



San Jacinto Center

98 San Jacinto Boulevard Austin, TX 78701

21 Stories of Class A Office



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:

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NORTON ROSE FULBRIGHT

Brazos St

SAN JACINTO CENTER

LEFT TURN SIGNAL

DO NOT BLOCK THE BIKE HOUSING

ST LUIS
BUSINESS ROOM



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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.

Forthright Cafe onsite

Fitness center with showers & lockers

On the Lady Bird Hike & Bike trail

Conference facility

In-house FedEx drop

Free visitor parking on surface lots

Controlled access & 24/7 security

Energy Star labeled

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.





24-hour security

Variety of cardiovascular equipment

Outdoor deck with seating areas

High-end line of equipment including free weights

Full amenity locker rooms with showers



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

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 |



TEXAS STATE
CAPITOL

15TH STREET

11TH STREET

CONGRESS AVENUE

BRAZOS STREET

SAN JACINTO STREET

TRINITY STREET

SIXTH STREET

FIFTH STREET

SIXTH STREET
DISTRICT

CESAR CHAVEZ

LADY BIRD LAKE

AUDITORIUM SHORES

W Riverside Dr.

RAINEY STREET
HISTORICAL DISTRICT

Barton Springs Rd.

SOUTH CONGRESS

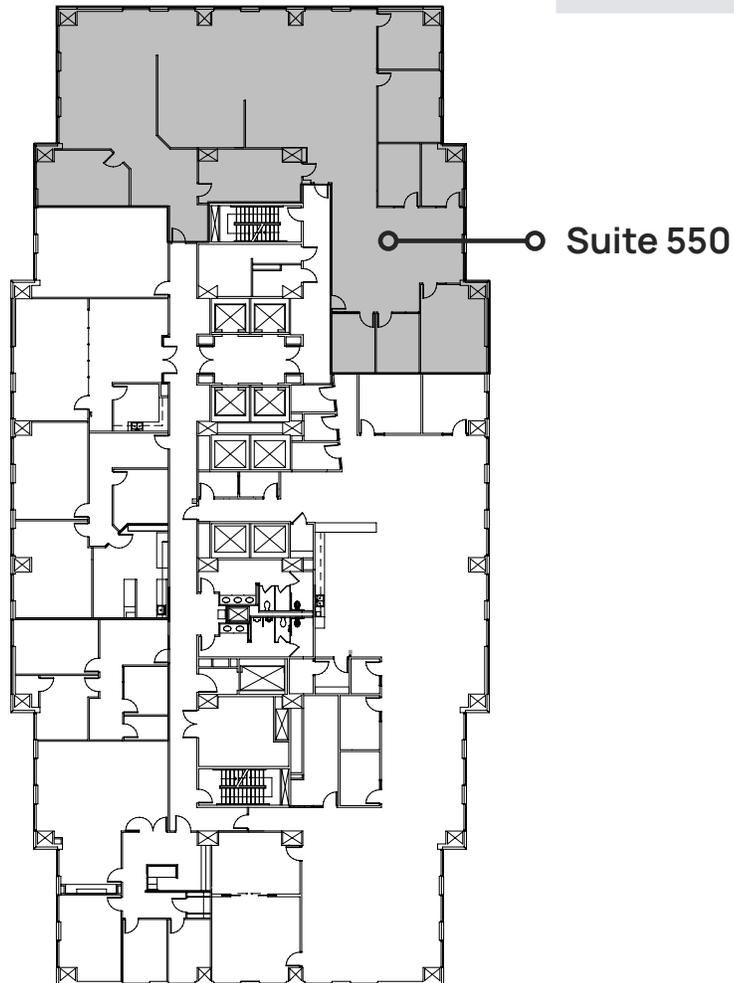
ZILKER PARK

SOUTH LAMAR BLVD

SOUTH FIRST STREET

Fifth Floor

98 San Jacinto Boulevard Austin, TX 78701



| SUITE | SF | AVAILABLE | VT / IMAGES |
|-----------|----------|-----------|-------------|
| Suite 550 | 6,023 SF | Now | 360° |

