



FOR LEASE

13419 IMMANUEL RD.

PFLUGERVILLE, TX 78660

Jackson Elder

Senior Associate

+1 816 309 2017

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**9,000 SF on 4.64 Acres
with Outdoor Storage**

Grade Level Loading

24' Clear Height



**DIRECT ACCESS TO
E. HOWARD LANE**



**INFILL
LOCATION**



**RARE OUTDOOR STORAGE
SPACE AVAILABLE**



**NORTHEAST
AUSTIN SUBMARKET**



PROPERTY SPECIFICATIONS

9,000 SF main building with two shed structures

Shed 1: 5,000 SF

Shed 2: 11,500 SF

Office: 1,120 SF

4.64 Acre Site with Heavy Outdoor Storage Capacity

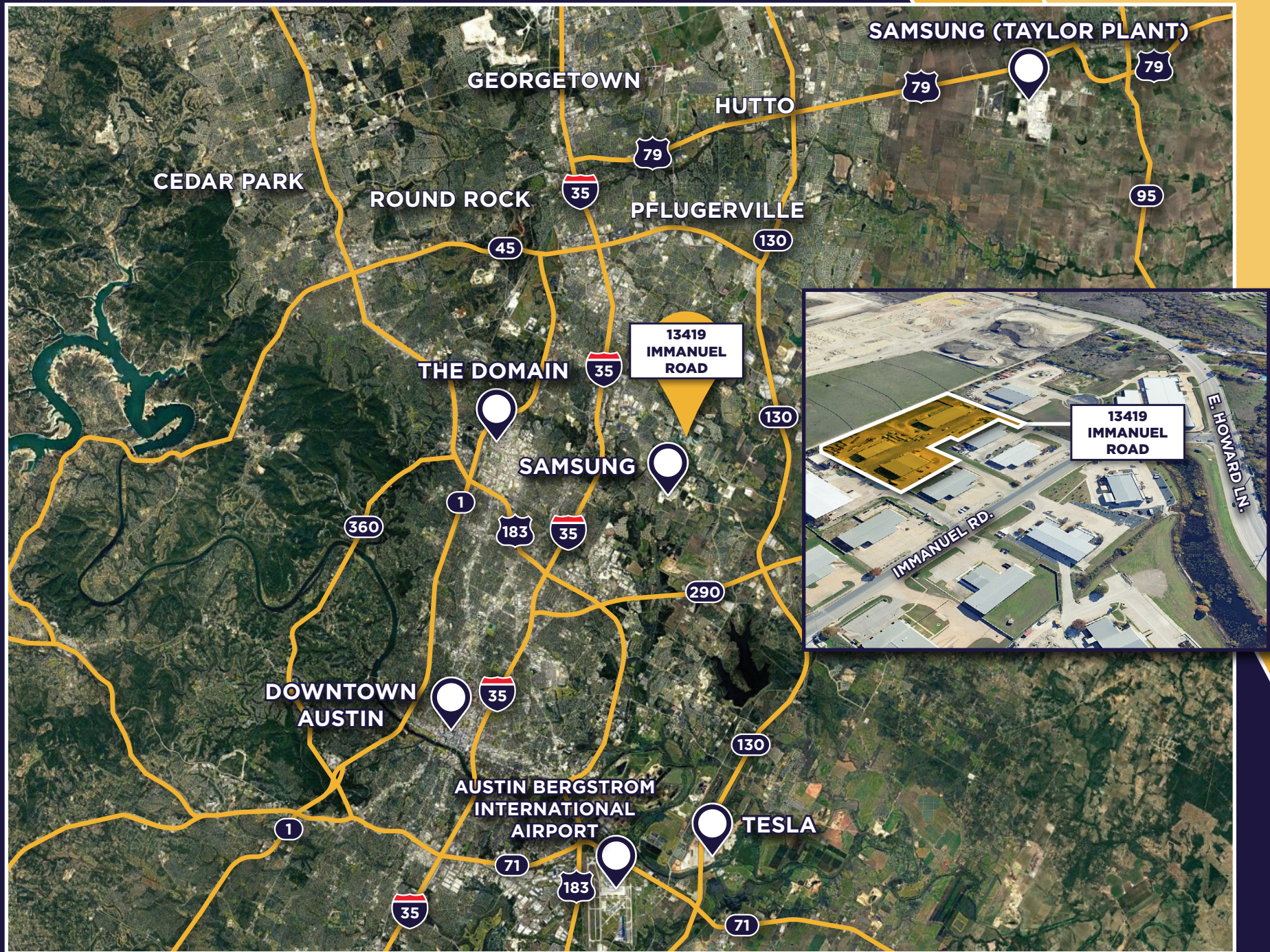
Grade Level Loading

Fully Paved & Secured Site

24' Clear Height

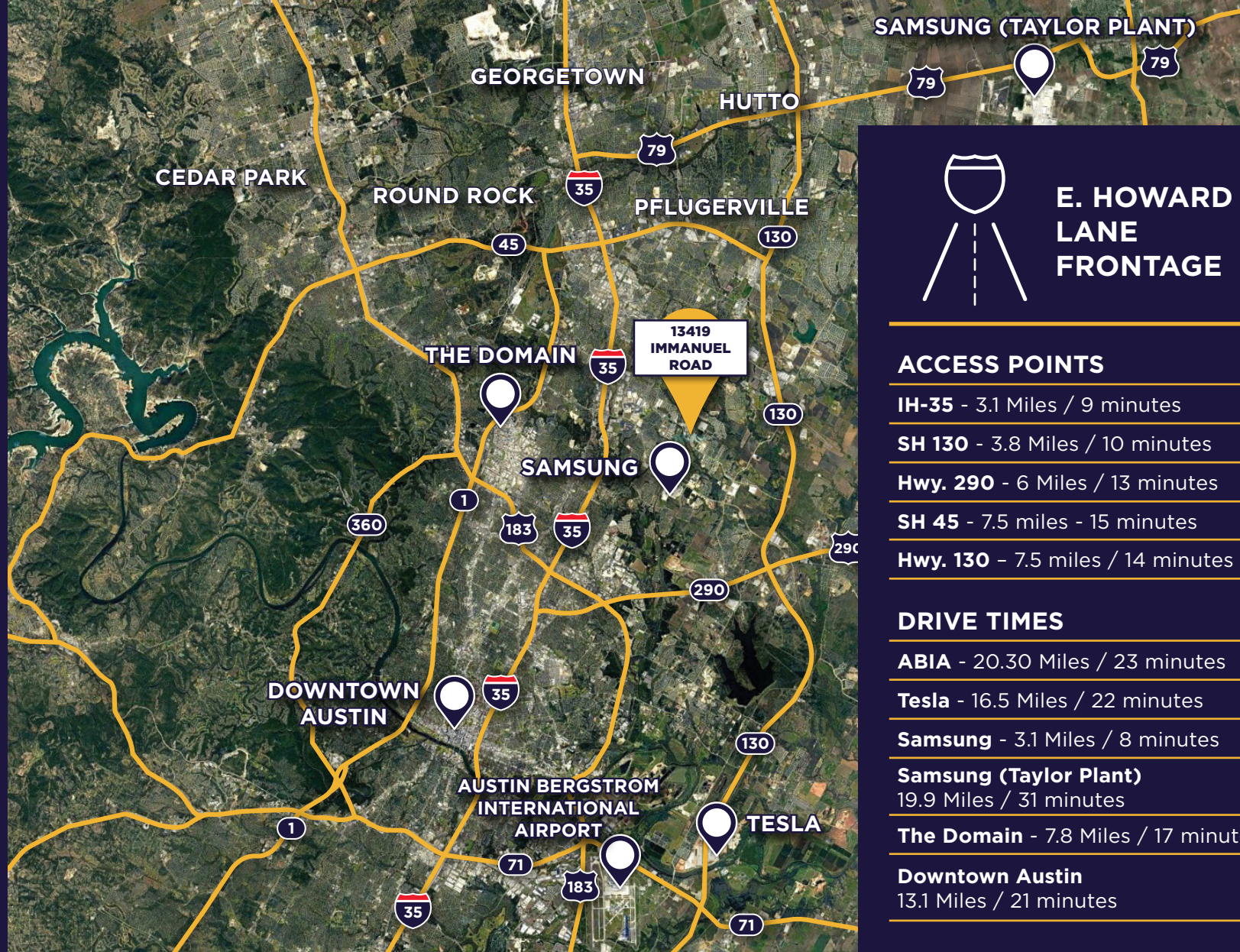
Zoning: Light Industrial (LI)

ACCESS MAP



13419 IMMANUEL RD. | PFLUGERVILLE, TX 78660

ACCESSIBILITY REDEFINED



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