




[Options](#) [Select a service](#)
[Select a map](#)
[Directory](#) | [Departments](#) | [FAQ](#) | [Links](#) | [Site Map](#) | [Help](#) | [Contact Us](#)

## Zoning Districts

**LA** *Lake Austin Residence District*

**SF-2** *Single Family Residence - Standard Lot*

**SF-4B** *Single Family Residence - Condominium*

**MF-1** *Multi-Family Residence - Limited Density*

**MF-4** *Multi-Family Residence - Moderate-High Density*

**MH** *Mobile Home Residence*

**CR** *Commercial Recreation*

**L** *Lake Commercial*

**W/LO** *Warehouse Limited Office*

**CH** *Commercial Highway*

**LI** *Limited Industrial Services*

**AV** *Aviation Services*

**PUD** *Planned Unit Development*

**RR** *Rural Residence District*

**SF-3** *Family Residence*

**SF-5** *Urban Family Residence*

**MF-2** *Multi-Family Residence - Low Density*

**MF-5** *Multi-Family Residence - High Density*

**LO** *Limited Office*

**LR** *Neighborhood Commercial*

**CBD** *Central Business District*

**CS** *Commercial Services*

**IP** *Industrial Park*

**R&D** *Research and Development*

**AG** *Agricultural District*

**NO** *Neighborhood Office*

**SF-1** *Single Family Residence - Large Lot*

**SF-4A** *Single Family Residence - Small Lot*

**SF-6** *Townhouse & Condominium Residence*

**MF-3** *Multi-Family Residence - Medium Density*

**MF-6** *Multi-Family Residence - Highest Density*

**GO** *General Office*

**GR** *Community Commercial*

**DMU** *Downtown Mixed Use*

**CS-1** *Commercial-Liquor Sales*

**MI** *Major Industrial*

**DR** *Development Reserve*

**P** *Public District*

## OVERLAY DISTRICTS

### **LA Lake Austin Residence District**

Height: 35 feet Minimum Lot: 1 acre

Intended as an area for low density single family residential use.

### **RR Rural Residence District**

Height: 35 feet Minimum Lot: 1 acre

Intended as an area for very low density residential use.

### **SF-1 Single Family Residence - Large Lot**

Height: 35 feet Minimum Lot: 10,000 sq. ft.

Single Family Dwelling.

### **SF-2 Single Family Residence - Standard Lot**

Height: 35 feet Minimum Lot: 5,750 sq. ft.

Single Family Dwelling.

### **SF-3 Family Residence**

Height: 35 feet

Single Family Dwelling Minimum Lot: 5,750 sq. ft.

Duplex Minimum Lot: 7,000 sq. ft.

### **SF-4A Single Family Residence - Small Lot**

Height: 35 feet Minimum Lot: 3,600 sq. ft.

Single Family Dwelling.

### **SF-4B Single Family Residence - Condominium**

Height: 2 stories Minimum Lot: 3,600 sq. ft.

Minimum Site Area: 1 acre Maximum Site Area: 5 acres

Single Family Dwelling.

### **SF-5 Urban Family Residence**

Height: 35 feet (2) Minimum Lot: 5,750 sq. ft.

Single Family Dwelling, Duplex, Townhouses, Condominiums

### **SF-6 Townhouse & Condominium Residence**

Height: 35 feet (2) Minimum Lot: 5,750 sq. ft.

**Minimum Condominium Site Area: 14,000 sq. ft.**

Single Family Dwelling, Duplex, Two Family Dwellings (1), Townhouses, Condominiums

### **MF-1 Multi-Family Residence - Limited Density**

Height: 40 feet (2) Minimum Lot: 8,000 sq. ft.

Single Family Dwelling, Duplex, Two Family Dwellings, Townhouses, Apartments up to 17 units per acre

### **MF-2 Multi-Family Residence - Low Density**

Height: 40 feet (2) Minimum Lot: 8,000 sq. ft.

Single Family Dwelling, Duplex, Two Family Dwellings, Townhouses, Apartments up to 23 units per acre

### **MF-3 Multi-Family Residence - Medium Density**

Height: 40 feet (2) Minimum Lot: 8,000 sq. ft.

Single Family Dwelling, Duplex, Two Family Dwellings, Townhouses, Apartments up to 36 units per acre

### **MF-4 Multi-Family Residence - Moderate-High Density**

Height: 60 feet (2) Minimum Lot: 8,000 sq. ft.

Single Family Dwelling, Duplex, Two Family Dwellings, Townhouses, Apartments up to 54 units per acre.

Floor Area Ratio: 0.75 to 1

### **MF-5 Multi-Family Residence - High Density**

Height: 60 feet (2) Minimum Lot: 8,000 sq. ft.

Single Family Dwelling, Duplex, Two Family Dwellings, Townhouses, Apartments up to 54 units per acre.

Floor Area Ratio: 1 to 1

### **MF-6 Multi-Family Residence - Highest Density**

Height: 90 feet (2) Minimum Lot: 8,000 sq. ft.

Single Family Dwelling, Duplex, Two Family Dwellings, Townhouses, Apartments; unlimited density

## **MH Mobile Home Residence No Neighborhood Office**

Height: 35 feet (2)

MH Park Minimum Site Area: 90,000 sq. ft.

MH Subdivision Minimum Site Area: 5,750 sq. ft.

## **NO Neighborhood Office**

Height: 2 stories or 35 feet (2)

Small professional offices compatible with existing neighborhoods.

## **LO Limited Office**

Height: 40 feet (2) Minimum Lot: 5,750 sq. ft.

