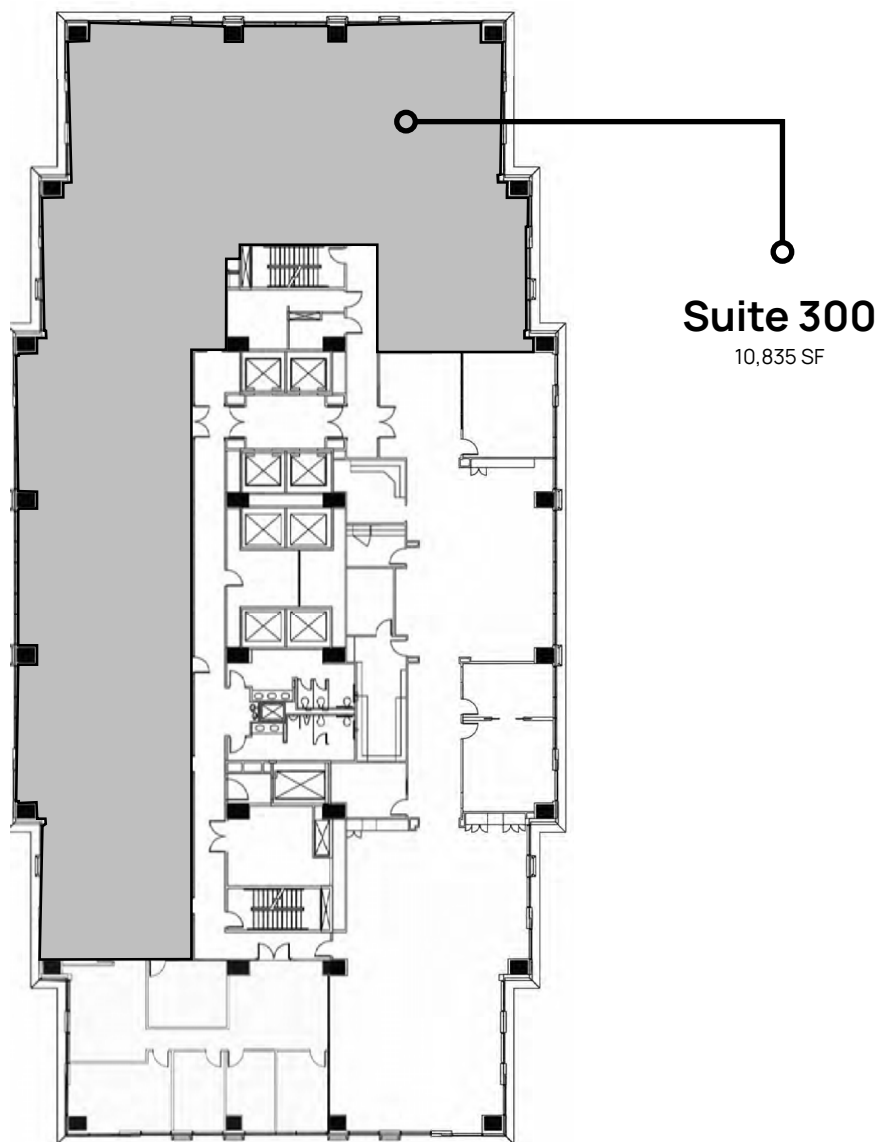
# CBD WALK TIMES

LADY BIRD LAKE	1 MINUTE
SOUTH CONGRESS	7 MINUTES
RAINEY ST. DISTRICT	8 MINUTES
SIXTH ST. DISTRICT	8 MINUTES
TEXAS STATE CAPITOL	16 MINUTES
AUDITORIUM SHORES	18 MINUTES
ZILKER PARK	35 MINUTES



