

OFFICE FOR LEASE

11940 Jollyville Road | Austin, Texas 78759

Synergy Plaza



FOR MORE INFORMATION

GRAHAM TRULL, SIOR

gtrull@riverside-re.com
512.484.8909

 RIVERSIDE

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Synergy Plaza

SYNERGY PLAZA NORTH

LEVEL ONE \$20.00/RSF | \$12.50 NNN

Suite 115N - 901 RSF

LEVEL THREE \$19.00/RSF | \$12.50 NNN

Suite 300N - 2,885 RSF

SYNERGY PLAZA SOUTH

LEVEL ONE \$19.00/RSF | \$12.50 NNN

Suite 125S - 1,568 RSF

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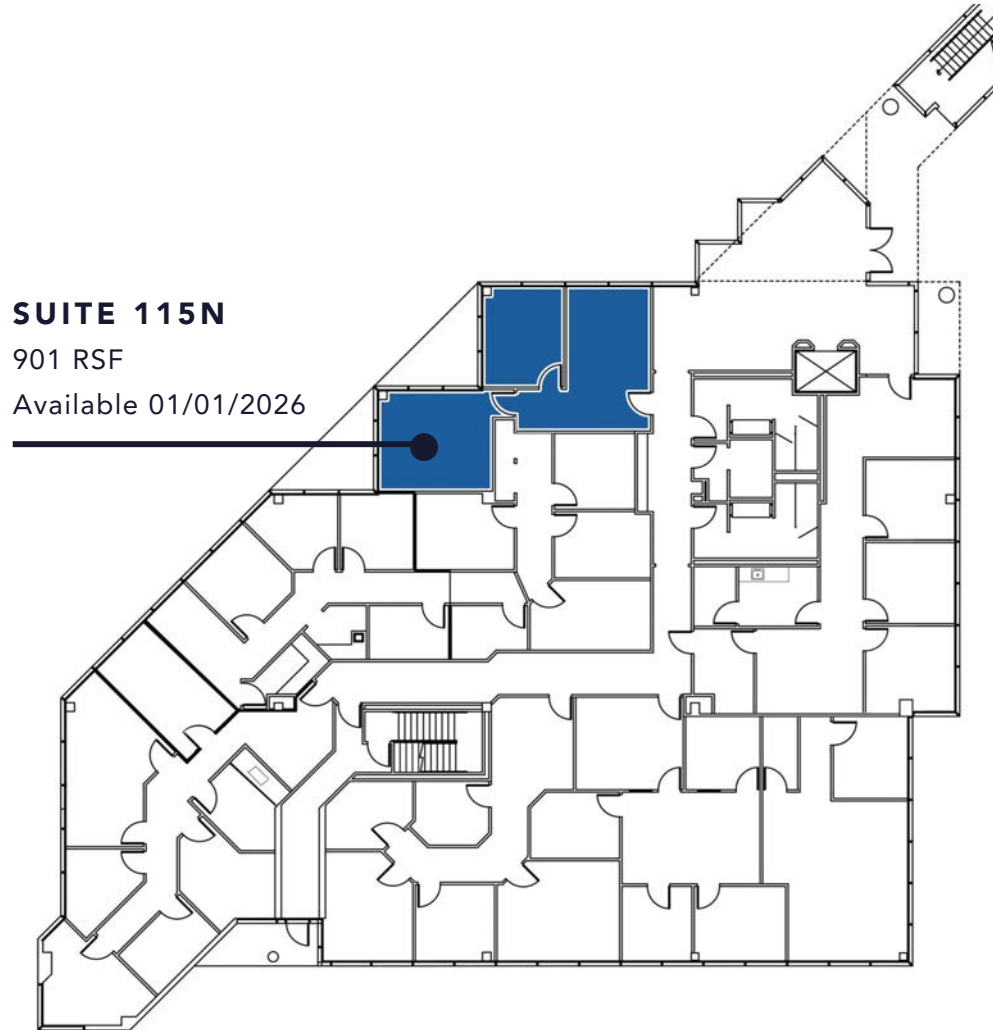
3.33:1,000 RSF Parking Ratio

