



BARTON OAKS



NEW SUITES AVAILABLE

PROPERTY FEATURES

- Located on Mopac Expressway offering great access to Loop 1, Highway 290, Highway 71, Highway 360, and Highway 2244 (Bee Caves Road)
- Close proximity to the Central Business District (CBD), and numerous retail stores and restaurants in Southwest Austin (Bee Caves Road, Barton Creek Mall and Sunset Valley)
- Near popular outdoor destinations including Zilker Park, Greenbelt, Barton Springs and the Lady Bird Hike and Bike Trail
- Covered parking
- On-site management
- Texas Land and Cattle and IHOP located on-site

BRAD PHILP

bphilp@streamrealty.com
512.481.3018

SCOTT DESKINS, JR.

scott.deskins@streamrealty.com
512.481.3025

CONNOR ATCHLEY

connor.atchley@streamrealty.com
512.481.3006

**STREAM**

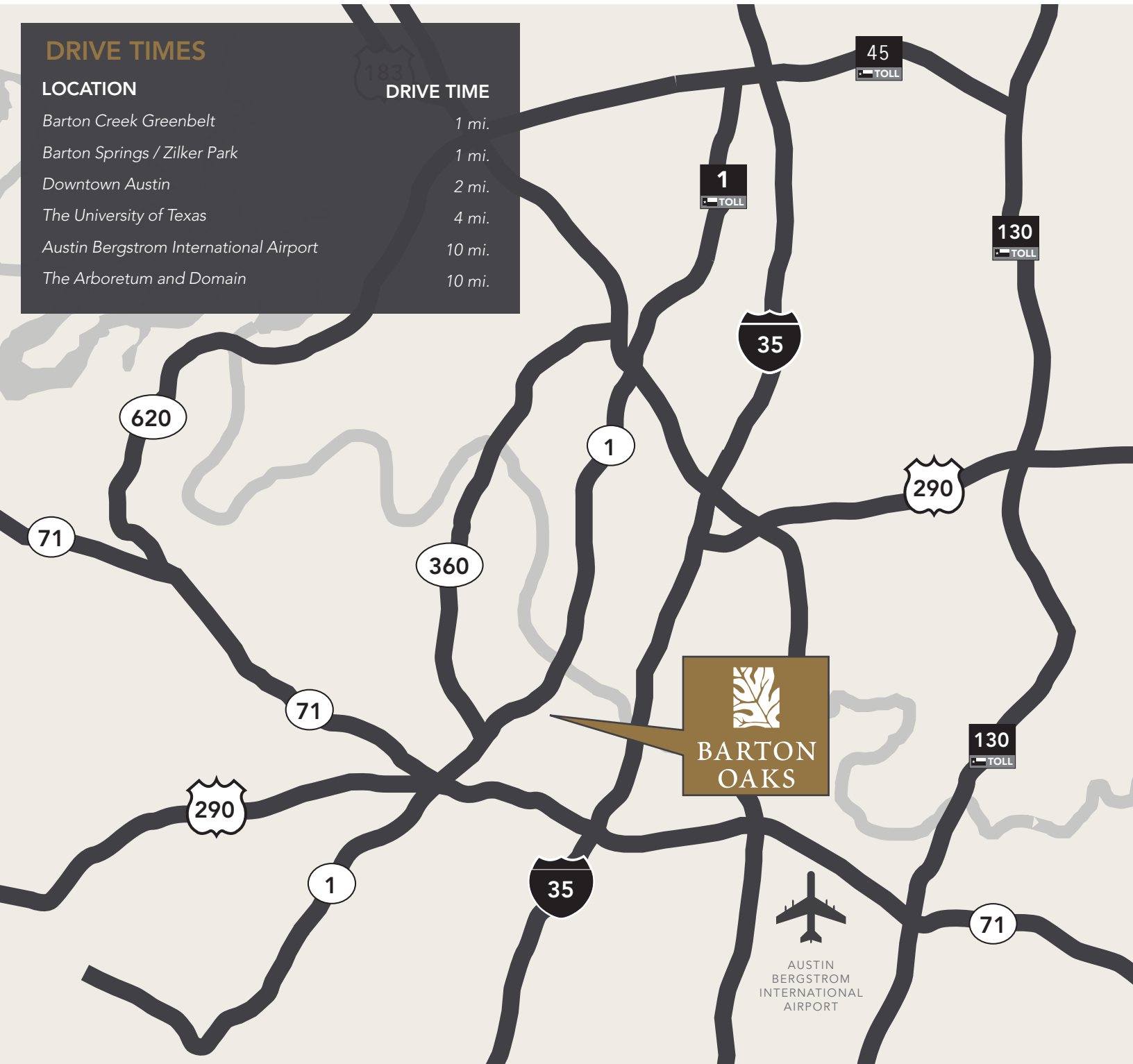
DRIVE TIMES

LOCATION

Barton Creek Greenbelt
Barton Springs / Zilker Park
Downtown Austin
The University of Texas
Austin Bergstrom International Airport
The Arboretum and Domain

DRIVE TIME

1 mi.
1 mi.
2 mi.
4 mi.
10 mi.
10 mi.





WESTLAKE MARKET

RESTAURANTS

Chipotle
Starbucks
Jason's Deli
Chinatown
Papa John's
McDonald's
Daily Juice

RETAIL

Verizon
Randall's
FedEx Office
Bank of America
Beehive
Super Cuts
Bee Caves Spa & Nails
Mail Center USA

THE WEST WOODS

RESTAURANTS

Thundercloud Subs
Tiff's Treats
Great Harvest Bread
Las Palomas
Trianon
Bountiful Bakery
Bombay Grill
Tokyo
Taco Bell
Smoothie King
Lotus Hunan
Froyoyo
Carl's Junior

RETAIL

Stein Mart
CVS
US Post Office
Michael's
Radio Shack
The UPS Store
Chase Bank

SUNSET VALLEY

RESTAURANTS

Quiznos
Applebee's
Wendy's
Macaroni Grill
Johnny Carinos
Firebowl Cafe
Craig O's Pizza
Schlotzsky's
Luby's
La Madeleine
Zoe's Kitchen
Mighty Fine Burger
Fire Bowl Cafe
Which Wich
Wendy's
Longhorn Steakhouse
Mama Fu's

RETAIL

Academy
Bed Bath & Beyond
TJ Maxx
Sam's Club
Best Buy
Barnes and Noble
Pier One
Home Depot
Ross Dress for Less
PetsMart
Petco
Michael's
Old Navy
Linens and Things
Ulta
FedEx Office

WESTLAKE SQUARE

RESTAURANTS

Austin's Pizza
Popeye's
Capital City Subs
Subway

RETAIL

Wells Fargo Bank
Walgreen's

BARTON CREEK SQUARE

RESTAURANTS

Abuelo's
Auntie Anne's
California Pizza Kitchen
Chick-Fil-A
Cinnabon
Dippin' Dots
Flamers
Frullati Cafe
GNC
Great American Cookie
Gumballs
Lammes Candies
Marble Slab
Meeju's Coffee
Nordstrom Cafe
Pretzel Time
Quiznos
Sarku Japan
Side Wok Cafe
Simon's Sushi
Smoothies Yogurt
Villa Pizza

RETAIL

Apple
Abercrombie
Ann Taylor
Armani Exchange
AT&T
Banana Republic
Bath & Body Works
Brookstone
J. Crew
Coach
Dillard's
Express
Fossil
Gap
Hollister Co.
JC Penney
Johnson & Murphy
Limited
Lucky Brand
Macy's
Nordstrom
Old Navy
Pottery Barn
Sears
Williams-Sonoma

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