# Suite 300

10,835 SF



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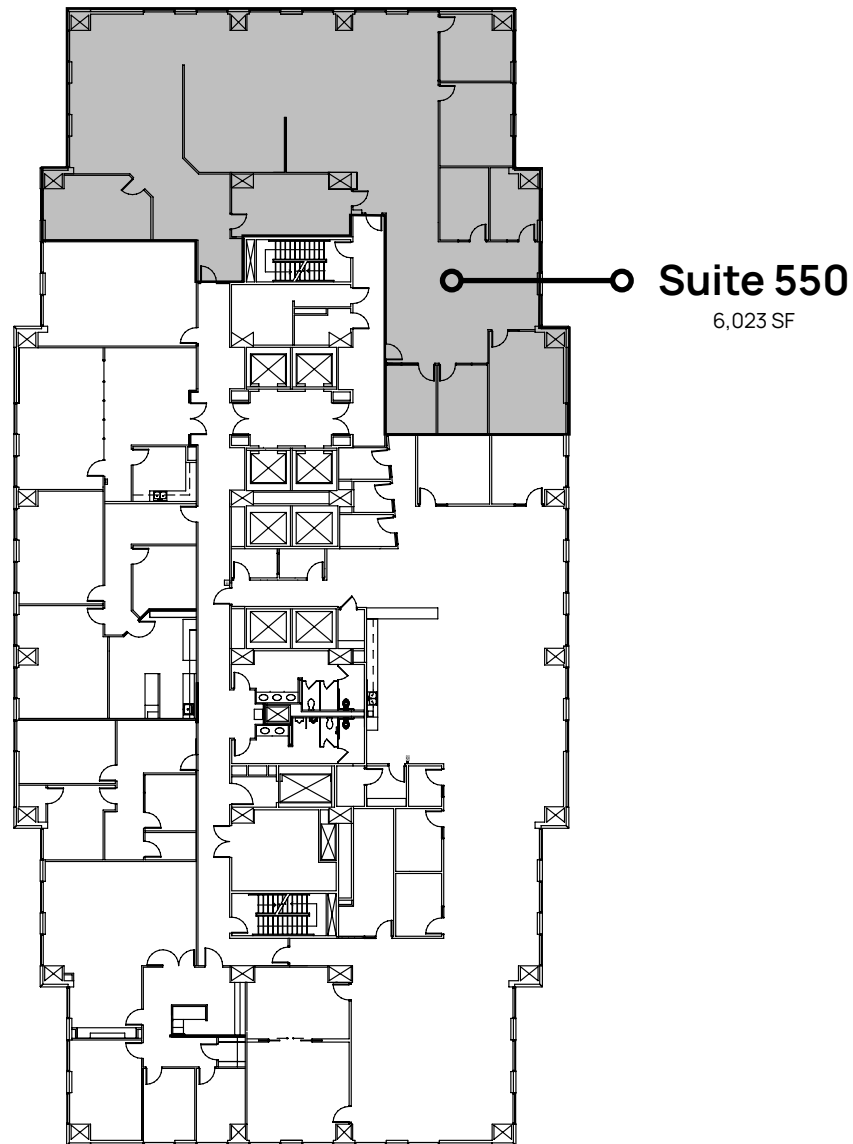
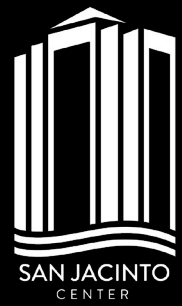
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# Suite 550