Level 1 North

SUITE 115N

901 RSF

Available 01/01/2026



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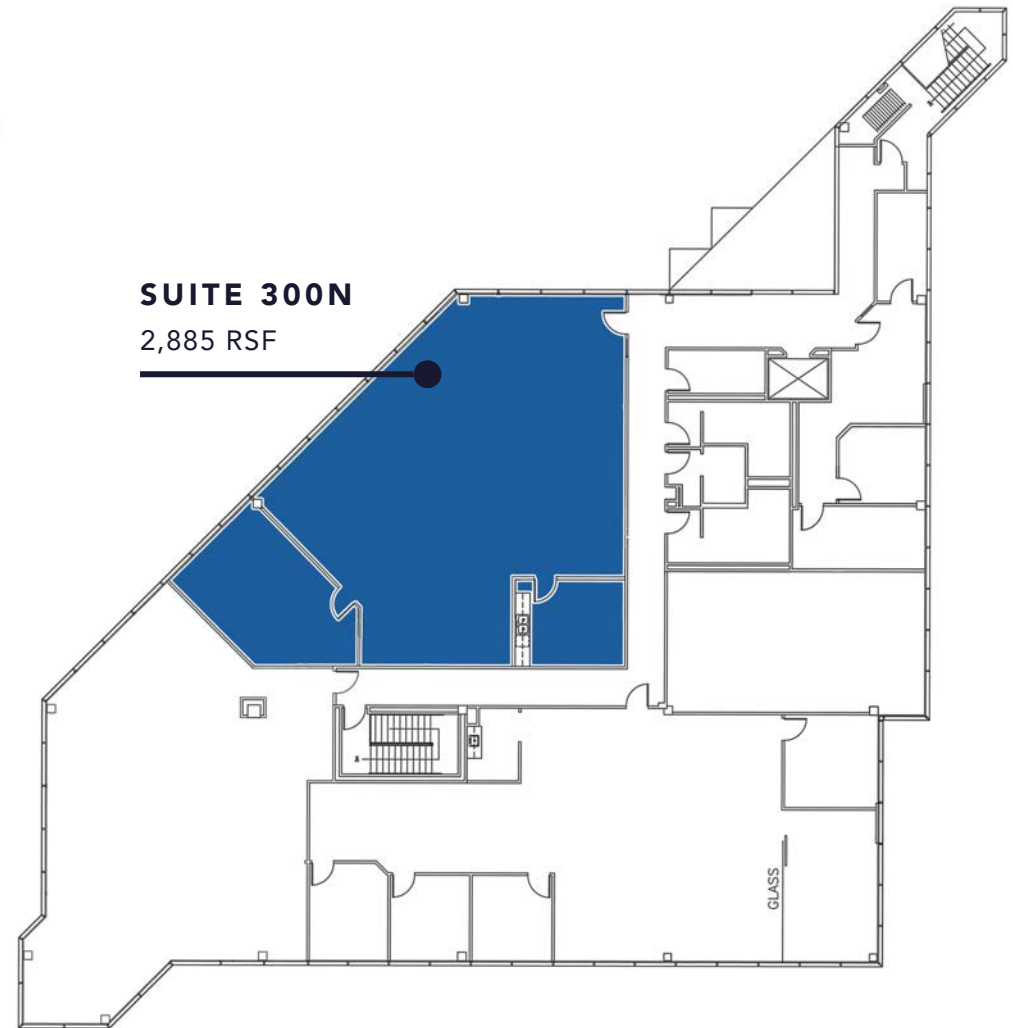
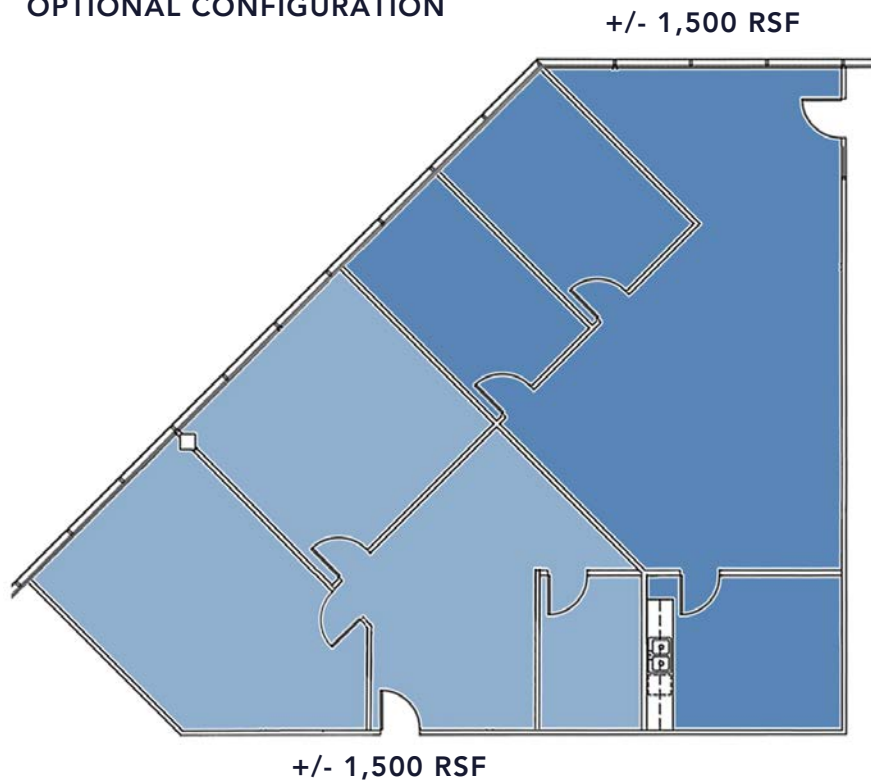
11940 Jollyville Road | Austin, Texas 78759

