

OFFICE FOR LEASE

5926 Balcones Drive | Austin, Texas 78731

# 5926 Balcones



FOR MORE INFORMATION

GRAHAM TRULL

[gtrull@riversideresources.com](mailto:gtrull@riversideresources.com)  
512.484.8909

 RIVERSIDE

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3.34:1,000 RSF Parking Ratio

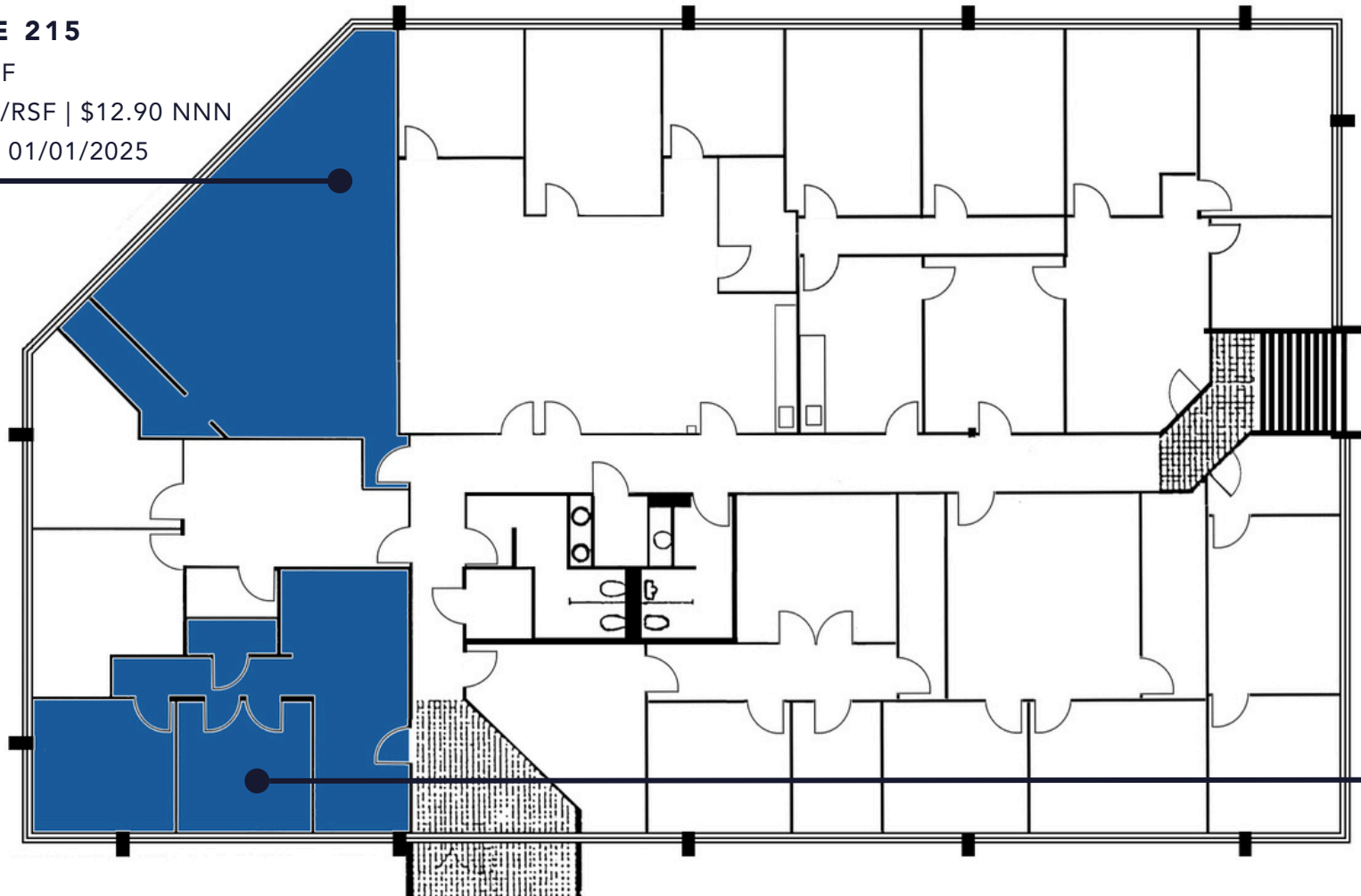
# Level 2

## SUITE 215

763 RSF

\$17.00/RSF | \$12.90 NNN

AVAIL. 01/01/2025



## SUITE 200

721 RSF

\$18.00/RSF

\$12.90 NNN

AVAIL. 01/15/2025

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## Nearby Amenities

### 1 The Arboretum

- Zoe's Kitchen
- Pottery Barn
- Gap | Gap Kids
- Z Gallerie
- Francesca's
- Everything But Water
- Jos. A Bank
- Sunglass Hut
- Amy's Ice Creams
- Five Guys Hamburgers
- Barnes & Noble
- The Cheesecake Factory
- Renaissance Austin
- Knotty Deck & Bar
- Chico's
- BRIO Tuscan Grille
- Blue Baker
- Estancia Churrascaria
- BB&T
- Corner Bakery Cafe
- Chase Bank

