



THE FOUNDRY

Retail Start Up + Warehouse Space
in Austin's St Elmo Arts District

Where Innovative Makers Take Form

CBRE



WELCOME TO THE FOUNDRY

A place where creative makers and doers thrive.
We are a hub for everything cutting-edge and uniquely original. Our tenants are innovators in their spaces.

M O D B I K E

LITTLE CITY
COFFEE ROASTERS



VACANCY
BREWING

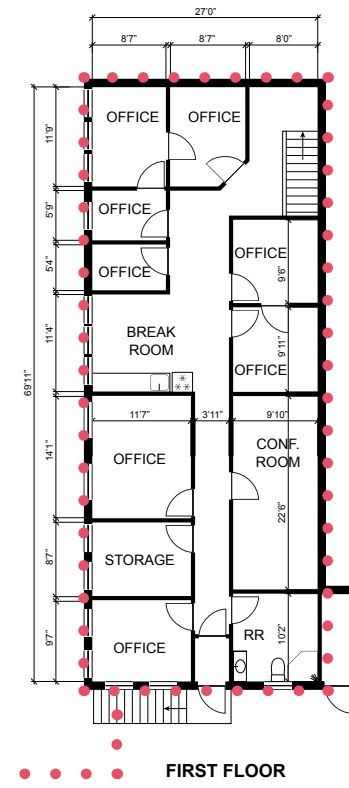
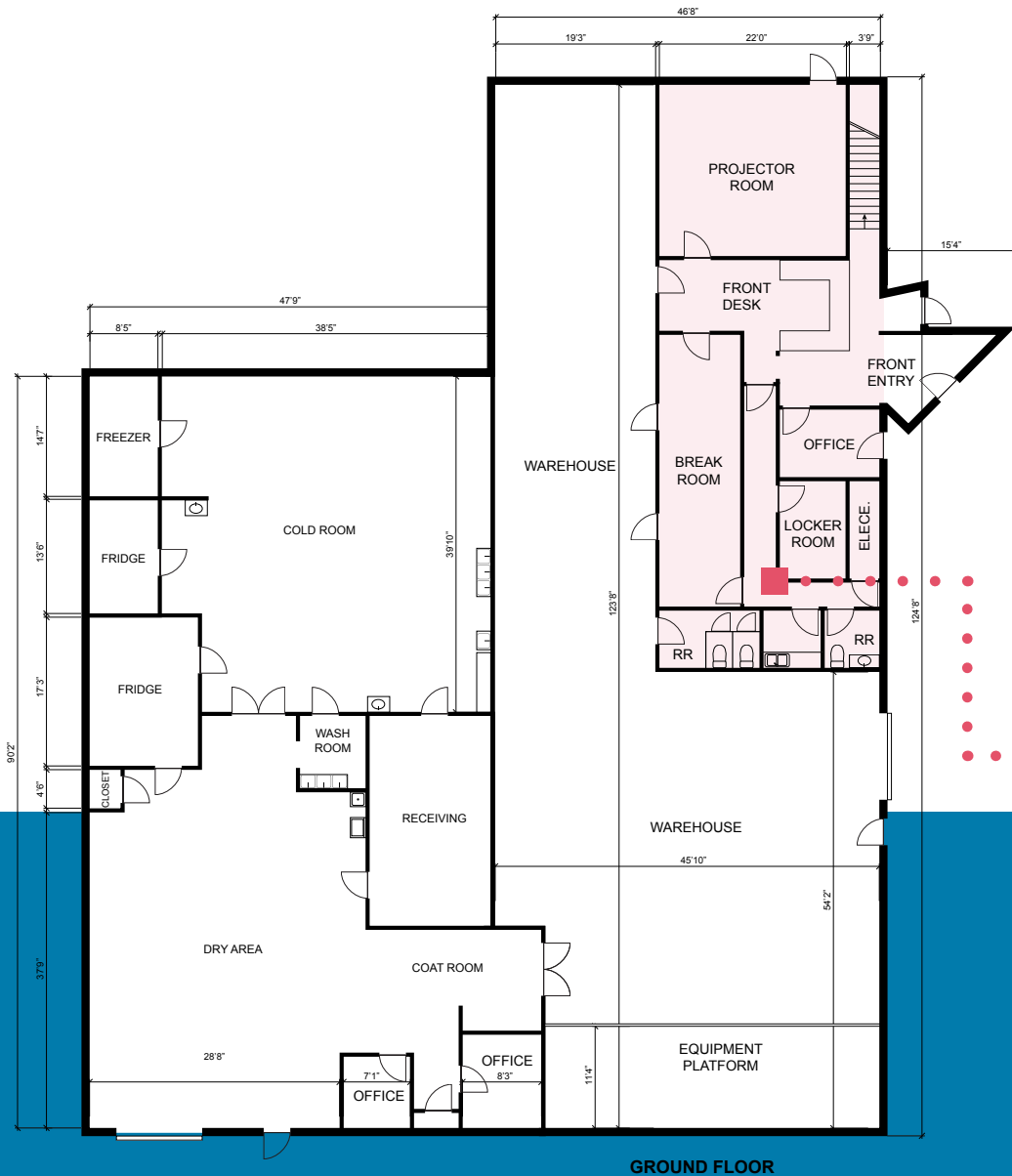
casa » brasil



