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# TECHNOLOGY CENTER

1560 CABLE RANCH RD, SAN ANTONIO, TX 78245

Up to ±45,935 SF

AVAILABLE  
INDUSTRIAL, FLEX  
R&D, BIOTECH  
LAB, LIFE SCIENCES

1560 A

ENTRADA  
PARTNERS

TRANSWESTERN REAL ESTATE SERVICES

# INDUSTRIAL

## HIGHLIGHTS



**Building A**

- 100% HVAC
- Clear Height: 24'
- Outdoor yard opportunity
- 1 dock high overhead door expandable depending upon user requirements
- Production space
- Fully sprinklered building
- Abundant trailer parking
- 400 Amp main
- 3 phase 120v/208v
- 3 phase 277v/480v
- 400 KVA back up generator
- Ability to add additional dock doors
- Excellent access along Highway 151 and SW Loop 410





Restaurant + Retail Options Nearby



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INGRAM PARK MALL

WESTOVER MARKETPLACE

WESTOVER MARKETPLACE

- ROSS
- RUE 21
- CHILI'S
- LOWE'S
- TARGET
- POPSHELF
- MOD PIZZA
- STARBUCKS
- FIVE BELOW
- OFFICE DEPOT
- BUFFALO WILD WINGS

INGRAM PARK MALL

- H&M
- AT&T
- GUESS
- MACY'S
- DILLARD'S
- JCPENNEY
- CHICK-FIL-A
- JAMES AVERY
- AUNTIE ANNE'S
- BATH & BODY WORKS
- OUTBACK STEAKHOUSE

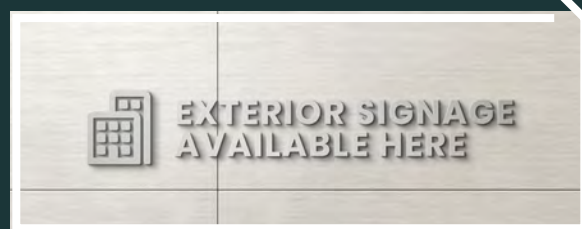
Click Here to See Drone

# Location

In close proximity to over 30+ restaurants and retail options, this area of San Antonio has the fastest growing workforce of the city. Convenient access to Via Bus stop directly in front of the building with 98 Bus routes in San Antonio with 6015 Bus stops including direct route to Ingram Transit Center.



