

AVAILABLE



# Buckingham Centre

2,000 - 4,500 RSF  
\$38.00/RSF plus NNN  
6420 Bee Cave Road,  
Austin, Texas

**McALLISTER  
& ASSOCIATES**  
REAL ESTATE SERVICES

# Summary

**AVAILABLE:**

2,000 - 4,500 RSF

**USES:**

Medical Office or  
General Office.

**LEASE RATE:**

\$38.00/RSF plus NNN

**JOIN TENANTS:**

- Buckingham Center  
for Facial Plastic  
Surgery
- Iron Bridge Private  
Wealth

**LOCATION:**

Quarter mile from Loop 360 on Bee Cave Road. Directly next to County Line BBQ. Incredible views. From Loop 360 head Westbound on Bee Cave Road 1/4 mile and the Property is on the right.

**SUMMARY:**

Elegantly-styled two-story building with medical tenant occupying the first floor. Surface parking with abundant trees and shade.

# Leasable Area

## NEW CONSTRUCTION

Delivered Fall 2021

## PARKING RATIO:

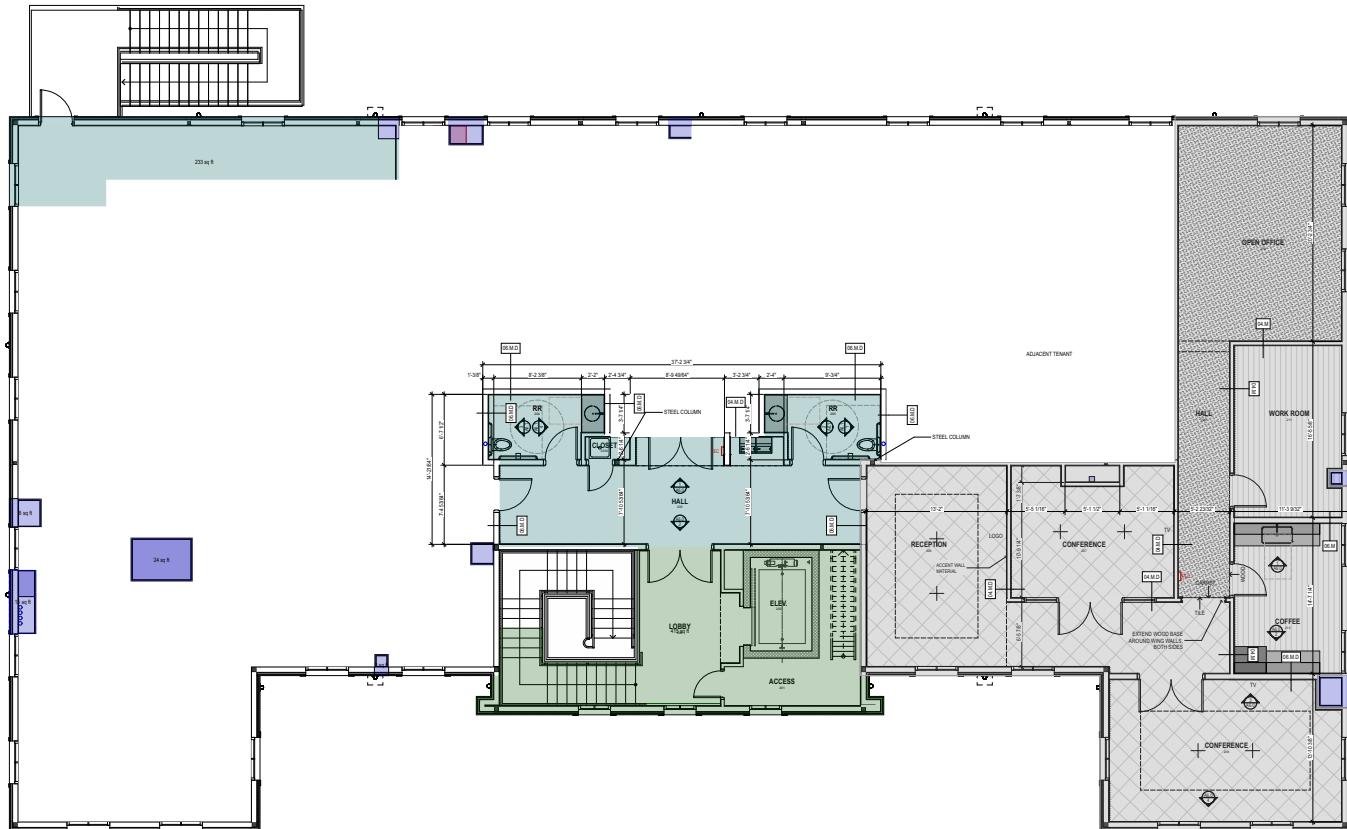
1:280

## LOT SIZE:

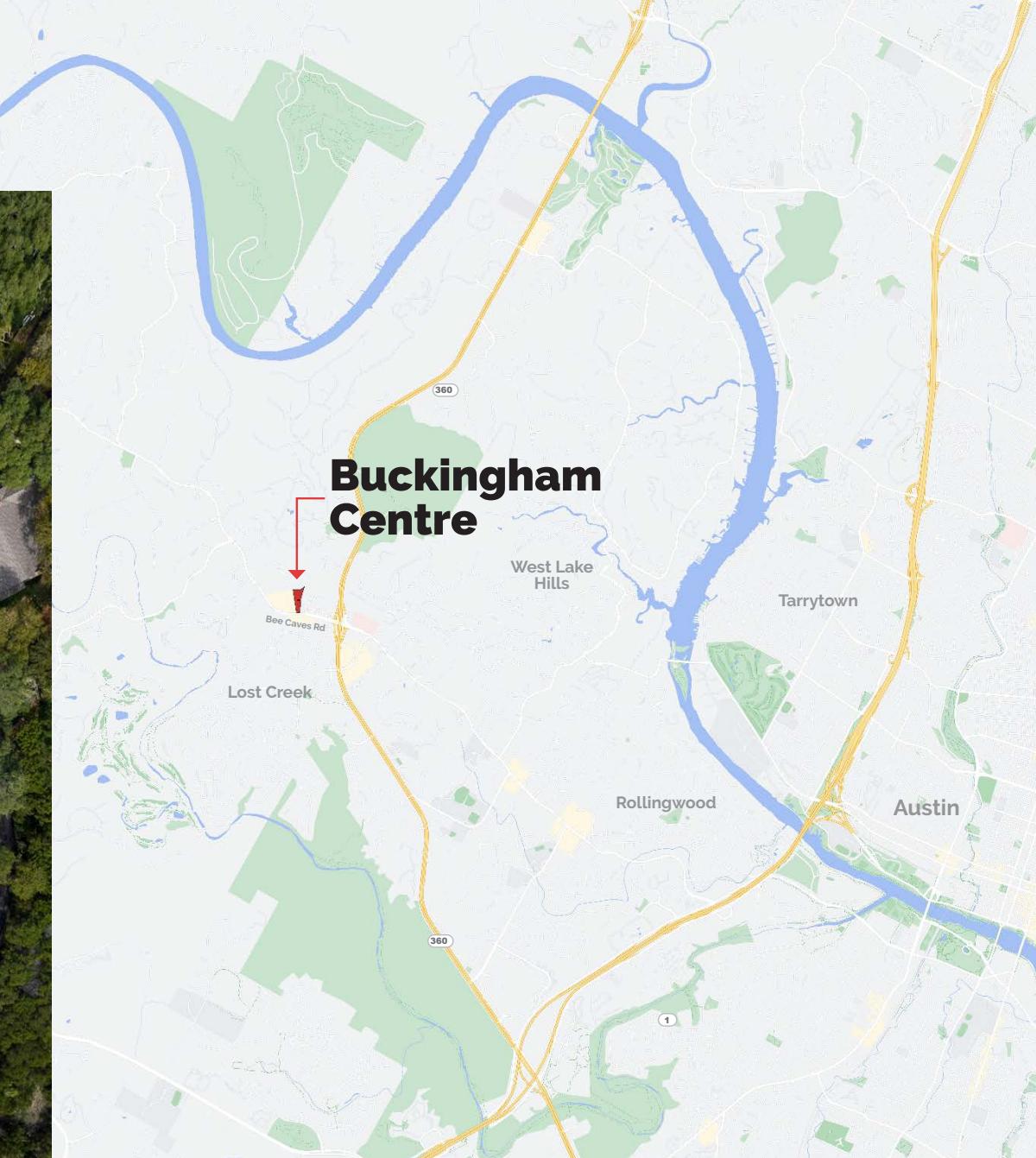
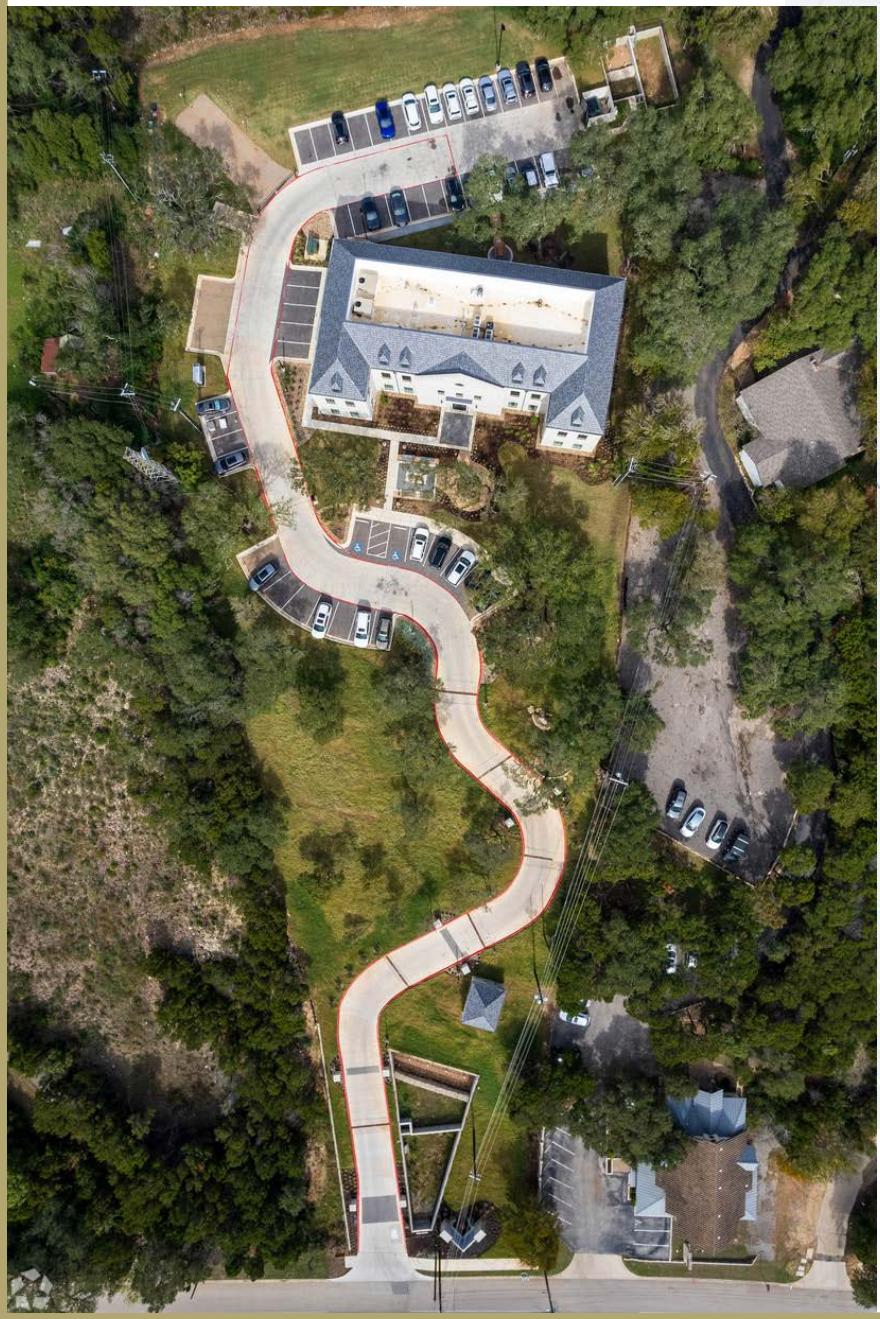
4.49 Acres