6,023 SF - Available 6.1.25



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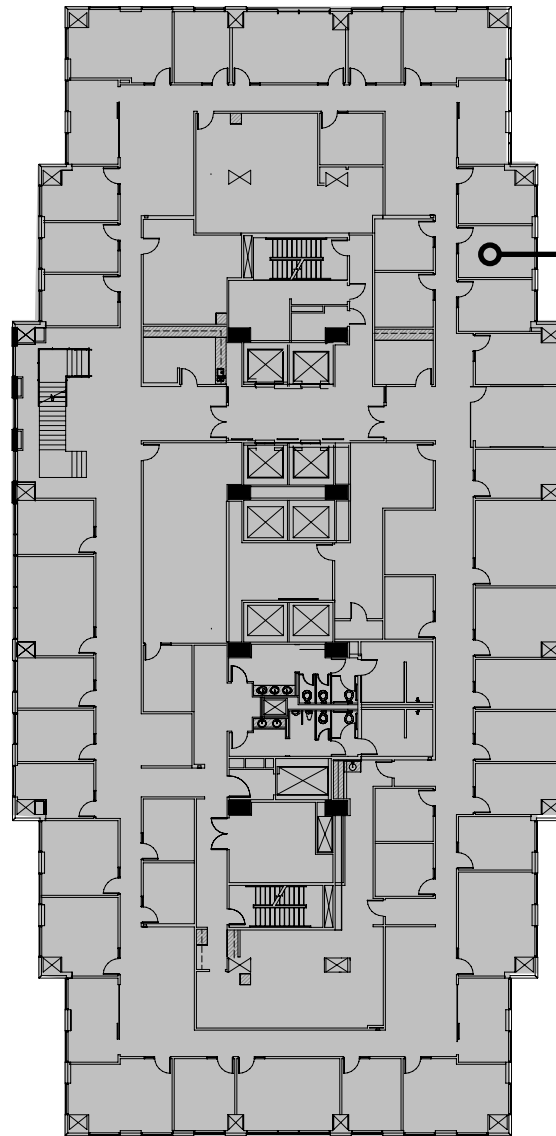
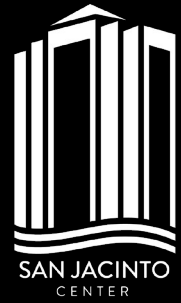
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# Suite 800

20,164 SF



○ Suite 800

20,164 SF

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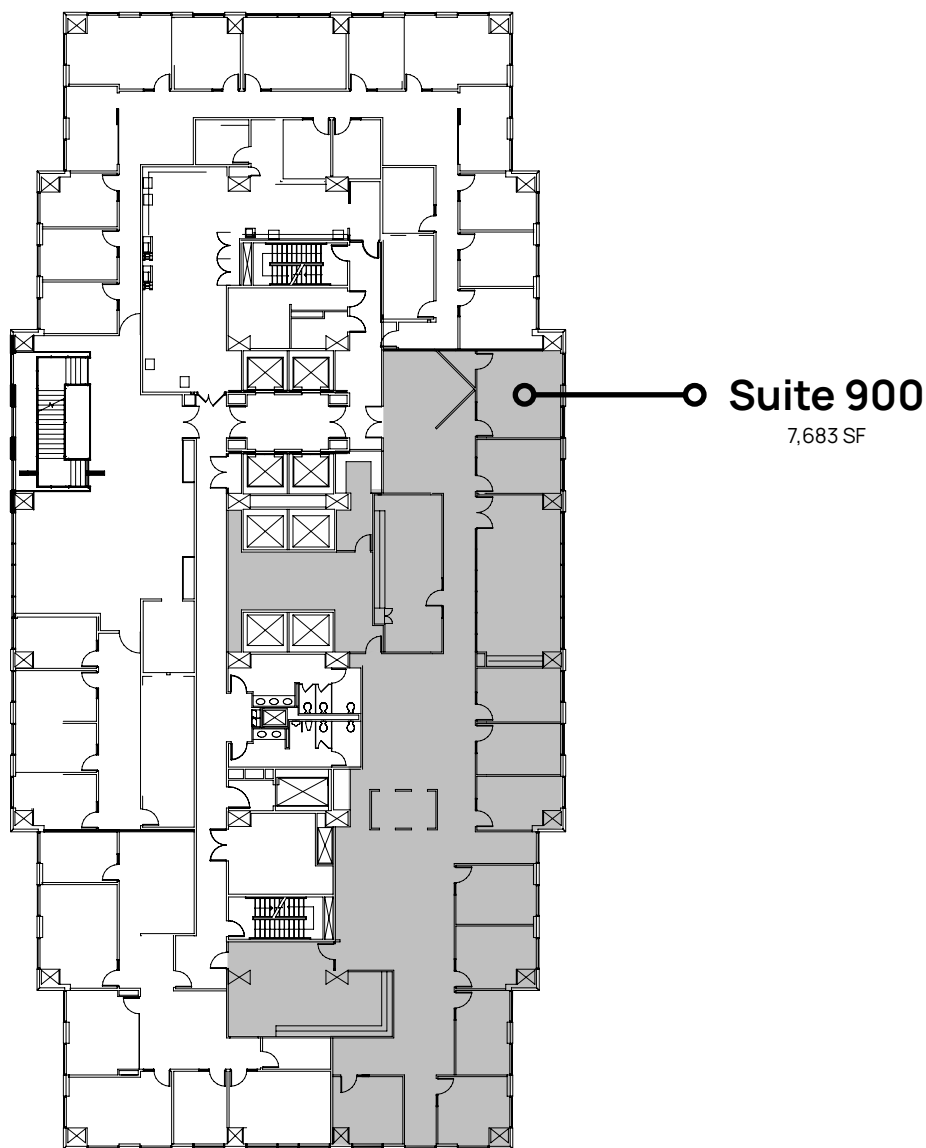


