



OFFICE SPACE
FOR SALE

ASKING PRICE: \$335,000

SUITE N8 900 RSF

SPICEWOOD FOREST

4131 SPICEWOOD SPRINGS ROAD | STE. N8 | AUSTIN, TX 78759

OFFICE SPACE FOR SALE

SUITE N8 | 900 RSF | ASKING PRICE: \$335,000

Monthly HOA fee is \$340



JIM SPRINKLE, LEASING & BROKERAGE

PHONE: (512) 750-5255

EMAIL: sprinkle@kuceraco.com

4131 SPICEWOOD SPRINGS ROAD | STE. N8

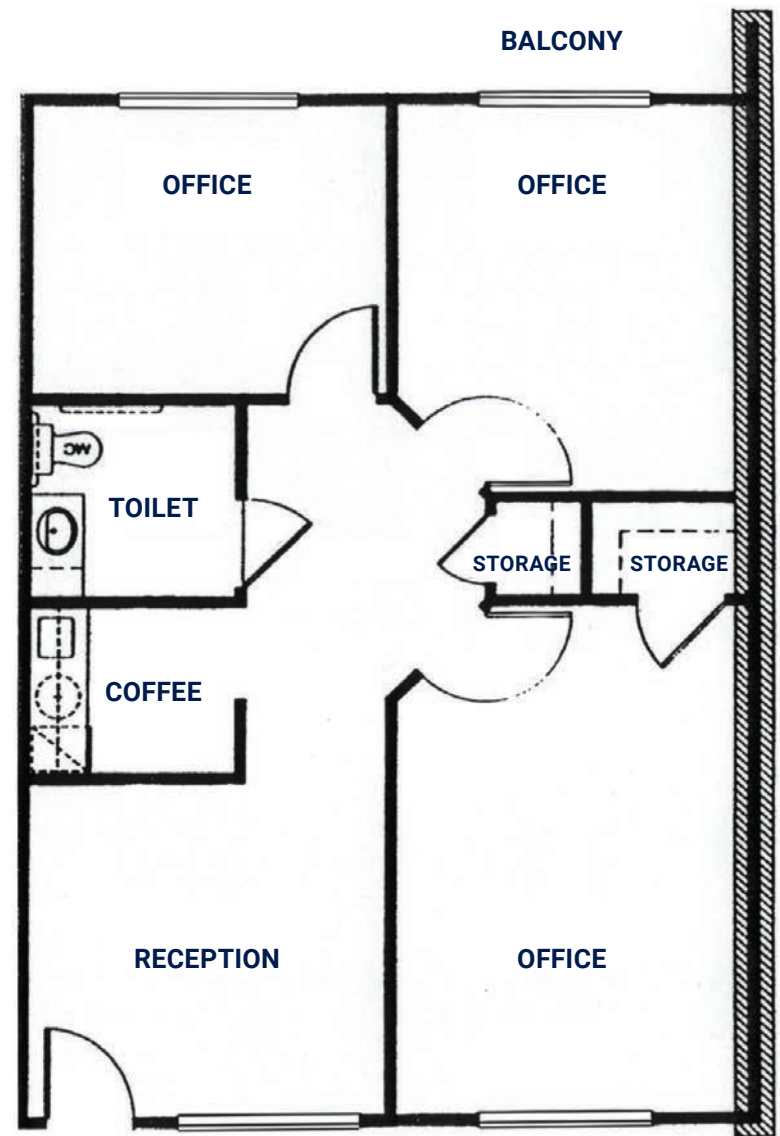
AUSTIN, TX 78759

PROPERTY FEATURES

- SECOND FLOOR SUITE WITH ELEVATOR
- LARGE WINDOWS WITH AN ABUNDANCE OF NATURAL LIGHTING
- STONE WALLS IN SOME ROOMS
- OPEN PARKING
- PEACEFUL, LOVELY, PARK-LIKE CAMPUS
- WITHIN WALKING DISTANCE TO TORCHY'S, WALLY'S, GALAXY CAFE AND STARBUCKS