3.33:1,000 RSF Parking Ratio

Level 3 North

SUITE 300N

OPTIONAL CONFIGURATION



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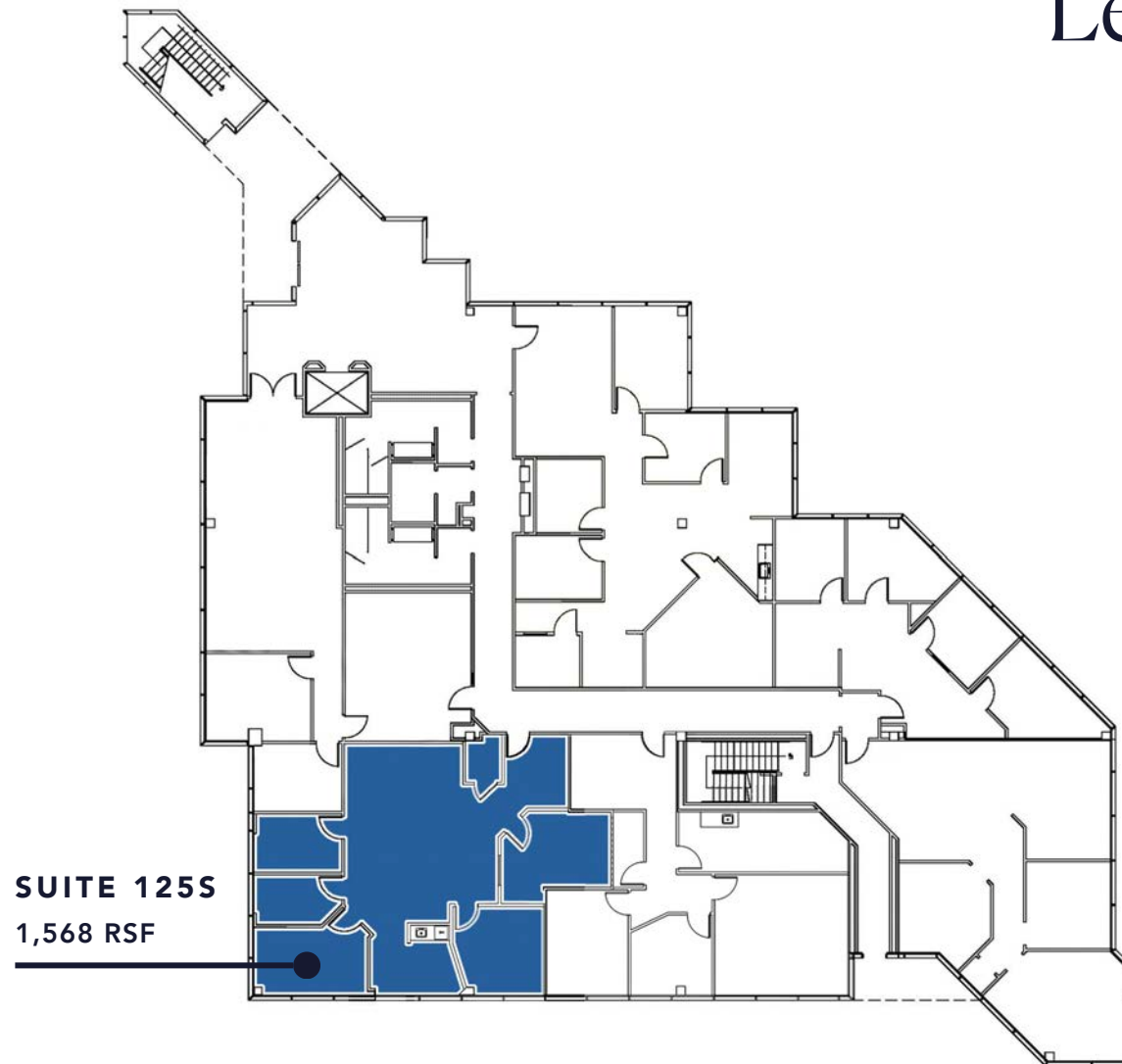
3 RIVERSIDE

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3.33:1,000 RSF Parking Ratio

Level 1 South



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RIVERSIDE

Nearby Amenities

1 The Arboretum

Zoe's Kitchen
Pottery Barn
Gap | Gap Kids
Z Gallerie
Francesca's
Everything But Water
Jos. A Bank
Sunglass Hut
Amy's Ice Creams
Five Guys Hamburgers
Barnes & Noble
The Cheesecake Factory
Renaissance Austin
Knotty Deck & Bar
Chico's
BRIO Tuscan Grille
Blue Baker
Estancia Churrascaria
BB&T
Corner Bakery Cafe
Chase Bank