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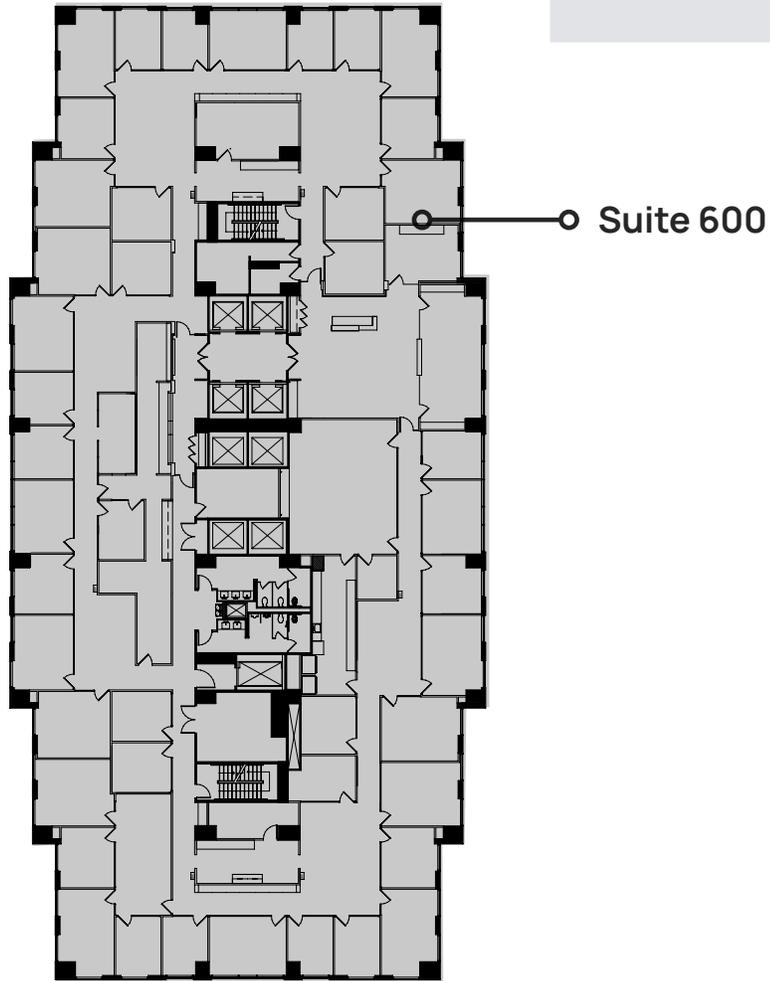
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Sixth Floor

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| SUITE | SF | AVAILABLE | VT / IMAGES |
|-----------|-----------|-----------|-------------|
| Suite 600 | 20,494 SF | 5.1.26 | COMING SOON |

