



**HOWARD**

**130**

**NEW CLASS A INDUSTRIAL DEVELOPMENT**

**6719 EAST HOWARD LANE**

  
**STREAM**

# HOWARD

# 130

6719 E HOWARD LANE  
AUSTIN, TEXAS 78653

## FULLY DELIVERED WITH MOVE IN READY SPEC SUITES

Howard 130 - Cutting edge industrial project offering easy accessibility in Northeast Austin encompassing 29 acres. The unmatched and institutional quality of construction will lead to a modern 376,380 SF Class A distribution warehouse project.

Howard 130 is positioned next to some of Austin's largest corporate neighbors, only minutes from Applied Materials, Dell, Samsung, and Amazon distribution centers. Located between I-35 and SH-130, this single phase, three-building project is only 20 minutes from The Domain and Downtown Austin and offers an abundance of opportunity in one of Austin's fastest growing industrial areas.





# DRIVE TIMES

**13** MILES  
DOWNTOWN AUSTIN

**18** MILES  
AUSTIN-BERGSTROM

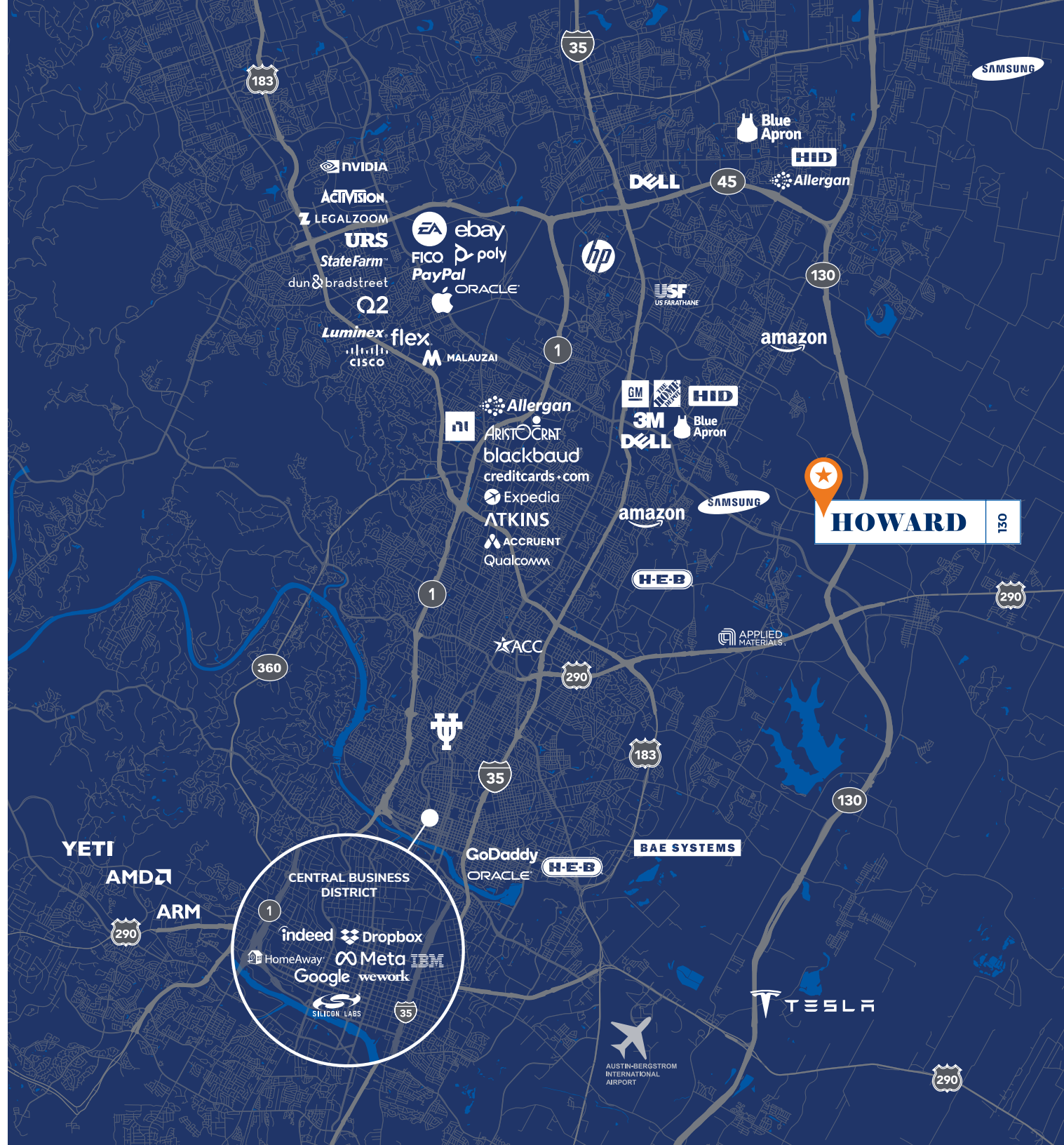
**94** MILES  
SAN ANTONIO

**154** MILES  
HOUSTON

**188** MILES  
DALLAS / FT. WORTH

**STREAM**

HOWARD130.COM



# SITE PLAN

[CLICK TO EXPLORE 3D MODEL](#)

[CLICK TO VISIT HOWARD130.COM](#)



