

SAN ANTONIO, TX

TRAVIS PARK PLAZA

PARKING ABATEMENT



# NAVARRO STREET

Jefferson Bank

NOW OPEN ON 3RD FLOOR

**COMMON DESK**  
a **wework** company



DOWNTOWN SAN ANTONIO **CLASS A OFFICE**



**ENTRADA**  
PARTNERS

**CBRE**



RENOVATED,  
ENGAGING  
OFFICE IN  
WALKABLE  
DOWNTOWN  
SAN ANTONIO



TYPICAL FLOORPLATE: 19,995 SF



PET FRIENDLY BUILDING WITH TRAVIS  
PARK RIGHT ACROSS THE STREET



WALKABLE TO DOWNTOWN  
DESTINATIONS



2-MINUTE WALK FROM HOUSTON ST.



BEST PARKING RATIO IN DOWNTOWN  
SAN ANTONIO AT 5.00/1,000  
*DISCOUNTED TENANT RATES*



TENANT REFERRAL INCENTIVE  
PROGRAM AVAILABLE



SAN ANTONIO TX





HOPSCOTCH IMMERSIVE GALLERY & ART EXPERIENCE

# MODERNIZED AND ENGAGING



RECENTLY REMODELED COMMON CORRIDORS & RESTROOMS



REFRESHED LOBBY





DOWNTOWN AMENITIES

WALKABLE  
EATERIES

1. Pinkerton’s Barbecue

2. Double Standard

3. Chick-fil-A

4. Subway

5. Bunz Handcrafted Burgers

6. Range | Steak - Seafood - Field

7. Cavalier

8. CommonWealth Coffeehouse & Bakery

9. Club Giraud

10. FatHead Pizza San Antonio

11. Dunkin’

12. Acenar Mexican Restaurant

13. Dorrego’s

14. The Esquire Tavern

15. Domingo Restaurant

16. Jimmy John’s

17. Starbucks

18. Poblanos Mexican Restaurant

19. Paris Baguette

20. Iron Cactus

21. Four Brothers
22. Murphy’s Deli

23. Bohanan’s Prime Steaks and Seafood

24. The Palm - San Antonio

25. Landrace

26. Anacacho Coffee & Cantina

27. La Panadería Bakery Café

28. Bubba Gump Shrimp Co.

29. Revolución

30. Texas de Brazil - San Antonio

31. Landry’s Seafood House

32. Saltgrass Steak House

33. Boudro’s on the Riverwalk

34. Texan Sizzle

35. La Boulangerie

36. Delicious Indian Cuisine & Bar

37. Plantaqueria

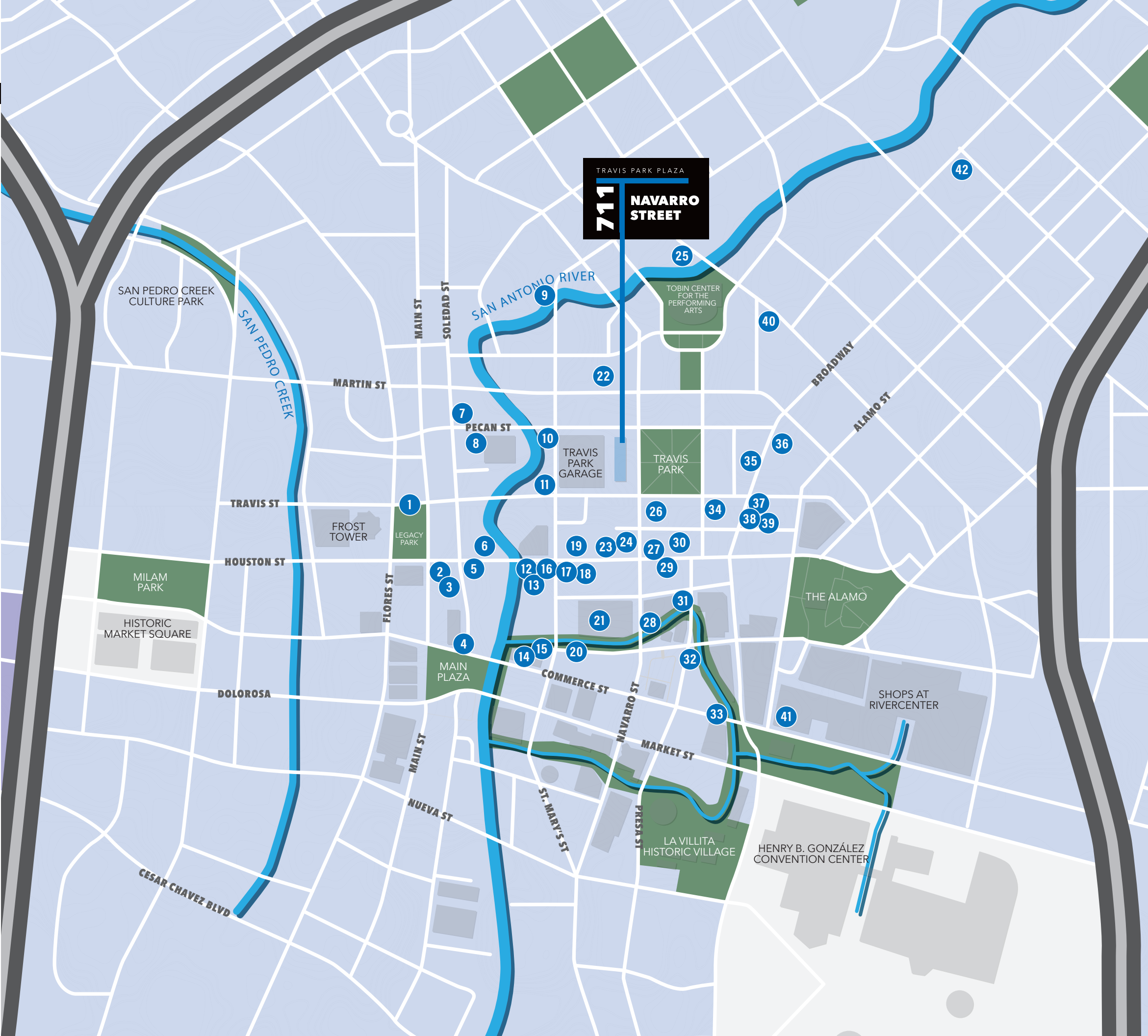
38. Archies Coffee Lounge

39. KK Thai Lao & Sushi

40. Stout’s Signature

41. Chipotle Mexican Grill

42. Make Ready Market





# DOWNTOWN HOTELS & ENTERTAINMENT

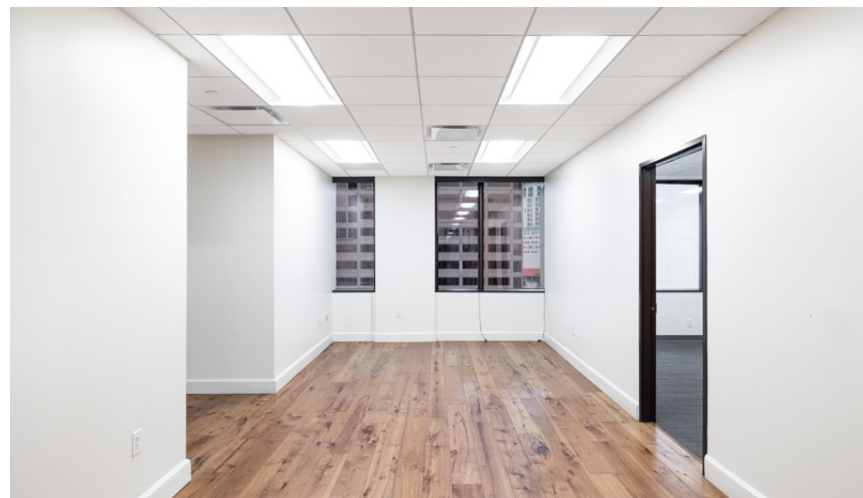