# Suite 900

7,683 SF



TAKE A TOUR OF SUITE 900



Contact Leasing:



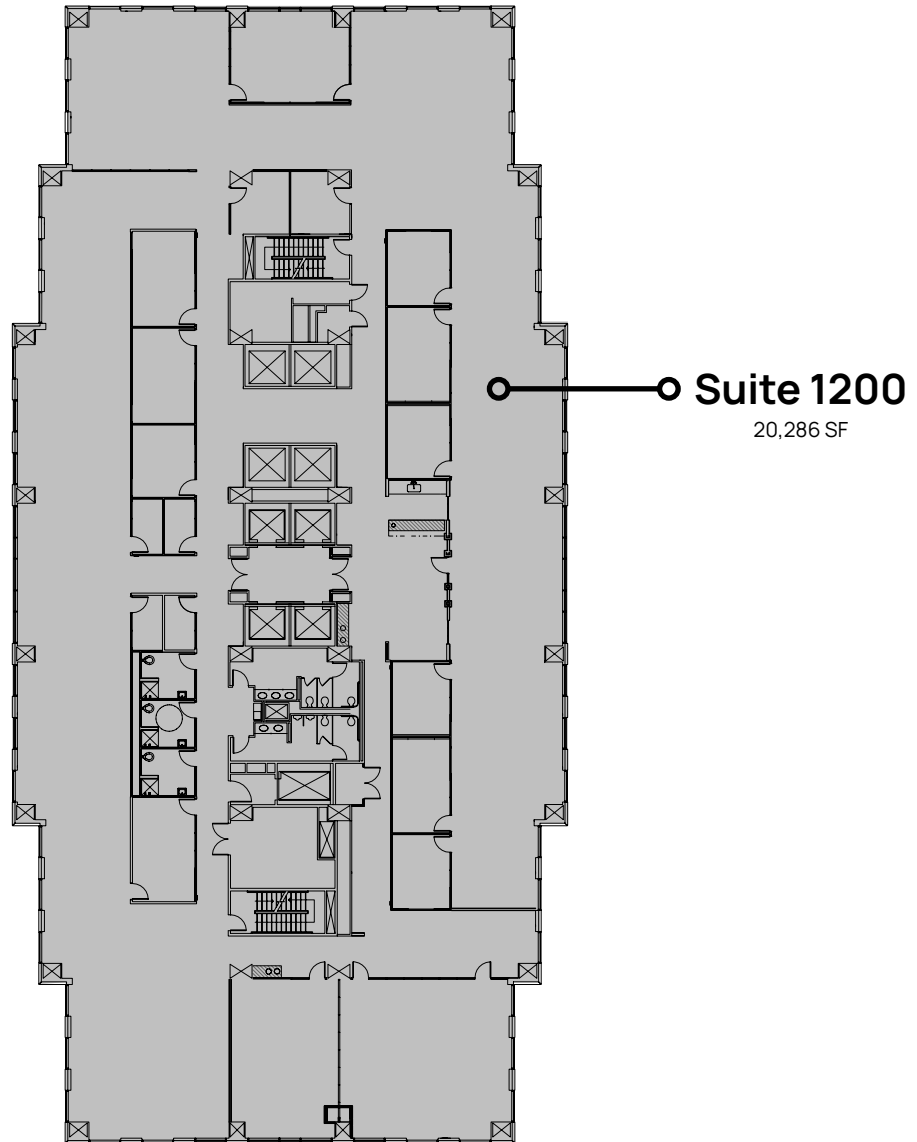
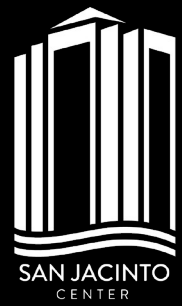
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# Suite 1200