**SAM OWEN** | 512.481.3030  
sowen@streamrealty.com

**LUKE WATSON** | 512.481.3056  
luke.watson@streamrealty.com

**WILL NICHOLS** | 512.481.3009  
wnichols@streamrealty.com





# SITE HIGHLIGHTS

## BUILDING 1

31,600 SF AVAILABLE

**376,380 SF**

TOTAL BUILDING AREA

## BUILDING 2

LEASED - 84,000 SF

**29.02 AC**

SITE ACREAGE

## BUILDING 3

LEASED - 197,980 SF

**1.19/1,000 SF**

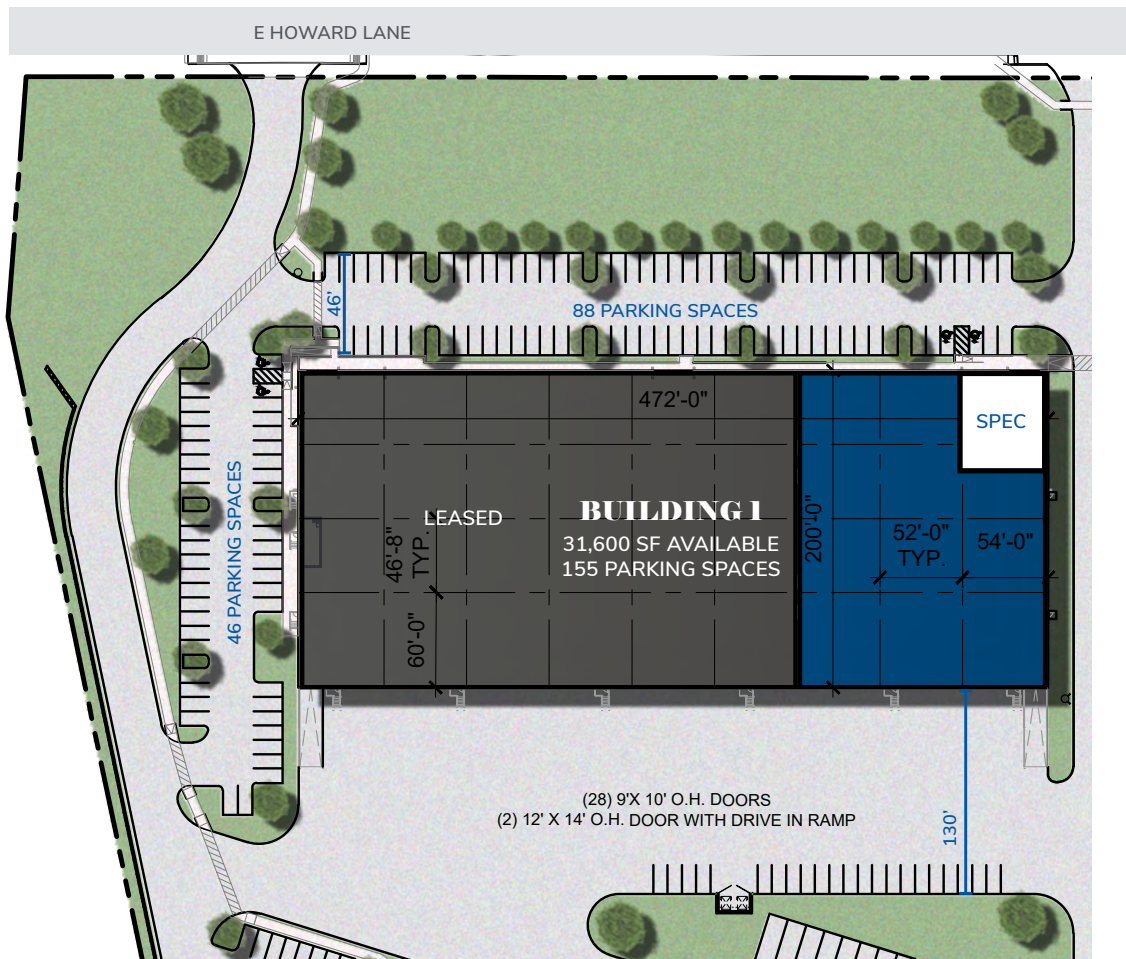