Exterior Signage Available

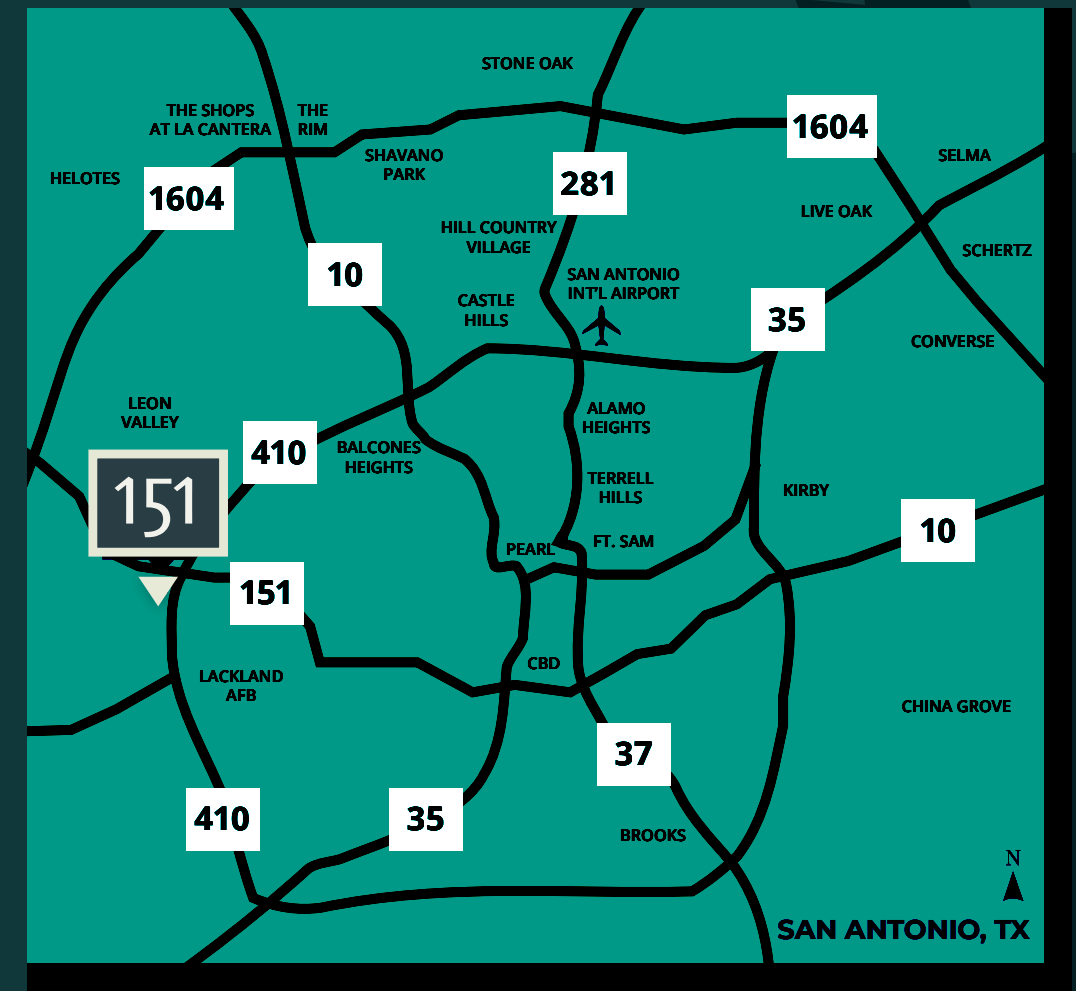


10/1,000 Parking Ratio



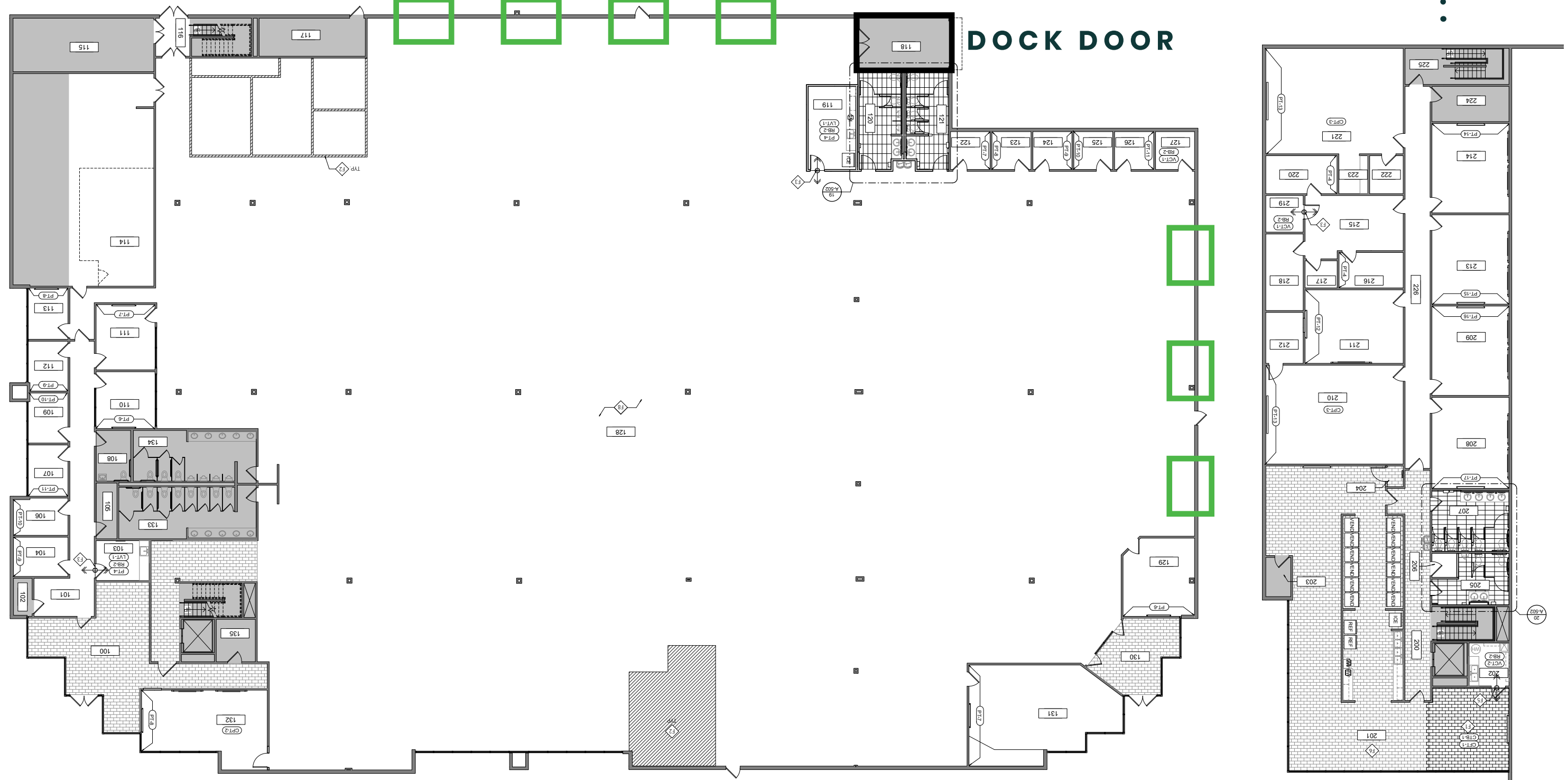
BUILDING A

151 TECHNOLOGY CENTER



