



15501 RR 620 N #500
Austin, TX

**OFFICE/FLEX
FOR LEASE**

LOCATION:

N. Austin/Round Rock

PROPERTY TYPE:

Office/Flex

FEATURES:

100% HVAC, Owners will install a rollup overhead door. Ample parking. In ETJ, no zoning.

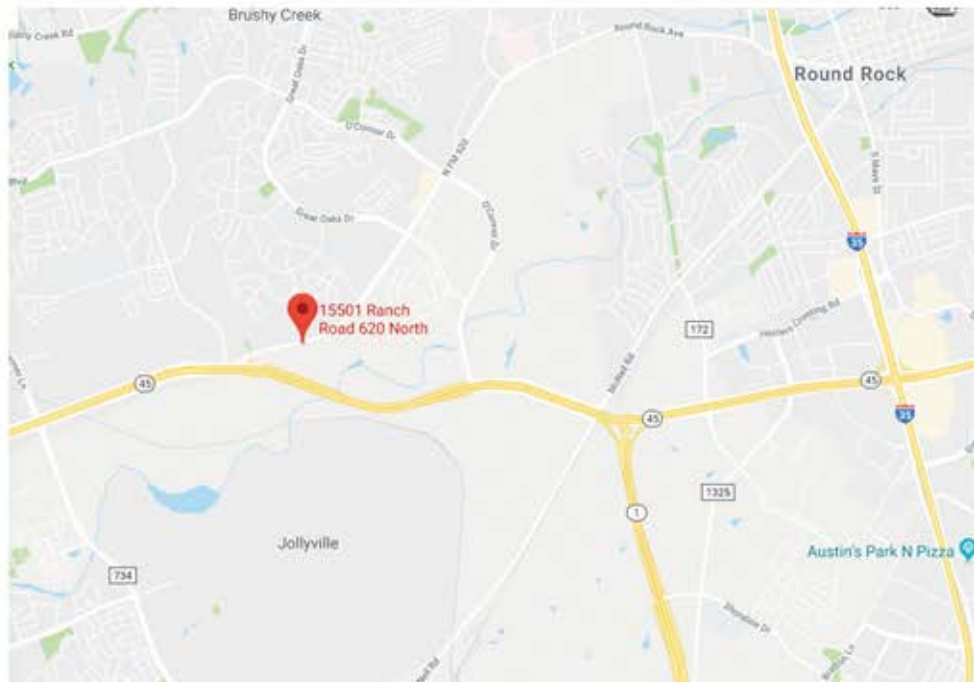
SIZE:

5,028 SF

LEASE RATE:

Please Call

Tenant pays electric and WiFi.
Other utilities included.



Neil Stokes

(512)633-2233

specialagentstokes@gmail.com

Broker/Realtor©

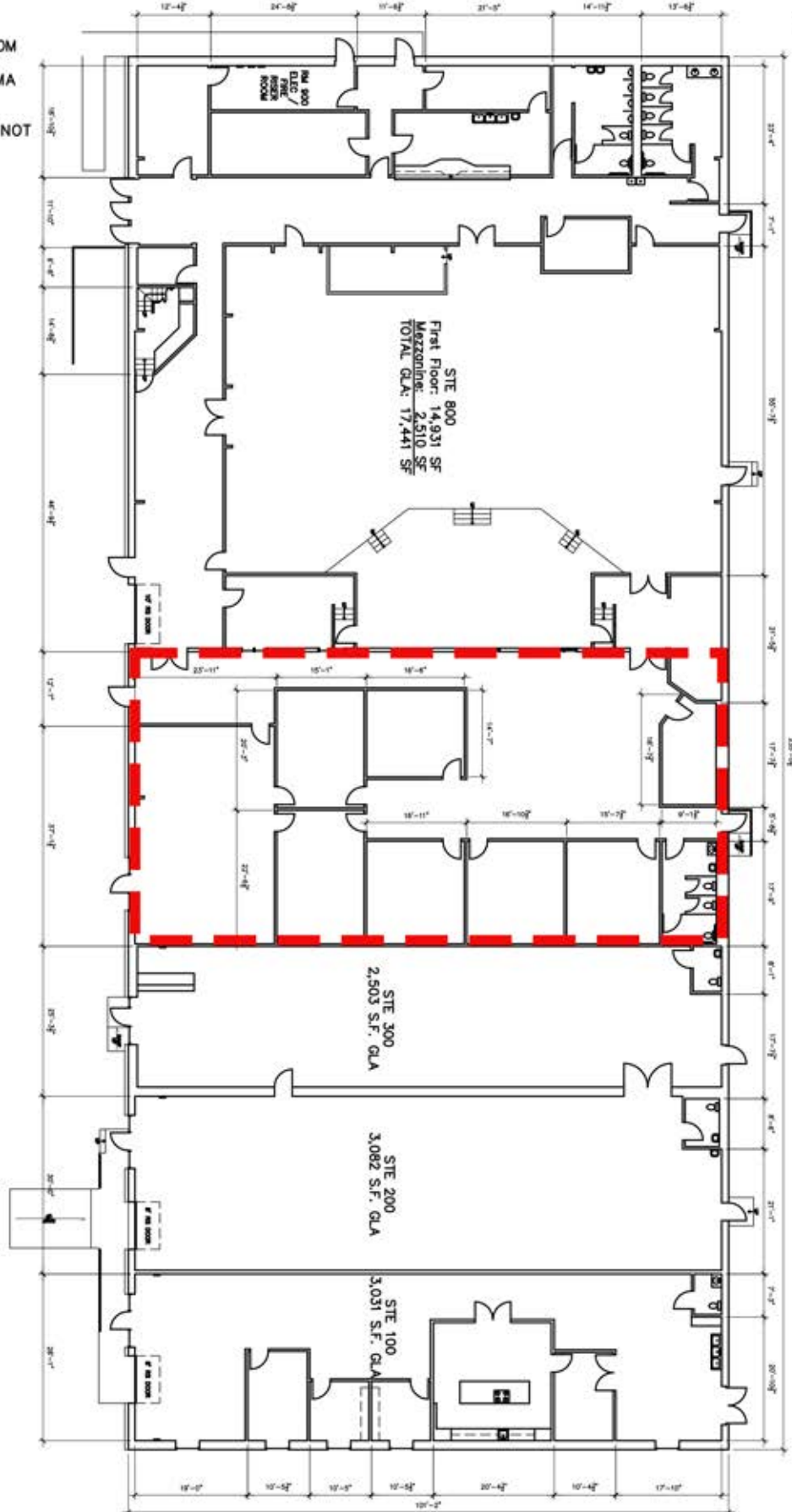
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NOTE:

1. DIMENSIONS ARE TO SHOW ROOM SIZES. SQUARE FOOTAGE CALCULATIONS ARE DONE TO BOMA STANDARDS.

2. GROSS LEASABLE AREA DOES NOT INCLUDE RM 900 (236 S.F.)



Drawing for:
MT FALKIN
INVESTMENTS
404 S. Lakecreek Dr.
Round Rock, Tx 78681

15501 RANCH RD 620 N
AUSTIN, TX 78717

GROSS LEASABLE AREA: 26,057 S.F.

THE MEASUREMENTS, FLOOR PLANS,
AND CALCULATIONS ARE ACCURATE
USING BOMA MEASUREMENT
STANDARDS FOR RETAIL BUILDINGS.
ANSI/BOMA Z65.5 - 2025

Project No.: 2588.01
Date: November 11, 2025
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