Centrally located in Downtown San Antonio, adjacent to the Riverwalk, 711 Navarro is steps from eclectic restaurants, hotels, and retailers, as well as cultural attractions like The Alamo, Tower of Americas, Yanaguana Garden, and Civic Park.





# MOVE-IN READY SPEC SUITES AVAILABLE





SAN ANTONIO, TX

TRAVIS PARK PLAZA

711

**NAVARRO  
STREET**

DOWNTOWN SAN ANTONIO **CLASS A OFFICE**

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**ENTRADA**  
PARTNERS

**CBRE**

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## Information About Brokerage Services

*Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.*

2-10-2025



### TYPES OF REAL ESTATE LICENSE HOLDERS:

- A **BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- A **SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

### A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

### A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

**AS AGENT FOR OWNER (SELLER/LANDLORD):** The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent. **An owner's agent fees are not set by law and are fully negotiable.**

**AS AGENT FOR BUYER/TENANT:** The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent. **A buyer/tenant's agent fees are not set by law and are fully negotiable.**

**AS AGENT FOR BOTH - INTERMEDIARY:** To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
  - that the owner will accept a price less than the written asking price;
  - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

**AS SUBAGENT:** A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

### TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

**LICENSE HOLDER CONTACT INFORMATION:** This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

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Sales Agent/Associate's Name	License No.	Email	Phone

\_\_\_\_\_  
Buyer/Tenant/Seller/Landlord Initials

\_\_\_\_\_  
Date