### 2 Greystone/Far West

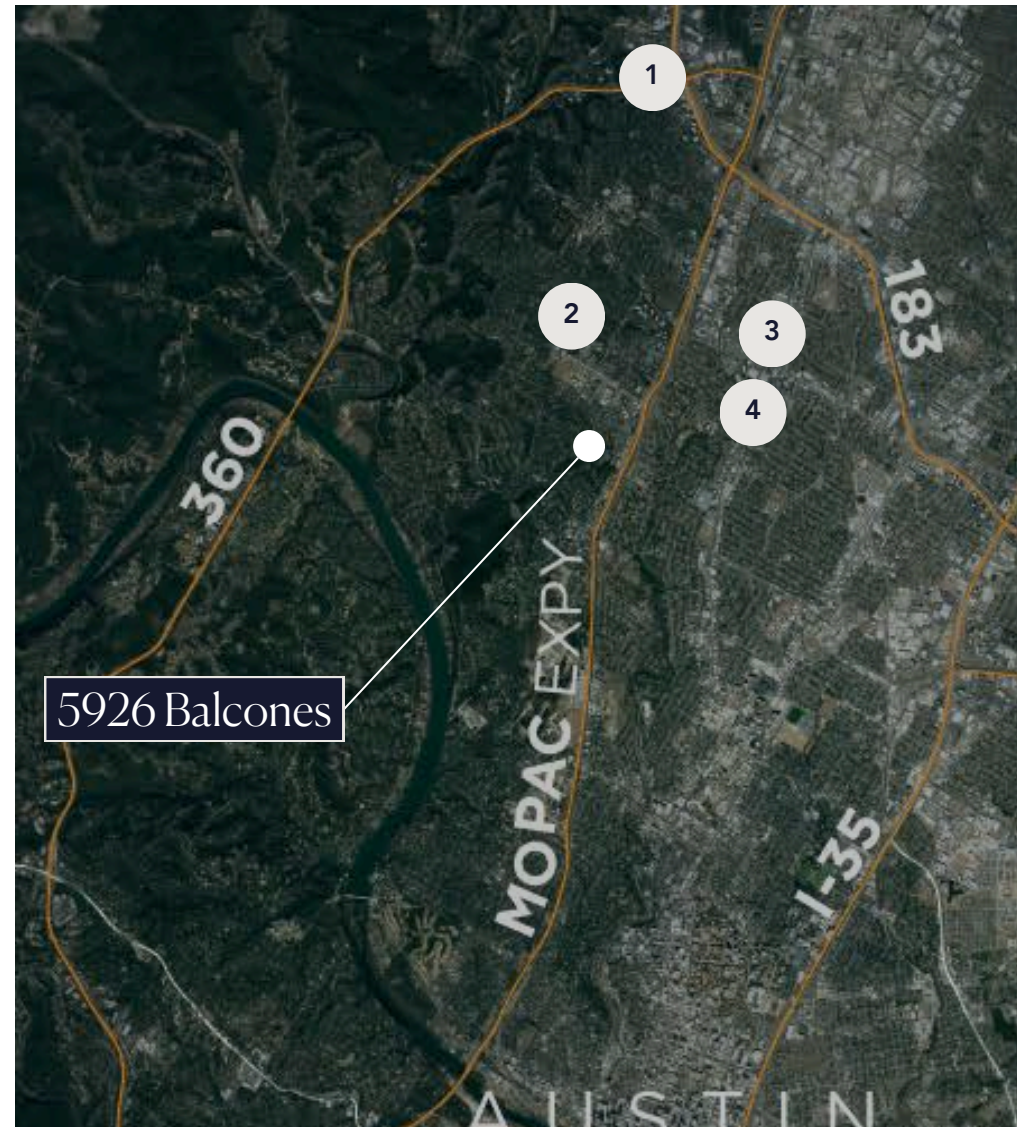
- Austin Terrier
- Chinatown
- Pizza Hut
- Snap Kitchen
- Post Office
- Wendy's
- Starbucks
- HEB
- Wells Fargo Bank
- Quizno's
- Gatti's Pizza
- The UPS Store
- Boulevard Bar & Grill
- Saffron
- La Salsa Mexican Grill
- Bert's BBQ
- Daily Juice Cafe
- Newworld Cafe
- Hao-Q Asian Kitchen
- Frost Bank
- Kneaded Pleasures

### 3 Village Shopping Center

- Zen Japanese
- Cover 3
- Hopdoddy Burger Bar
- Starbucks
- Whataburger
- Office Depot
- Alamo Drafthouse Cinema
- CVS
- The Goodnight

### 4 Northcross Mall

- Tarka Indian Kitchen
- Dos Batos Tacos
- Which Which
- Tea Haus
- Sonic Drive-in
- Panda Express
- Wal-Mart Supercenter
- Anytime Fitness



# Contact

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