- Located in St Elmo Arts District

- Start Up & Warehouse Space Opportunities

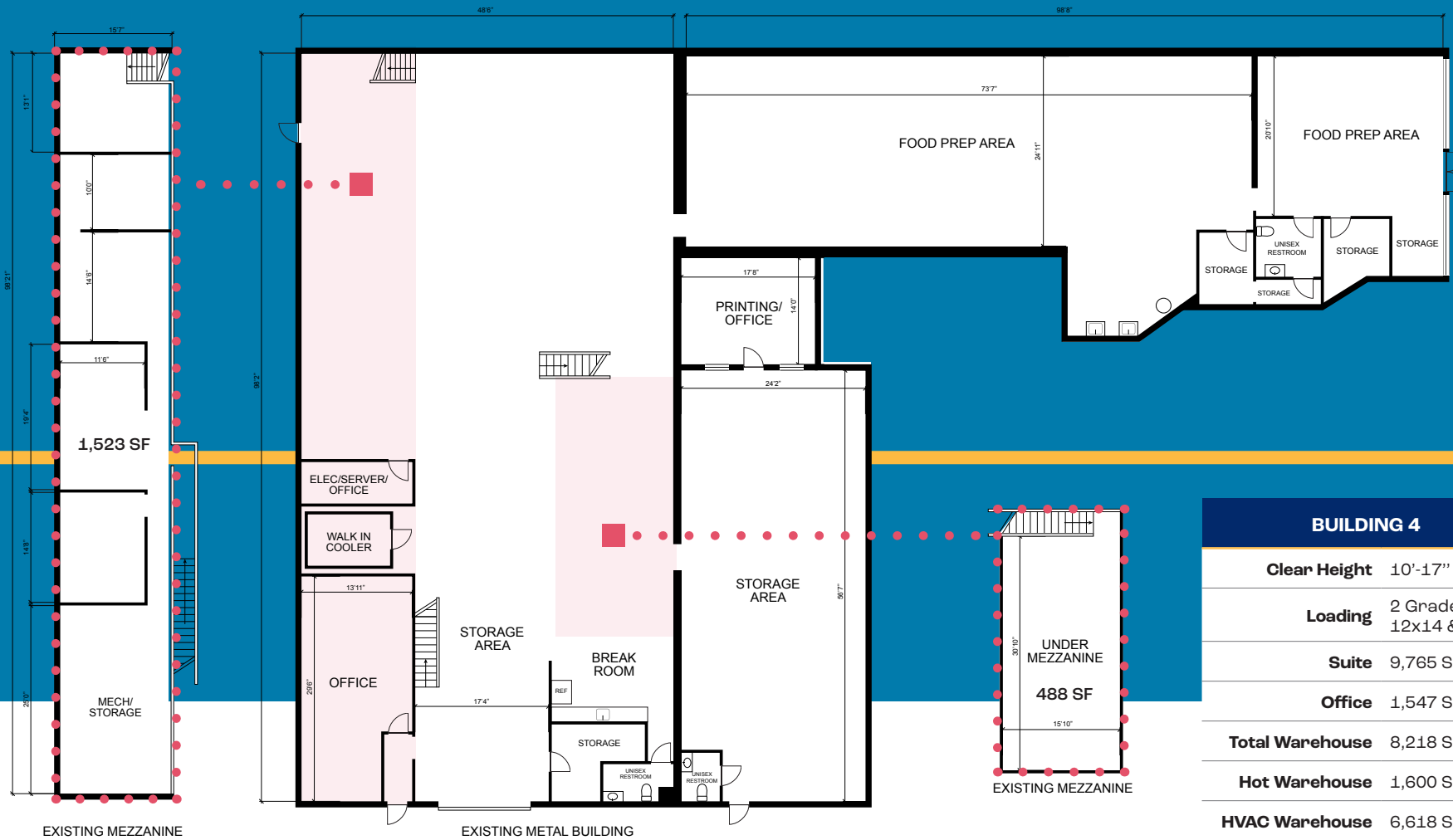
- Flexible Configuration with Cold Storage Availability



BUILDING #1	
Clear Height	12'-22'
Loading	2 Grade Level
Building	12,780 SF
Office	3,870 SF (30%)
Warehouse	5,000 SF (39%)
HVAC Warehouse	1,603 SF (13%)
Cold Room	1,232 SF (10%)
Fridge	875 SF (7%)
Freezer	200 SF (1%)

A Place to Create, Collaborate, Incubate + Innovate

Be the Next to Shape the Future of ATX



BUILDING 4	
Clear Height	10'-17"
Loading	2 Grade Level 12x14 & 12x10
Suite	9,765 SF
Office	1,547 SF
Total Warehouse	8,218 SF (84%)
Hot Warehouse	1,600 SF (16%)
HVAC Warehouse	6,618 SF (68%)
Parking	1.89/1,000
Opt Fenced Yard	±10,000 SF

Things are
Heating Up at

THE FOUNDRY



FOR ADDITIONAL INFORMATION, PLEASE CONTACT:

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