## PROPERTY INFO:

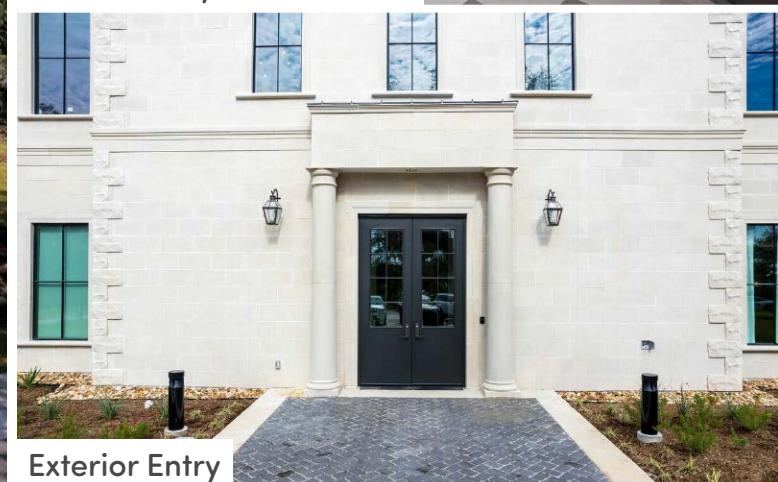
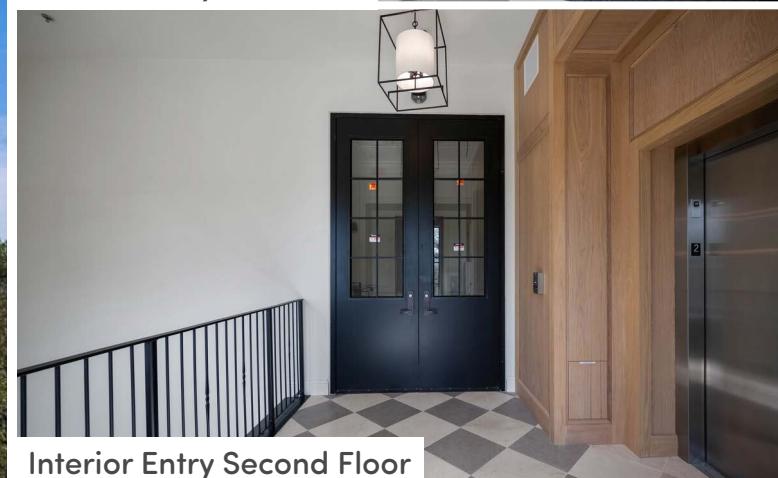
- Great Access to Westlake, Bee Cave, Downtown Austin
- Directly next to County Line BBQ
- Signage available on Monument Sign
- 7,490 RSF Available Upstairs
- 15,000 SF Building
- Elevators
- Private restrooms available
- Kitchenette optional
- Generous Tenant-Improvement Allowance Available



# Aerial



# Property Photos



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## Buckingham Centre

**Contact**  
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