



HARDY OAK MEDICAL PAVILION

18707 Hardy Oak Blvd. | San Antonio, Texas 78258



STREAM



HARDY OAK MEDICAL PAVILION

Class A Medical Office Space For Lease

Hardy Oak Medical Pavilion is the premier, off-campus, medical office building located in the heart of the Stone Oak healthcare market. This 5-story, Class A building is 116,838 square feet and offers move-in ready, second generation suites and shell suites of various sizes to provide for a custom design and build-out opportunity. This building is conveniently located at the corner of Sonterra Blvd. and Hardy Oak Blvd. with safe ingress and egress from a signaled intersection and quick access to US Hwy 281 & Loop 1604. This strategic location in the North Central submarket helps avoid the congestion and density of the area with easy access to residential areas from the recently completed extension of Hardy Oak Blvd.

This property is the most recently developed and meticulously maintained multi-tenant medical property where tenants can benefit from cross-referral opportunities. Patients benefit from ample, free surface parking with a safe, drive through patient loading and unloading area while reserved covered parking is available for physicians and staff. Hardy Oak Medical Pavilion is located immediately next door to Methodist Hospital Stone Oak and across from South Texas Spine & Surgical Hospital. The immediate area provides for ample amenities for entertainment, dining, and hospitality.



Property Highlights

- On-site STRIC Imaging Center & Quest Laboratory
- Ample surface parking with safe patient loading & unloading area
- Reserved covered parking available.
- Directly adjacent to Methodist Hospital Stone Oak & South Texas Spine & Surgical Hospital and one mile from North Central Baptist Hospital
- Ample amenities nearby to include entertainment, dining and hospitality



Building Summary

- Year Built: 2009
- Building Size: 116,838 SF built on 9 acres
- Parking Ratio: 4.5/1000 SF
- Lease Rate: Negotiable (NNN) with generous TI
- # of Floors: 5
- Move-in ready suites and shell spaces available



Building Availabilities

LEVEL 3

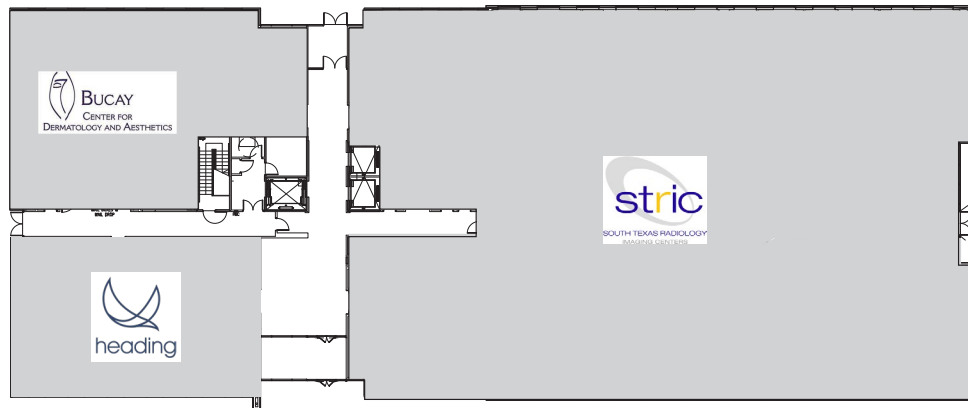
Suite 300: 6,171 RSF

LEVEL 4

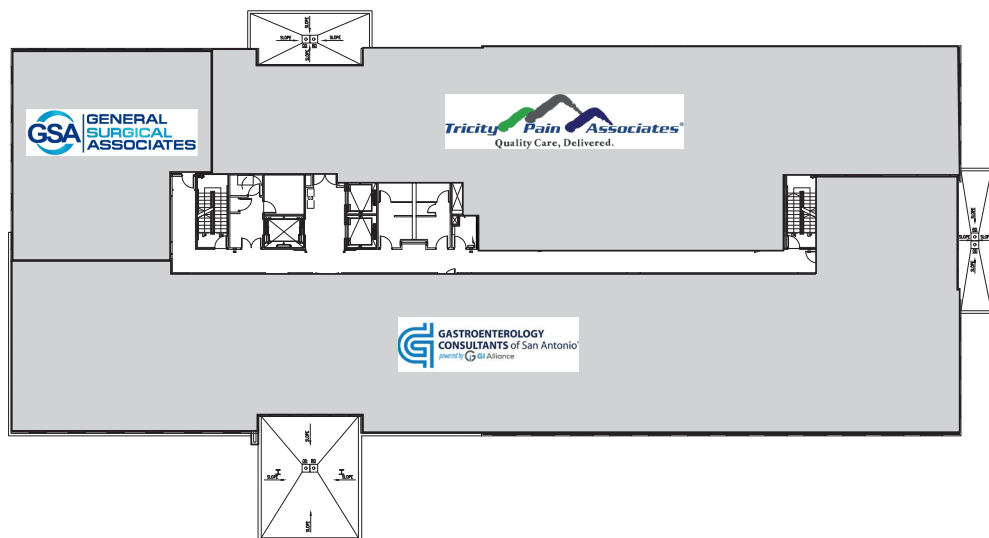
Suite 455: 2,280 RSF

HARDY OAK MEDICAL PAVILION

Level 1



Level 2



HARDY OAK MEDICAL PAVILION

Level 3



Available
Suite 300
6,171 RSF



Click For
Beyond View
Virtual Tour

Level 4



Available
Suite 455
2,280 RSF

HARDY OAK MEDICAL PAVILION

Level 5



Nearby Map & Amenities

(1 Mile Radius)



RESTAURANTS

Merit Coffee
 First Watch
 Gorditas Dona Tota
 Brick House Tavern & Tap
 Krispy Kreme
 Honmachi Sushi
 Chuck E. Cheese
 Chick Fil-A
 McDonald's
 The Hoppy Monk
 Little Woodrow's
 Schlotsky's
 Bill Miller Bar BQ

Laguna Madre Seafood
 Buffalo Wild Wings
 Café Art
 Starbucks
 Genghis Grill
 Red Robin
 HEB
 Zio's Italian Restaurant
 La Madeleine French Bakery
 Pei Wei
 Chuy's
 Red Lobster
 China Harbor
 Chili's Grill & Bar

SHOPPING

North Pointe Shopping Center
 Legacy Shops
 Waterford at Stone Oak
 Stone Oak Plaza
 Sonterra Village
 Blanco Market
 Stonehue Center
 Stone Oak Crossing

Walgreens Pharmacy
 Macy's
 Village at Stone Oak
 Encino Park Center
 The Shops at Fossil Creek
 The Commons at Wilderness Oaks
 Vineyard Shopping Center

BANKS

Bank OZK
 The Bank of San Antonio
 Broadway Bank
 Plains Capital Bank
 Frost Bank (2)
 Jefferson Bank
 Falcon International Bank
 Wells Fargo Bank
 Chase Bank
 Bank Of America

FITNESS CENTER

LifeTime Fitness
 Planet Fitness
 Orange Theory Fitness
 Iron Tribe Fitness
 Peak Fitness
 LA Fitness

GAS

Shell (3)
 Chevron (2)
 Circle K

Nearby Distances

SA Int'l Airport
15 Minutes



Shops at La Cantera
17 Minutes



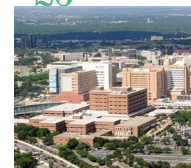
Downtown S.A.
20 Minutes



The Rim Shopping Ctr
22 Minutes



South TX Medical Ctr
23 Minutes



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Contact Information



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