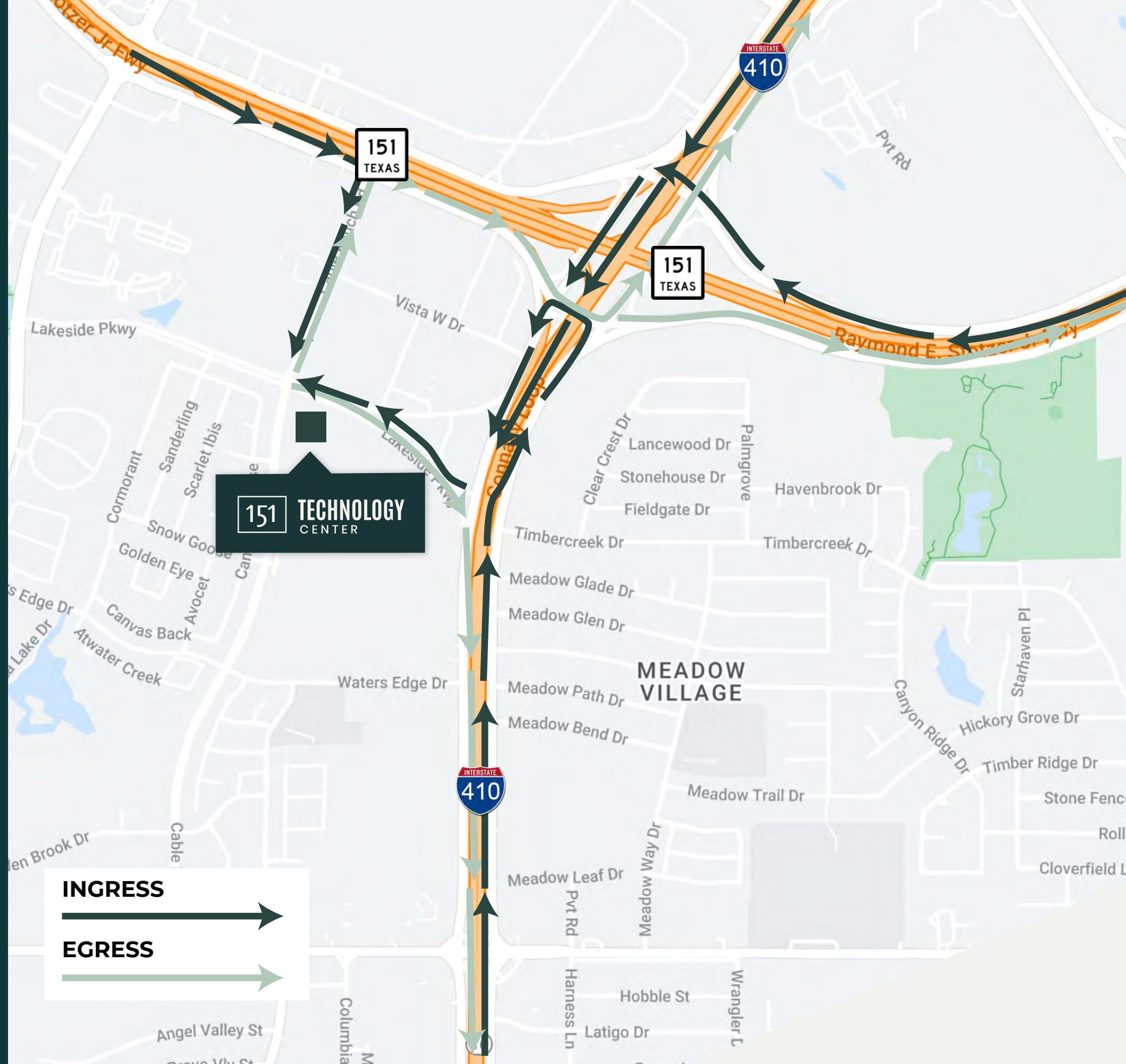
**LEVEL 1**  
±37,267 SF

**LEVEL 2**  
±8,668 SF



# ACCESSIBILITY

MULTIPLE  
ACCESS POINTS



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