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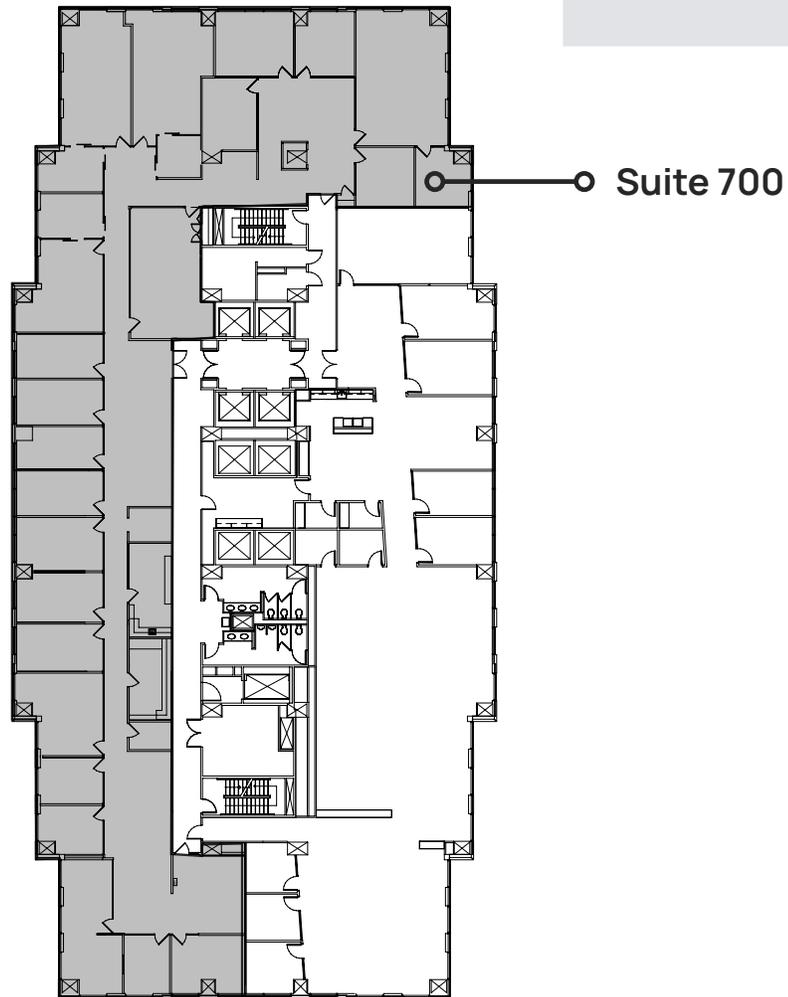
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Seventh Floor

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| SUITE | SF | AVAILABLE | VT / IMAGES |
|-----------|-----------|-----------|-------------|
| Suite 700 | 11,671 SF | 5.1.26 | COMING SOON |

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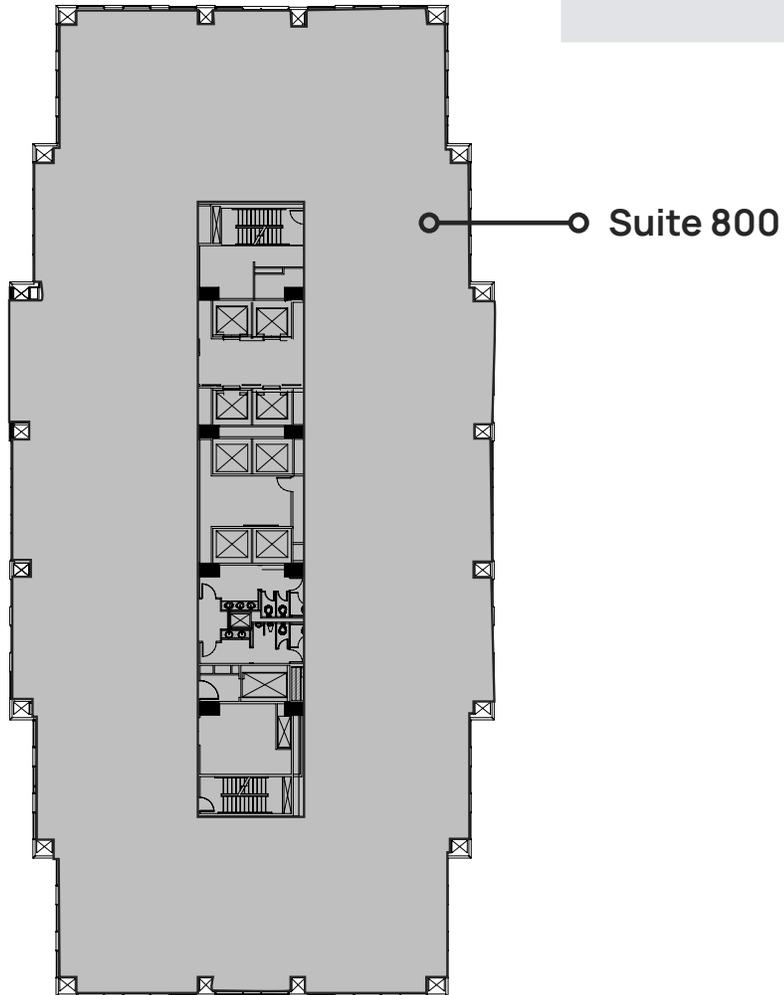
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Eighth Floor