PARKING RATIO

LOCATED IN THE TRIPLE FREEPORT TAX EXEMPTION ZONE



STREAM





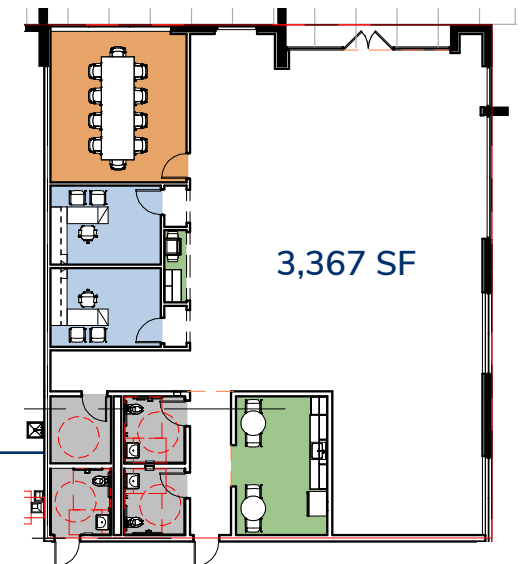
**SPEC SUITE  
DELIVERED**

# BUILDING

ONE

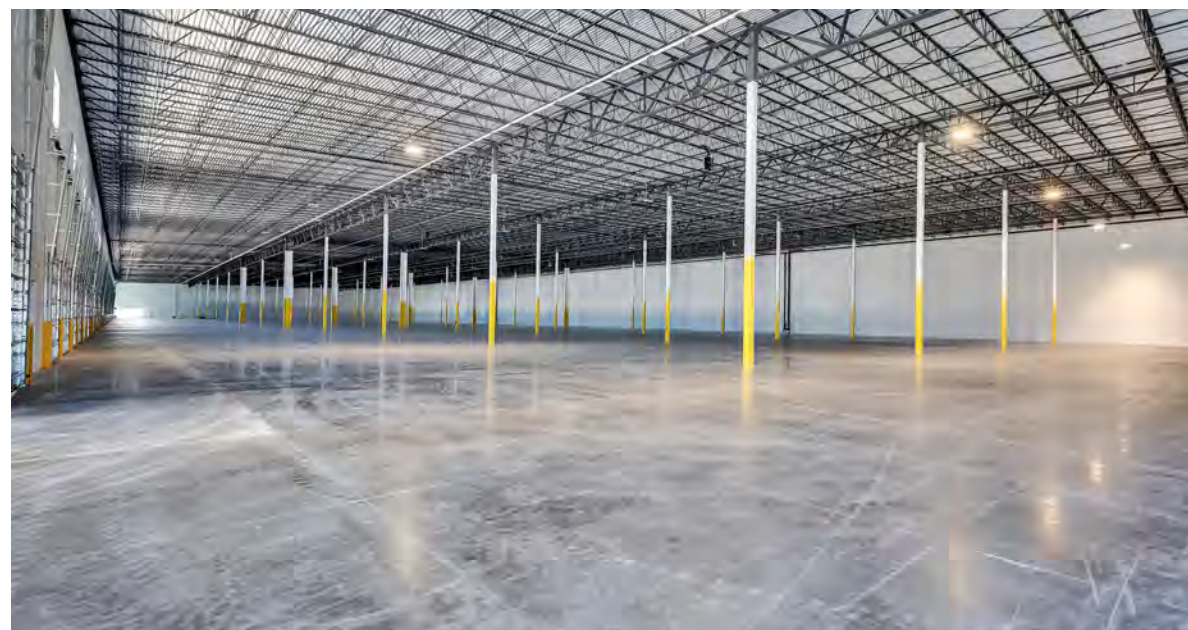
## PROPERTY HIGHLIGHTS

SQUARE FEET	94,400 TOTAL SF 31,600 SF AVAILABLE
CLEAR HEIGHT	+/- 32'
BUILDING DEPTH	200'
DOCK DOORS	12 DOCK HIGH
DOCK DOORS + RAMP	1
TRUCK COURT	130'