2 The Shops at Arbor Walk

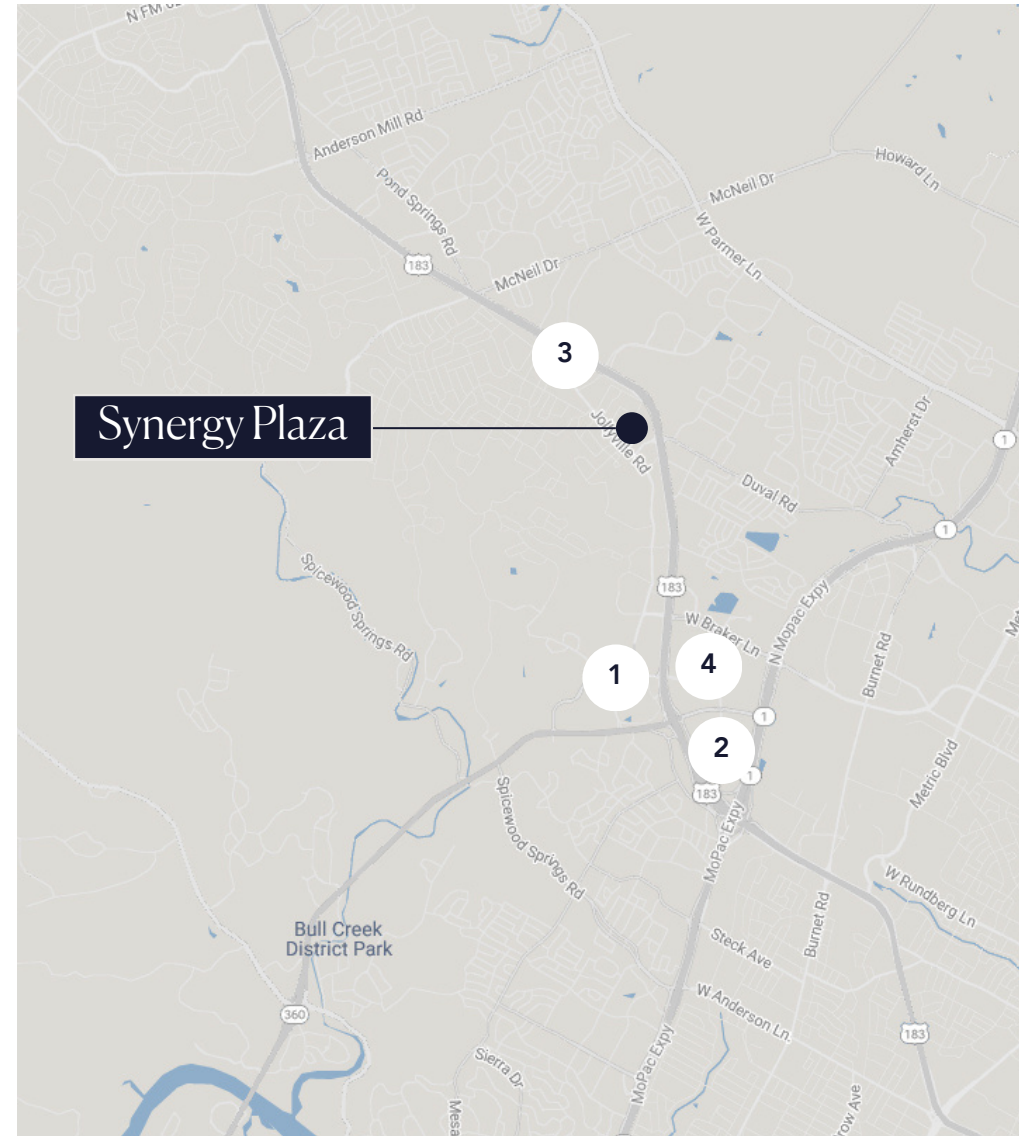
Mighty Fine Burgers
Regal Gateway Cinema
Whole Foods Market
Crate & Barrel
Best Buy
Ichi Umi Sushi
Embassy Suites by Hilton Arboretum
Courtyard Austin
Hyatt Place
Dave & Buster's Austin
Casa de Brasil
Marshall's
Home Depot

3 Hwy. 183

Dimassi's Mediterranean Buffet
Krispy Kreme
Caspian Grill
P. Terry's Burger Stand
Rudy's Country Store & BBQ
Chuy's
Outbreak Steakhouse
Studio 6 Austin NW
Extended Stay America Austin NW
Tru by Hilton Austin NW Arboretum
Hilton Garden Inn

4 Stonelake Blvd. & Great Hills Trail

CostCo Wholesale
Target
Sam's Club
HomeGoods
Sprout's Farmers
Holiday Inn Express
Sonesta ES



Contact

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