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| SUITE | SF | AVAILABLE |  VT / IMAGES |
|-----------|-----------|-----------|---|
| Suite 800 | 20,164 SF | Now |  |

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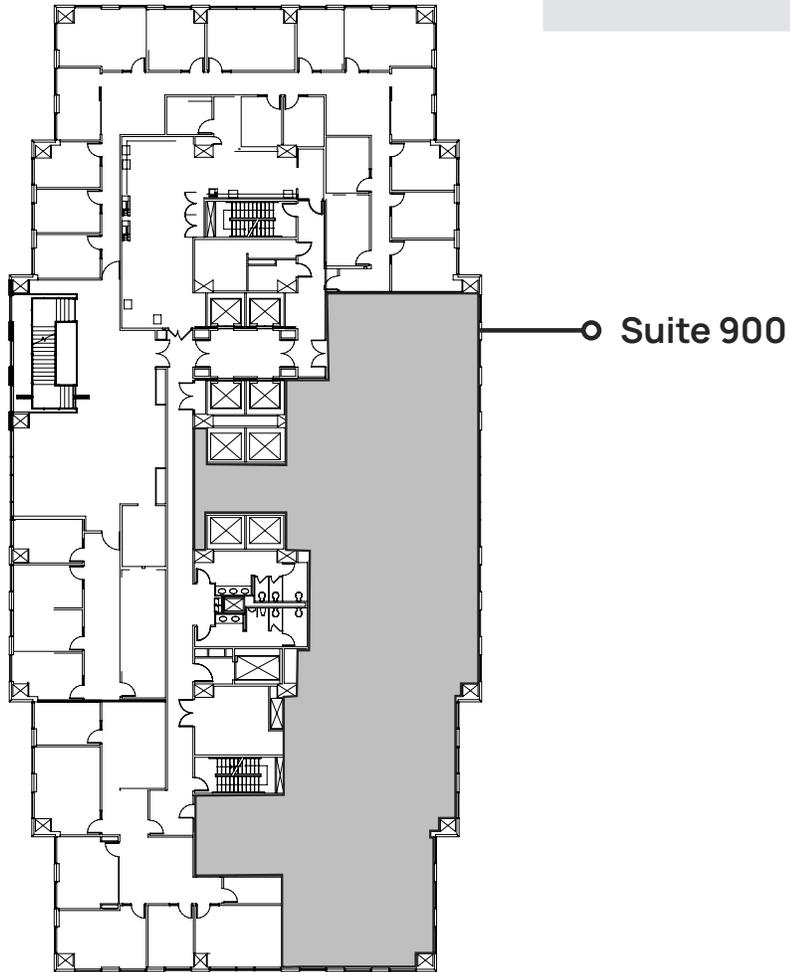
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Ninth Floor

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| SUITE | SF | AVAILABLE |  VT / IMAGES |
|-----------|----------|-----------|---|
| Suite 900 | 7,683 SF | Now |  |