20,286 SF - Available 11.25



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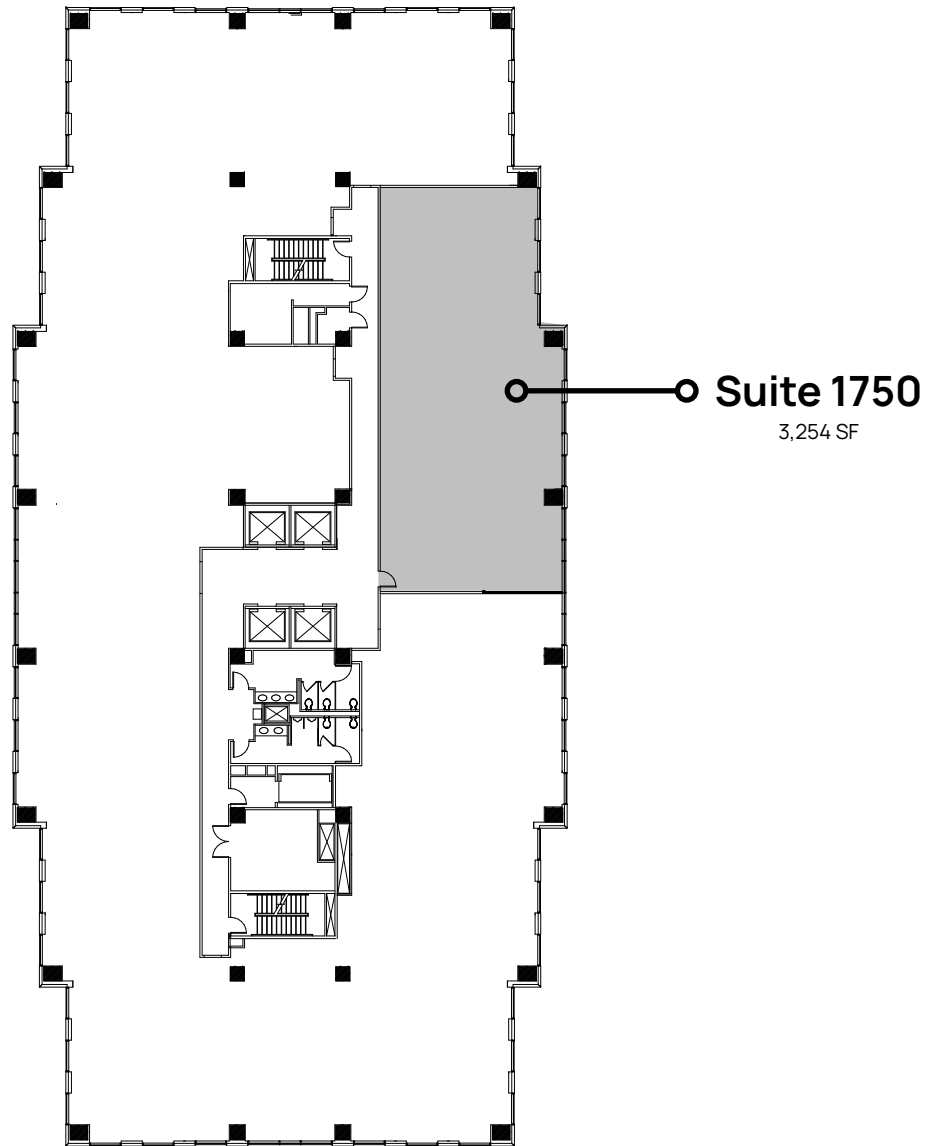
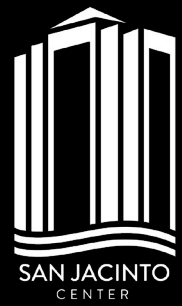
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# Suite 1750

3,254 SF



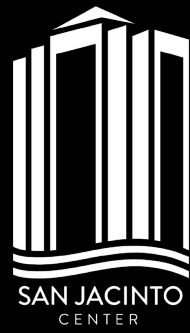
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