

FOR SUBLEASE

Barton Oaks Plaza III

901 S Mopac Expy

+/- 7,000 SF

AVAILABLE IMMEDIATELY

\$5 NNN + OPEX



FOR LEASING INFORMATION:

BRAD PHILP | 512.983.3553 | BPHILP@STREAMREALTY.COM

BRIDGER GUNDERSON | 512.481.3033 | BRIDGER.GUNDERSON@STREAMREALTY.COM

FOR SUBLEASE

Barton Oaks Plaza III

901 S Mopac Expy

Suite 400

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LEASE EXPIRATION: 4/31/2025

RATE: REDUCED TO \$5 NNN + OPEX

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The Best of Both Worlds

With the location equidistant to the Central Business

District and the beautiful area of Westlake Hills, Barton Oaks

provides direct access to Austin's most alluring qualities

At - A - Glance

Ideal creative office layout

Exposed ceilings and high end finishes

Covered parking at: 4:1,000 SF

Dramatic downtown views from your desk

Salt Trader Coastal Cooking
& IHOP located on-site

Some furniture available

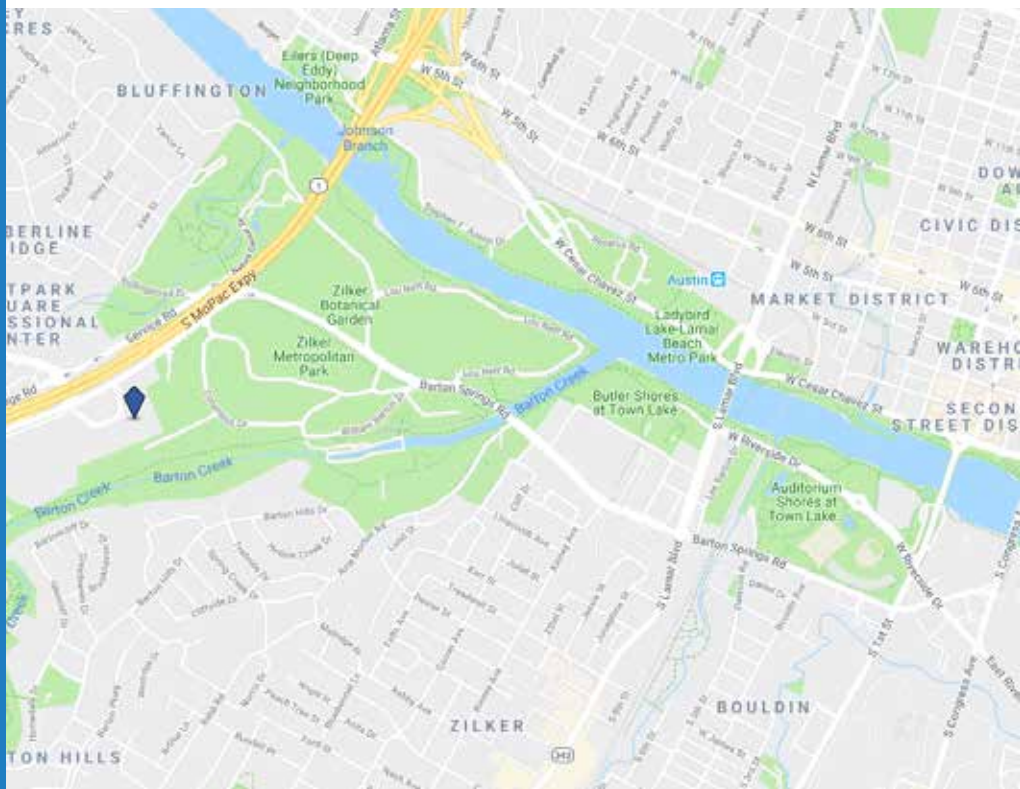
Within Five Minutes

Zilker Park

The Greenbelt

Barton Springs

Lady Bird Hike & Bike Trail



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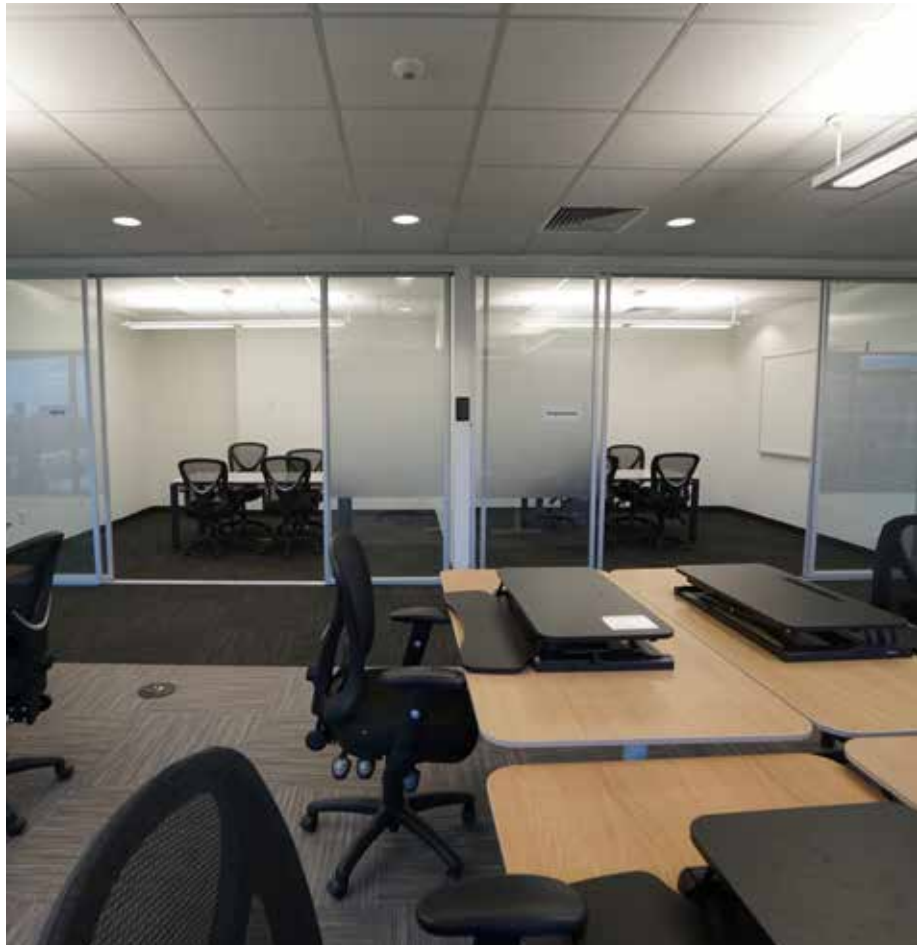
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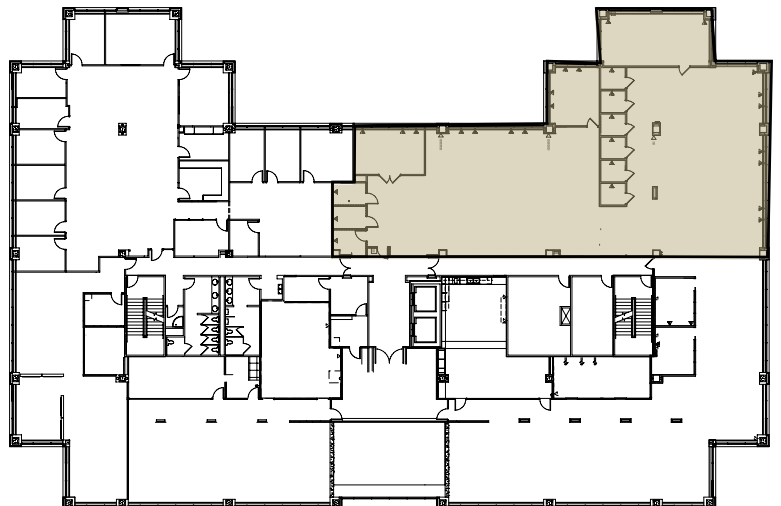
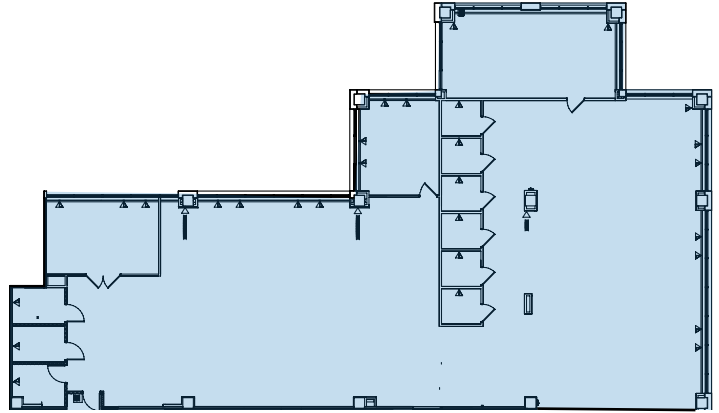
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