FLOOR PLAN



JIM SPRINKLE, LEASING & BROKERAGE

PHONE: (512) 750-5255

EMAIL: sprinkle@kuceraco.com

4131 SPICEWOOD SPRINGS ROAD | STE. N8

AUSTIN, TX 78759

OFFICE SPACE FOR SALE

BUILDING LOCATION

SUITE N8 | 900 RSF | ASKING PRICE: \$335,000

Monthly HOA fee is \$340



JIM SPRINKLE, LEASING & BROKERAGE

PHONE: (512) 750-5255

EMAIL: sprinkle@kuceraco.com

4131 SPICEWOOD SPRINGS ROAD | STE. N8

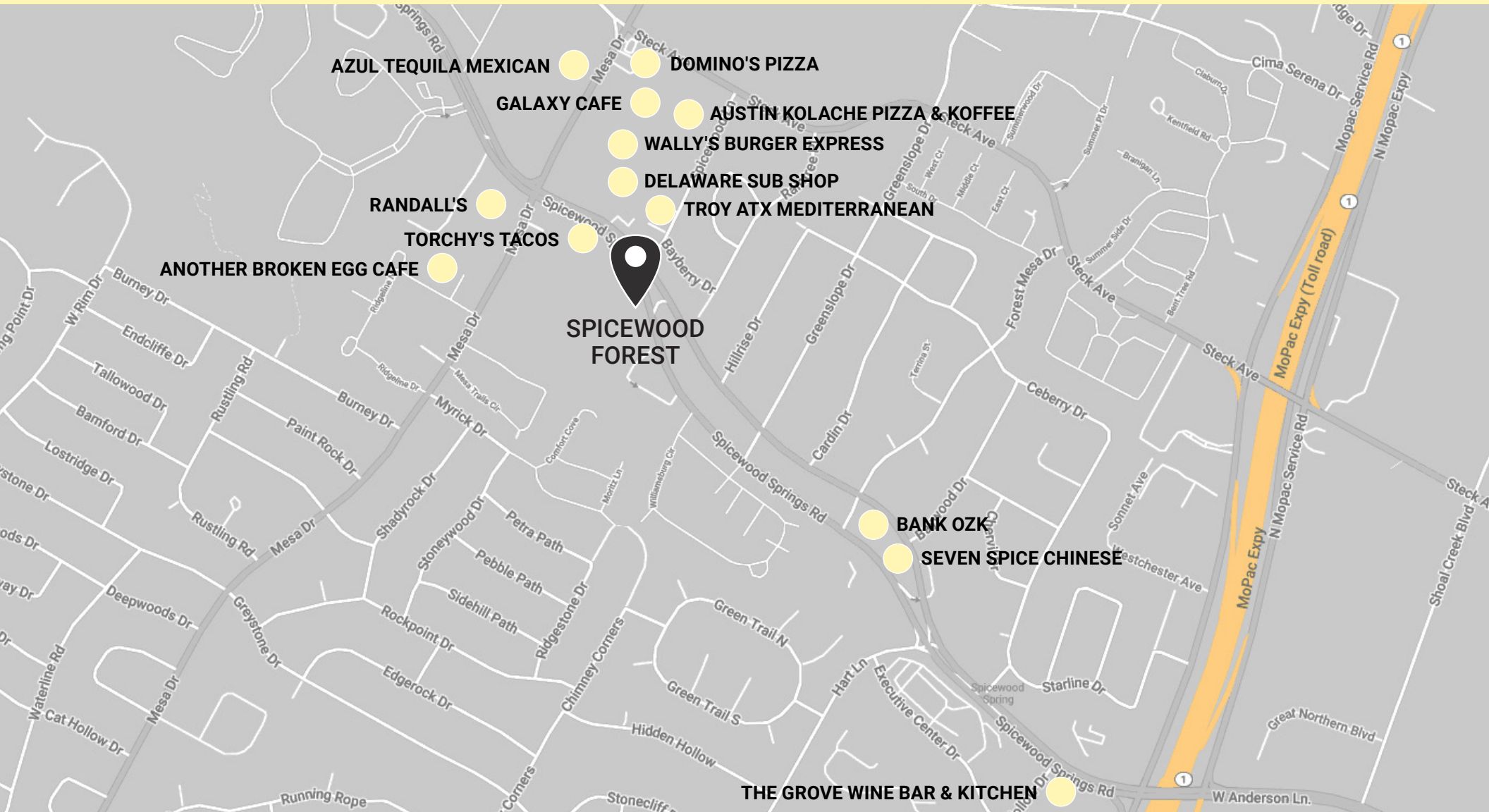
AUSTIN, TX 78759

OFFICE SPACE FOR SALE

SUITE N8 | 900 RSF | ASKING PRICE: \$335,000

