



# 2205 E 5TH STREET

2205 E 5TH STREET, AUSTIN, TX 78702



## SINGLE TENANT OFFICE FOR LEASE

[VIDEO TOUR LINK - CLICK HERE](#)

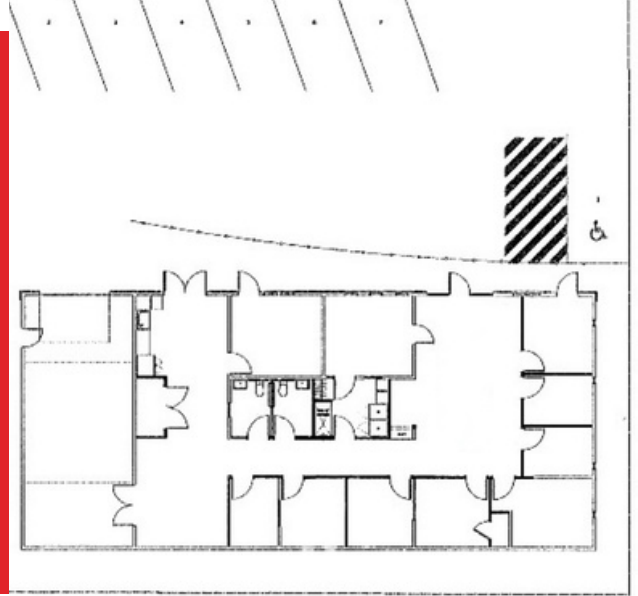


- SIZE : 3,108 SF
- BASE RENT : \$30.00 WITH 3% ANNUAL INCREASES
- NNN : \$14.52
- SEPARATE TENANT EXPENSES :
- UTILITES, JANITORIAL, LAWNCARE
- TERM : NEGOTIABLE
- AVAILABILITY : IMMEDIATELY

CHAD JEWELL // 512-633-7703 MOBILE  
[CHAD@AUSTINOFFICESPACE.COM](mailto:CHAD@AUSTINOFFICESPACE.COM)



- STAND-ALONE BUILDING FOR A SINGLE TENANT
- COMBINATION OF PRIVATE OFFICES & OPEN SPACE
- INCLUDES GARAGE WITH ROLL-UP DOOR, 2 RESTROOMS & SHOWER
- GATED PARKING LOT WITH 11 PARKING SPACES
- ADDITIONAL FREE STREET PARKING ON E 5TH
- BUILDING SIGNAGE/BRANDING OPPORTUNITY



***WALKABLE EAST AUSTIN LOCATION***  
***NEAR AMAZING RESTAURANTS, BARS AND NEIGHBORHOOD RETAIL***