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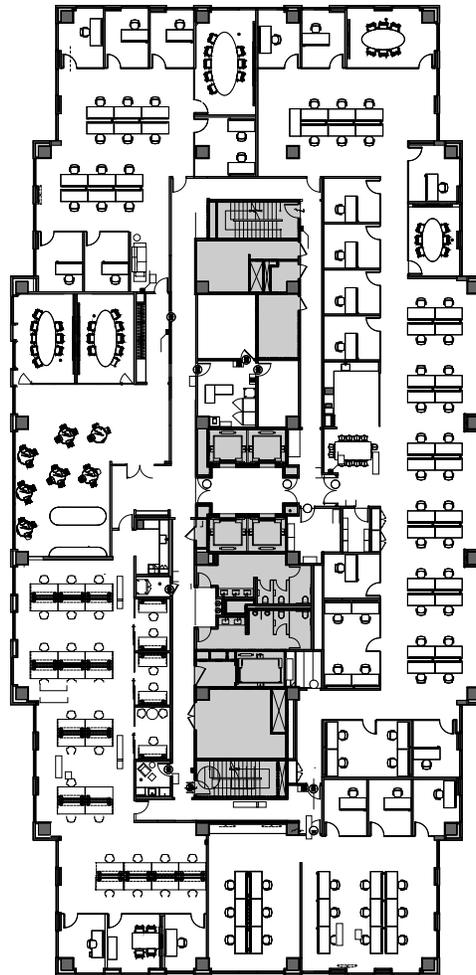
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Fourteenth Floor

98 San Jacinto Boulevard Austin, TX 78701



○ Suite 1400

| SUITE | SF | AVAILABLE | VT / IMAGES |
|------------|-----------|-----------|-------------|
| Suite 1400 | 20,302 SF | 11/1/2026 | COMING SOON |

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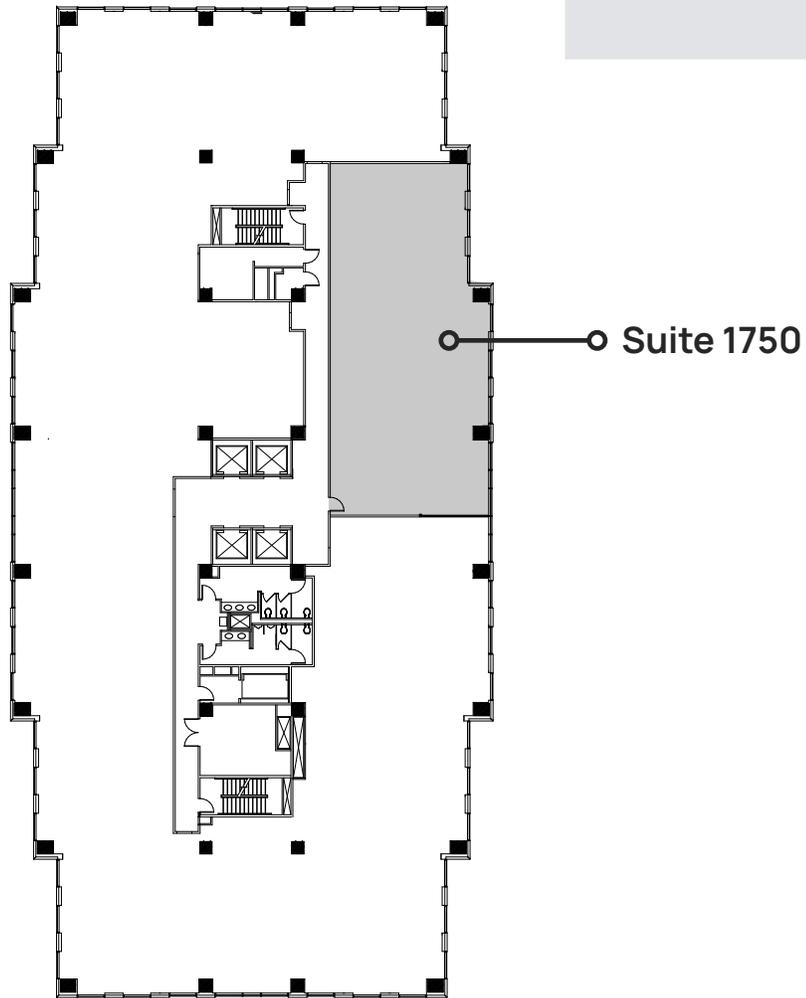
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Seventeenth Floor

98 San Jacinto Boulevard Austin, TX 78701



| SUITE | SF | AVAILABLE | VT / IMAGES |
|------------|----------|-----------|-------------|
| Suite 1750 | 3,254 SF | Now | 360° |

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SAN JACINTO
CENTER



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