

SOUTHPARK INDUSTRIAL CENTER

FOR MORE INFORMATION

4115, 4150, & 4175 FREIDRICH LANE, AUSTIN, TX 78744

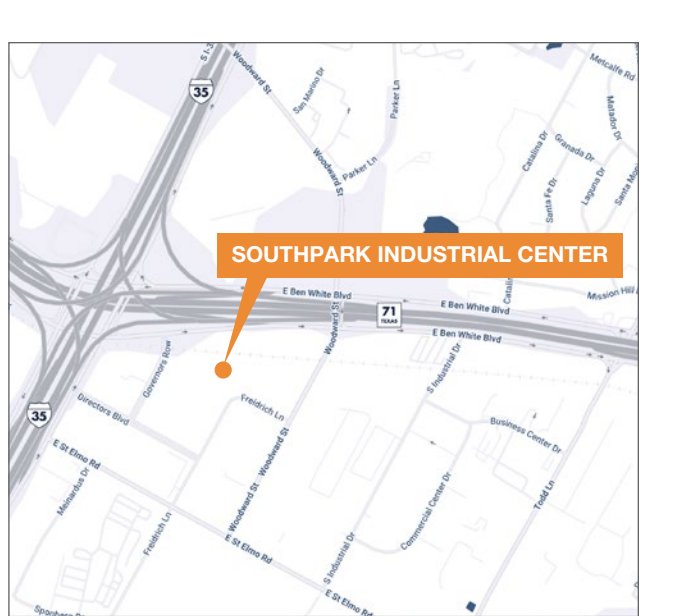
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PROPERTY FEATURES

- ± 180,869 SF – office/industrial
- Available Suites ± 2,912 to ± 9,705 SF
- Suites ready for immediate occupancy
- Contiguous space options
- Various % office buildouts and bulk warehouse
- 100% HVAC and hot warehouse options
- Semi-dock and drive-in loading
- Conveniently situated with easy access to Austin's major thoroughfares



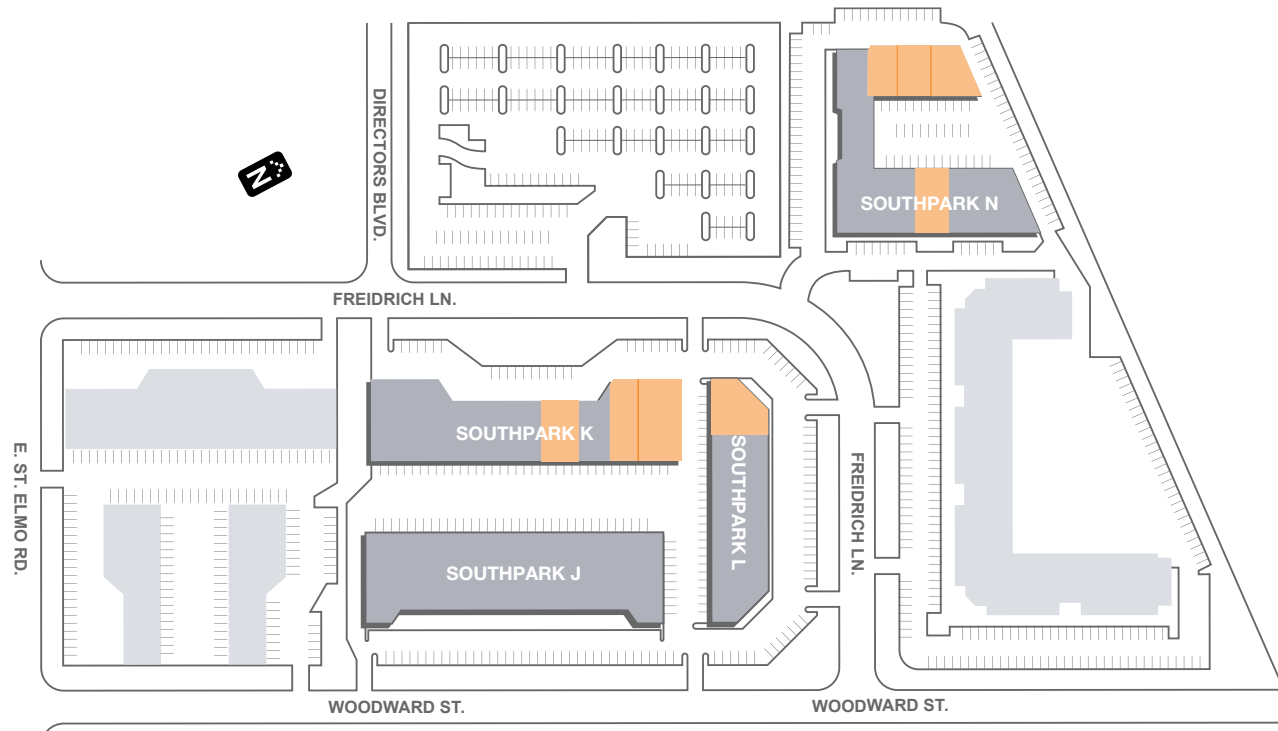
The information contained herein is believed to be accurate but is not warranted as to its accuracy and may change or be updated without notice. Seller or landlord makes no representation as to the environmental condition of the property and recommends purchaser's or tenant's independent investigation.



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SITE PLAN

UNDER NEW OWNERSHIP



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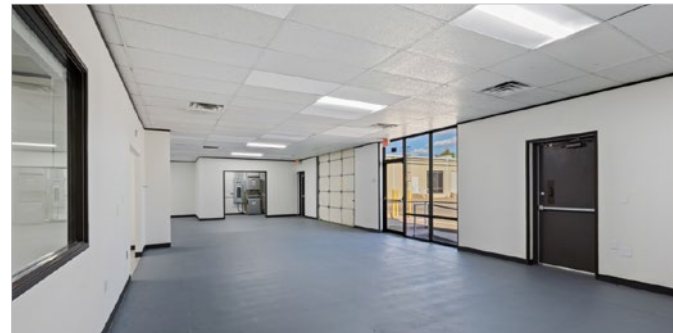
AVAILABILITIES

AVAILABLE OCCUPIED

SUITE	TOTAL SF	OFFICE SF	ASKING RATE	AVAILABLE
Southpark K Suite 100	7,200 SF	65%	Call broker for pricing	Immediately
Southpark K Suite 200	2,912 SF	100%	Call broker for pricing	Immediately
Southpark K Suite 250	4,678 SF	100%	Call broker for pricing	Immediately
Southpark L Suite 100	9,705 SF	15%	Call broker for pricing	Immediately
Southpark N Suite A	4,150 SF	65%	Call broker for pricing	Immediately
Southpark N Suite A-1	3,283 SF	50%	Call broker for pricing	Immediately
Southpark N Suite B	3,731 SF	100%	Call broker for pricing	Immediately
Southpark N Suite I	4,077 SF	50%	Call broker for pricing	Immediately

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AQUILA The Aquila logo, featuring the word 'AQUILA' in a bold, uppercase sans-serif font, followed by a stylized graphic of an eagle's head and wings.

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AMENITIES & IMPROVEMENTS

UNDER NEW OWNERSHIP



NEARBY AMENITIES

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