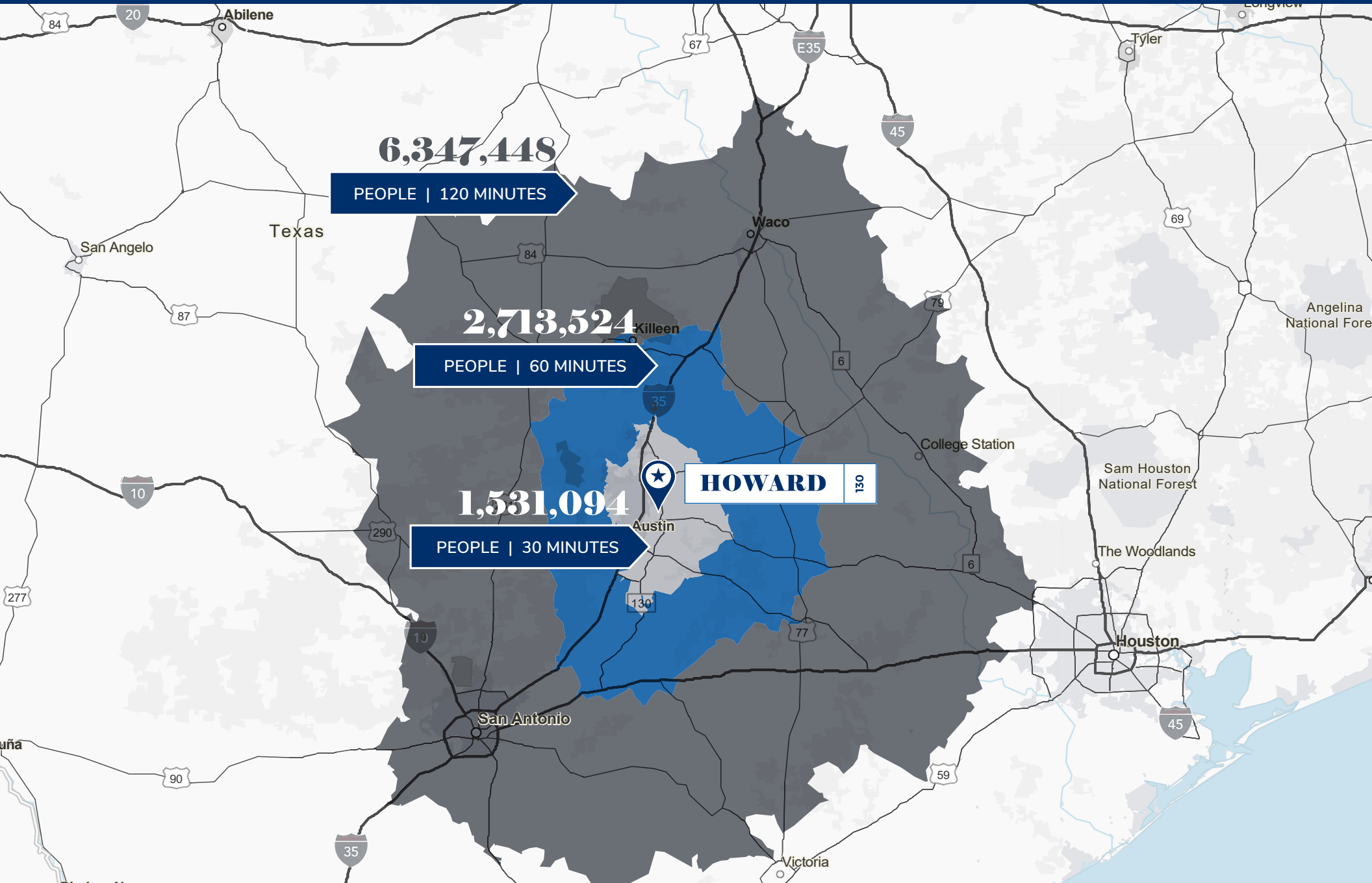


# PROPERTY PHOTOS



# Area Population

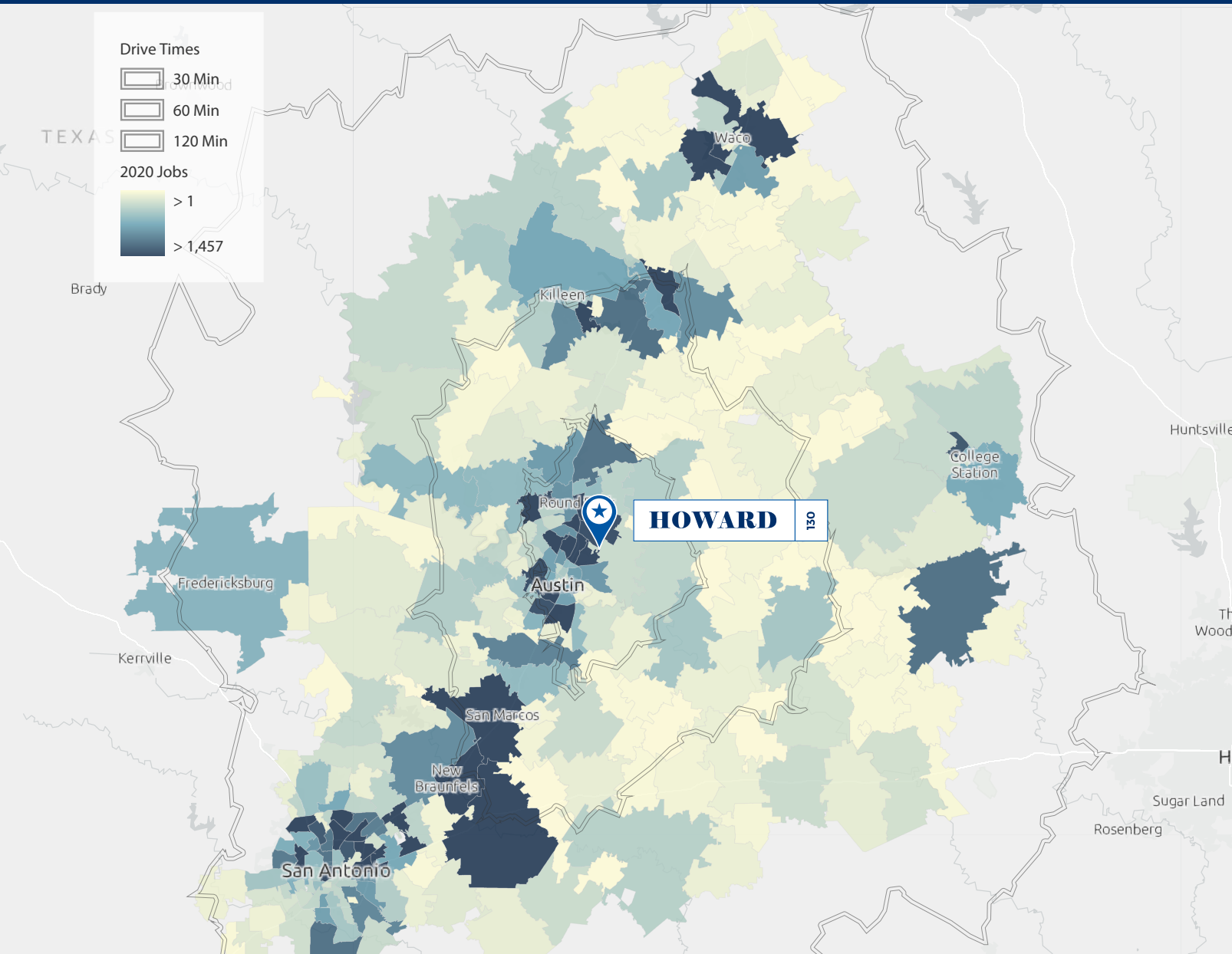
30, 60, 120 RADIUS MARKERS





# Abundant Labor

PROJECTED JOB GROWTH



## WAREHOUSE & DISTRIBUTION WORKFORCE

### 30 MINUTE DRIVE TIME

**36,036**

Labor Force

**\$16.88**

Average Hourly Wage

**\$35,102**

Average Annual Income

### 60 MINUTE DRIVE TIME

**58,668**

Labor Force

**\$16.68**

Average Hourly Wage

**\$34,697**

Average Annual Income

### 120 MINUTE DRIVE TIME

**162,163**

Labor Force

**\$16.34**

Average Hourly Wage

**\$33,998**

Average Annual Income

Actual purchasing power will be 3% greater than the national median when we adjust for regional cost of living (which is 2% lower than average).

# HOWARD

130



**HOWARD130.COM**

**SAM OWEN** | 512.481.3030 | [sowen@streamrealty.com](mailto:sowen@streamrealty.com)

**LUKE WATSON** | 512.481.3056 | [luke.watson@streamrealty.com](mailto:luke.watson@streamrealty.com)

**WILL NICHOLS** | 512.481.3009 | [wnichols@streamrealty.com](mailto:wnichols@streamrealty.com)