NEARBY AMENITIES

Monthly HOA fee is \$340



JIM SPRINKLE, LEASING & BROKERAGE

PHONE: (512) 750-5255

EMAIL: sprinkle@kuceraco.com

4131 SPICEWOOD SPRINGS ROAD | STE. N8

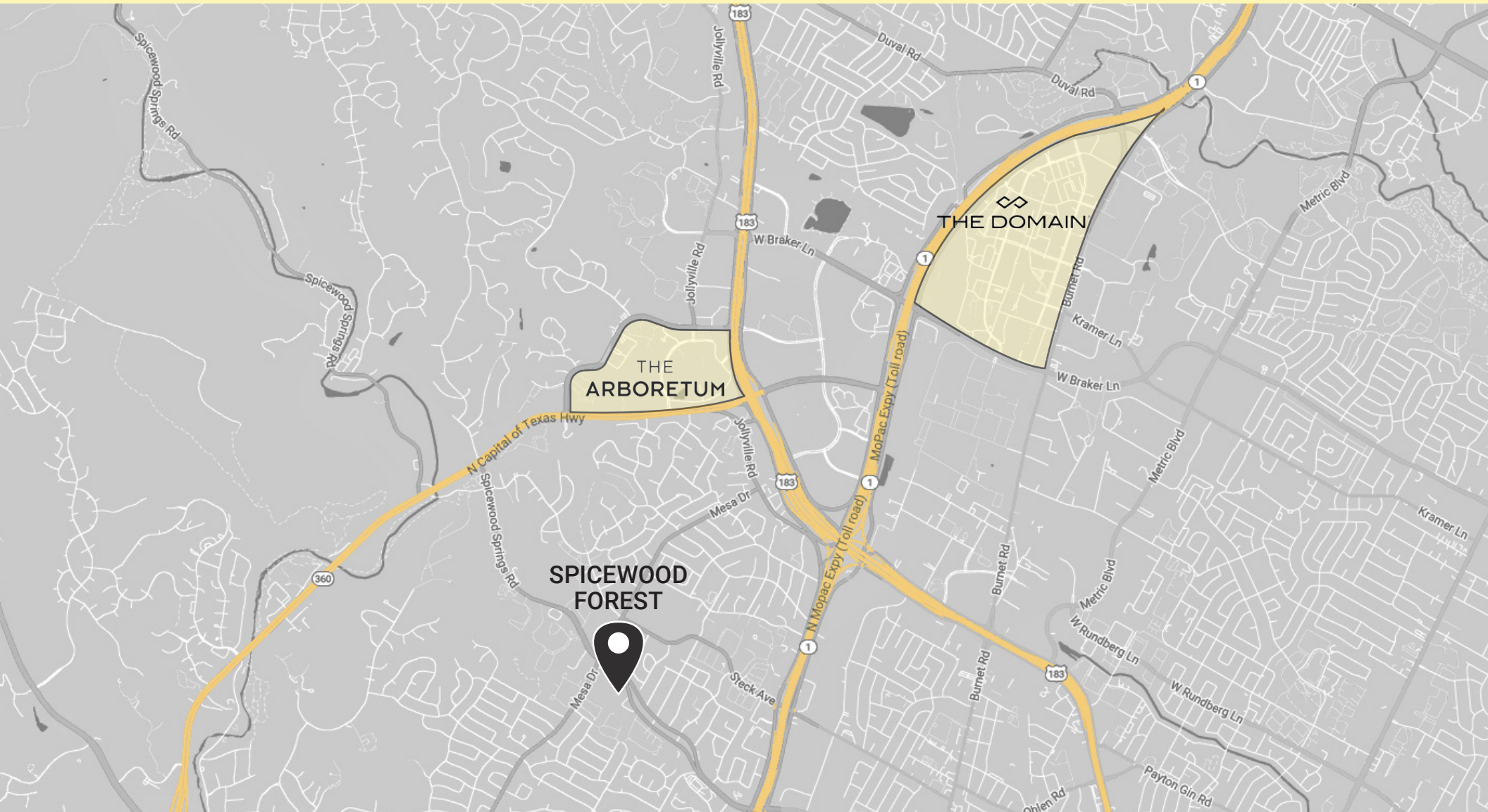
AUSTIN, TX 78759

OFFICE SPACE FOR SALE

SITE LOCATION

SUITE N8 | 900 RSF | ASKING PRICE: \$335,000

Monthly HOA fee is \$340



JIM SPRINKLE, LEASING & BROKERAGE

PHONE: (512) 750-5255

EMAIL: sprinkle@kuceraco.com

4131 SPICEWOOD SPRINGS ROAD | STE. N8

AUSTIN, TX 78759