

FOR SALE OR LEASE

Two Building Industrial Development

544,195 SF



EastGate

Where Logistics Land +
Business Takes Off



For Leasing Information, Please Contact:

Sam Owen
sowen@streamrealty.com
T: 512.481.3030 | M 214.356.4433

Luke Watson
luke.watson@streamrealty.com
T: 512.481.3056 | M 806.543.0320

STREAM

Business Takes off at EastGate

EastGate will redefine industrial space in Southeast Austin with a modern, efficient environment designed with growing businesses in mind. The 49-acre site will feature two buildings totaling 544,195 SF, giving companies plenty of room and flexibility to scale. With smart design and a prime location, EastGate will be the ultimate hub for business to take off. Available for lease, purchase, or build-to-suit.

Project Highlights



135,700 SF Building One Size
408,495 SF Building Two Size
544,195 SF Total Size (Cross-dock and Rear-load)



Cross Docked and Rear Loading Configurations



BUILD TO SUIT OPPORTUNITY



Building One | 135,700 SF

- » 135,700 Total SF
- » Divisible to +/- 30,000 SF
- » Rear-Load Configuration
- » 32' Clear Height
- » ESFR Sprinkler System
- » 210' Building Depth
- » 54' x 50' Column Spacing
- » 54' x 60' Speed Bay
- » 185' Truck Court Depth
- » 39 Dock-High Doors
- » 2 Oversized Ramps
- » 159 Auto Parking Spaces
- » 51 Trailer Parking Stalls

BUILDING FEATURES



Building Two | 408,495 SF

- » 408,495 Total SF
- » Divisible to +/- 175,000 SF
- » Cross-Dock Configuration
- » 40' Clear Height
- » ESFR Sprinkler System
- » 520' Building Depth
- » 56' x 50' Column Spacing
- » 56' x 60' Speed Bay
- » 125' - 240' Truck Court Depth
- » 76 Dock-High Doors
- » 4 Oversized Ramps
- » 246 Auto Parking Spaces
- » 99 Trailer Parking Stalls

BUILDING FEATURES



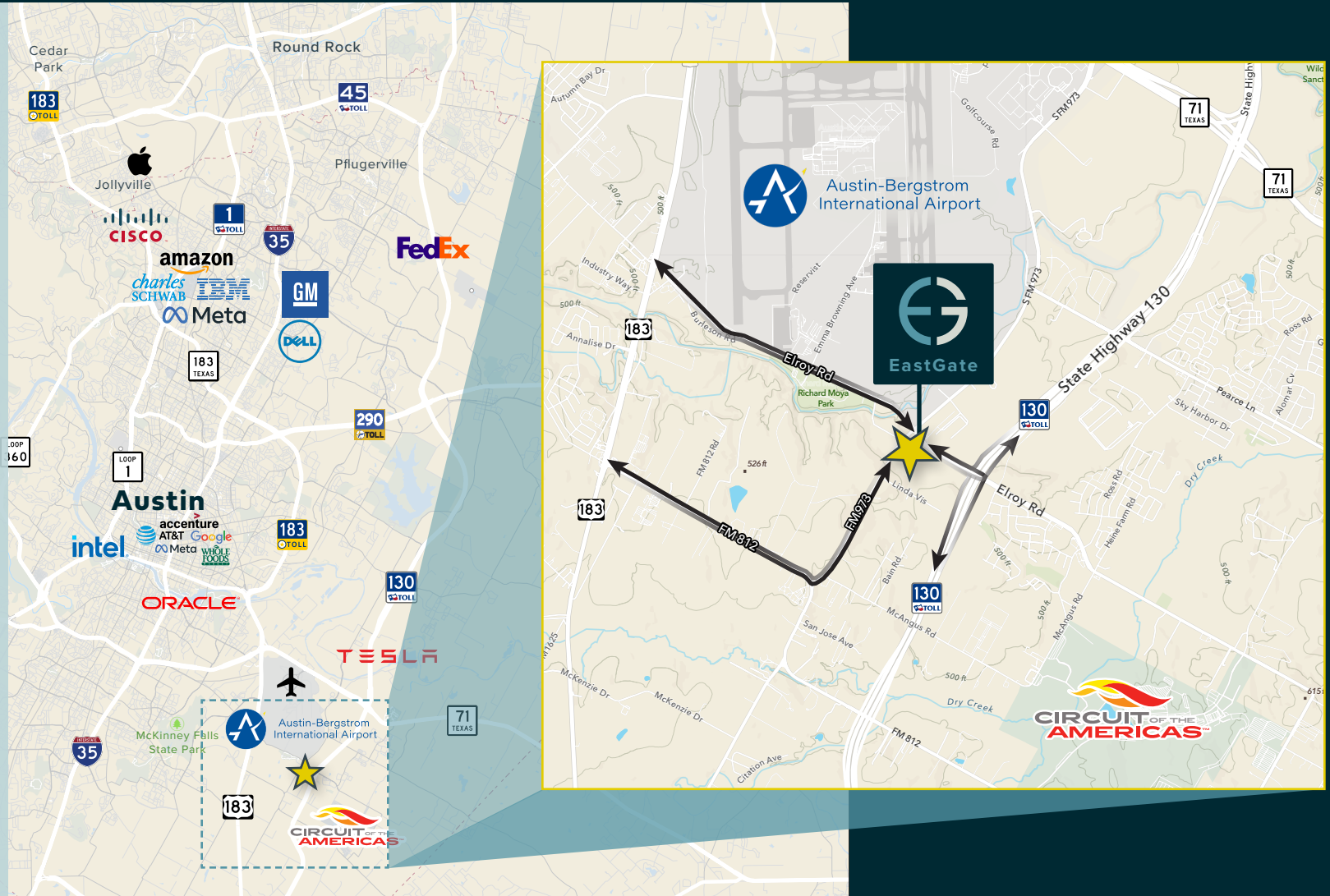
At the Heart of Southeast Austin's Momentum

EastGate is right in the middle of Southeast Austin's momentum. With easy access to ABIA, SH-130, and quick connections to Hwy 183 and Hwy 71, its convenient location is in one of Austin's fastest-developing areas.

Immediate access to SH-130 via Elroy Rd

Quick connections to Hwy 183 and Hwy 71 via Elroy Rd and FM 973

Minutes from ABIA and COTA



1 Minute



4 Minutes



6 Minutes



Austin-Bergstrom International Airport

10 Minutes



Austin CBD

16 Minutes / 10.5 Miles

Houston
157 Miles

Dallas
204 Miles

San Marcos
32.9 Miles

San Antonio
81.6 Miles



FOR LEASE | SALE | BUILD TO SUIT

544,195 SF



EastGate

Where Logistics Land +
Business Takes Off

For Leasing Information, Please Contact:

Sam Owen
sowen@streamrealty.com
T: 512.481.3030 | M 214.356.4433

Luke Watson
luke.watson@streamrealty.com
T: 512.481.3056 | M 806.543.0320

**STREAM**