

2600 LONGHORN

AUSTIN
NORTH SUBMARKET

2600 Longhorn Blvd, Suite 104
Austin, TX 78758



FOR LEASE

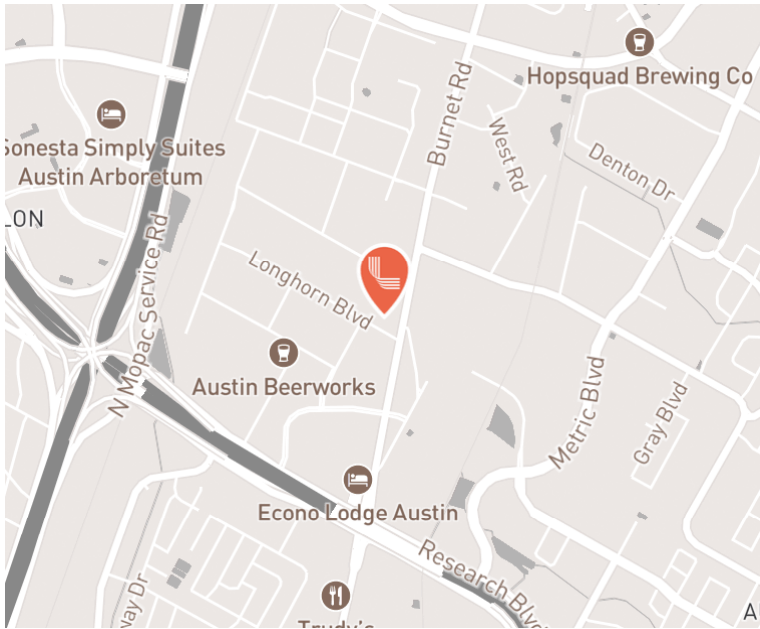
±4,600 SF

SUITE 104



LEASED BY

CBRE

[illegible]

Suite Size: ± 4,600 SF

Office: $\pm 2,738$ SF

Warehouse: ± 1,862 SF

Loading: 1 Grade Level

Clear Height: 12'

Car Parking: 2.61/1000 SF (12 Spaces)

Configuration: Rear Load

Occupancy: Available Now

Renowned as a leading U.S. tech hub that also features a diverse range of other sectors, Austin continues to experience major population growth and accompanying development.

FOR LEASE

±4,600 SF

Quick connections to TX-183, I-35, and MoPac Expy Hwy 1, and road infrastructure upgrades are underway to further streamline access.

→ The Domain offers a variety of premier shopping and dining options, and Q2 Stadium, two breweries, and light rail are all within walking distance.

→ Longhorn Business Park encompasses more than 868,000 SF of commercial real estate space across 20 buildings.

Committed to Driving Value for Our Customers

Properties with a Competitive Edge

Our scale, proprietary data and local relationships allow our 1,200+ skilled team members to help customers stay ahead of market trends.

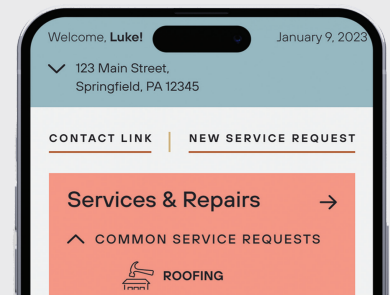


Best-in-Class Customer Service

Our on-the-ground regional teams provide you with local expertise, leveraging data-driven insights to find the right solutions for your business.

Link+

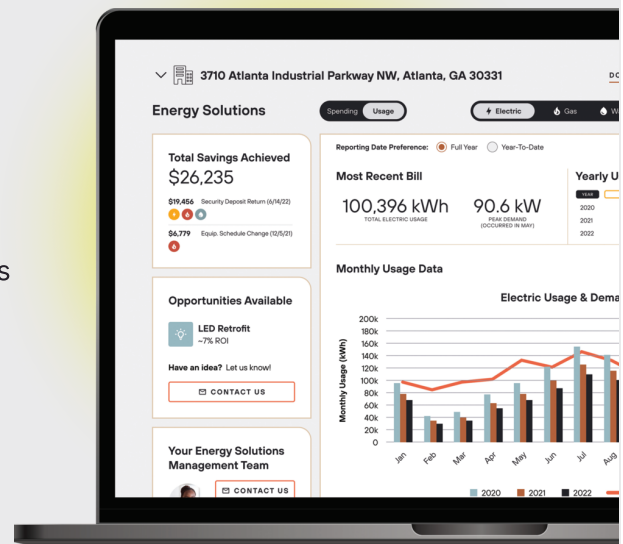
Our digital customer experience platform provides easy access to your property management teams, lease documents, billing and service requests. Sign up today!



500 Million
Square Foot
Portfolio

Energy Solutions

Our comprehensive energy and utility management program enables customers to achieve savings and access our in-house sustainability experts. Enroll through Link+.



CONTACT INFORMATION

2600 Longhorn Blvd, Suite 104
Austin, TX 78758

Darryl Dadon

darryl.dadon@cbre.com
(512) 499-4953

Olivia Reed

olivia.reed@cbre.com
(512) 482-5591

Jake Frickenschmidt

jake.frickenschmidt@cbre.com
(512) 418-3238

This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.



LEASED BY

CBRE