## Office Space for Lease



## 3015 San Pedro Ave, San Antonio, TX 78212

**Rental Rate** 

**Property Type** Office

Property Sub-type Loft/Creative Space

**Building Class** 

**Rental Building Area Year Built** Renovated

9,016 SF 1979 2019

**Cross Street** 

W Hollywood

## **Central Location**



#### **DESCRIPTION**

The Bauhaus Media Building has available 3 office suites on the 1st floor and 1 office suite on the 2nd floor. All are newly renovated.

Located on the corner of San Pedro & West Hollywood in the heart of the popular Monte Vista Neighborhood.

Easy access to I-10 and US 281, and less than three miles from Trinity University, University of the Incarnate Word, San Antonio College, Brackenridge Park, the San Antonio Zoo, The Playhouse, Alamo Heights shopping and dining, and the Historic Pearl.

Free parking with convenient access to downtown and other San Antonio business districts.

10 minutes from the San Antonio International Airport on US 281.

## **Highlights**

In the heart of the Monte Vista neighborhood Great amenities

# Ample parking. Easy access to downtown, medical center and other business districts.

Newly remodeled.
Spacious interiors.
New carpet, ceilings,
LED lighting





Restrooms,
Storage,
Common Areas



Secure Entrance

Parking & Interior Cameras

Solar Energy You Pay No Electric Bill!

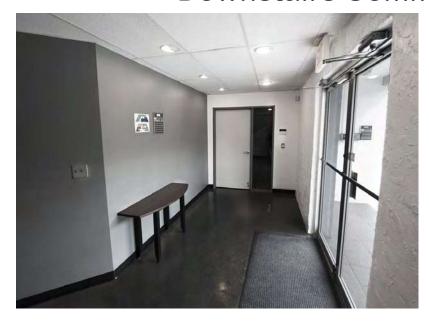








## **Downstairs Common Areas**





Entry Area



Second Floor Access

Kitchen

Hallway to Restrooms Studios Storage



## **TRANSPORTATION**

San Antonio International Airport	10 min	5.6 mi
Major Arteries		
IH 10	5 min west on Hildebrand	
Access South Texas Medical Center NW; D	Oowntown South	
US 281Access San Antonio International Airport No	orth; Museums, Parks	, Downtown South
San Pedro Ave. Business District, Shopping N	ialis North. Downtown	South
	10 min west on Hildebrand istricts and South Texas Medical Center NW	
Walk ScoreAccess dining, convenience and drug stores	68	Somewhat Walkable
Transit Score	46	Some Transit
Major north-to-south VIA bus route		

## **Space Available**

2nd Floor, Ste NE











Expansive lobby, cabinets, storage closet, 3 offices, conference room

#### 2nd Floor, Ste NE

**Rental Rate** 

Service Type Full Service Gross

**Space Available** 1,703 SF

**Space Type** 

Lease Term Negotiable

Date Available No Space Use Off

**Build Out As** 

Floor Fits Now

Office

Standard Office

2nd Floor

5-15 People

Contains reception area, four distinct offices, conference room. and storage closet. Includes Electric, Water, 2x/month cleaning, Street Sign, Pest Control, Security System, Wi-Fi, Trash, and Water Purification.

#### **Amenities**

Air Conditioning Wi-Fi

Partitioned Offices

Conference Room Security System Drop Ceiling

2nd Floor, Ste NE