Office use predominantly serving neighborhood or community needs; such as professional, semiprofessional, medical offices

## **GO General Office**

Height: 60 feet (2) Minimum Lot: 5,750 sq. ft.

Offices and selected commercial uses predominantly serving community or city wide needs; such as medical or professional offices.

## **CR Commercial Recreation**

Height: 40 feet (2) Minimum Lot: 20,000 sq.ft.

Intended to provide for commercial services and recreational needs of tourists and visitors to major recreational areas.

## **LR Neighborhood Commercial**

Height: 40 feet (2) Minimum Lot: 5,750 sq.ft.

Shopping facilities that provide limited business service and office facilities to the residents of the neighborhood; such as consumer repair services, food sales, pet services.

## **GR Community Commercial**

Height: 60 feet (2) Minimum Lot: 5,750 sq.ft.

Offices or commercial uses serving neighborhoods and community needs, including unified and individually developed shopping centers or commercial sites; such as service stations, restaurants.

## **L Lake Commercial**

Height: 200 feet (2) Minimum Lot: 5,750 sq.ft.

Any combination of office, retail, commercial and residential uses within a single development. For application to areas in proximity to Town Lake.

## **CBD Central Business District**

Height: Varies (3) No Lot Size Requirement

Uses intended for the core area of Austin, including residential use types and a wide variety of office and commercial activities.

## **DMU Downtown Mixed Use**

Height: 120 feet (2) No Lot Size Requirement

Intended for application to areas on the periphery of the CBD, permitting a wide variety of uses compatible with downtown Austin and allowing intermediate densities as a transition from the commercial core to surrounding densities.

## **W/LO Warehouse Limited Office**

Height: 1 story or 25 feet (2) Minimum Lot: 1 acre

Intended predominantly for office and warehousing activities for building trades and similar businesses not necessarily requiring high visibility and having low or moderate trip generation.

## **CS Commercial Services**

Height: 60 feet (2) Minimum Lot: 5,750 sq. ft.

Commercial or industrial activities which typically have operating characteristics or traffic service requirements generally incompatible with residential environments, such as equipment sales, custom manufacturing, vehicle storage, or construction services.

## **CS-1 Commercial-Liquor Sales**

Height: 60 feet (2) Minimum Lot: 5,750 sq. ft.

Liquor sales is added to the permitted uses of the **CS District** above; cocktail lounges are conditional uses.

## **CH Commercial Highway**

Height: 120 feet (2) Minimum Lot: 20,000 sq. ft.

Uses intended predominately for major mixed use developments of a service nature which typically have operating characteristics requiring location at the intersection of State maintained highway, excluding scenic arterial.

## **IP Industrial Park**

Height: 60 feet (2) Minimum Lot: 1 acre

Limited commercial services, research and development, administrative facilities, and manufacturing uses that can meet high development and performance standards, typically located on large site or in planned industrial parks; such as administrative or business office, research services, light manufacturing.

## **MI Major Industrial**

Height: 120 feet (2) Minimum Lot: 50 acres

Intended for commercial services, research and development, administrative facilities, and manufacturing uses that are typically located on large sites of 50 acres or more, planned for major industrial development.

## **LI Limited Industrial Services**

Height: 60 feet (2) Minimum Lot: 5,750 sq. ft.

Commercial services, basic and limited manufacturing, warehousing and distribution.

## **R&D Research and Development**

Height: 45 feet (2) Minimum Lot: 5 acres Minimum Area: 25 acres

Research testing services, research warehousing services, research assembly services. Subject to PDA (Planned Unit Development Area) combing district.

## **DR Development Reserve**

Height: 35 feet (2) Minimum Lot: 10 acres

Intended to prevent premature land uses or land development for which adequate public

services and facilities are unavailable.

## AV Aviation Services

Height: Varies (3).

Uses are limited to aviation activities, business, and services dependent upon direct access to airport facilities.

## AG Agricultural District

Height: 60 feet (2).

Stables, animal and crop production, and support housing, on sites of 10 acres or more which preserve open space and valuable farming lands.

## P Public District

Height: Varies (3).

Land owned or leased by federal, state, county, or city government.

## PUD Planned Unit Development

Height: Varies (3).

Planned Unit Development allows for cluster development and alternate design standards.

Minimum Site Areas:

Inside City - 10 acres recommended.

Outside City - 250 acres required.

---

## OVERLAY DISTRICTS

---

THESE DESIGNATIONS MAY BE USED IN ADDITION TO BASE ZONING CLASSIFICATIONS.

CAZ	CONGRESS AVENUE ZONE
CDZ	CAPITOL DOMINANCE ZONE
CJC	CRIMINAL JUSTICE CENTER OVERLAY ZONE

<b>CO</b>	<b>CONDITIONAL OVERLAY</b>
<b>CVC</b>	<b>CAPITOL VIEW CORRIDOR</b>
<b>CURE</b>	<b>CENTRAL URBAN REDEVELOPMENT</b>
<b>DCZ</b>	<b>DOWNTOWN CREEKS ZONE</b>
<b>DPZ</b>	<b>DOWNTOWN PARKS ZONE</b>
<b>H</b>	<b>HISTORIC</b>
<b>MU</b>	<b>MIXED USE COMBINING DISTRICT</b>
<b>NCCD</b>	<b>NEIGHBORHOOD CONSERVATION COMBINING DISTRICT</b>
<b>PDA</b>	<b>PLANNED DEVELOPMENT AREA</b>
<b>PSZ</b>	<b>EAST SIXTH / PECAN STREET ZONE</b>
<b>UNO</b>	<b>UNIVERSITY NEIGHBORHOOD OVERLAY</b>
<b>WO</b>	<b>WATERFRONT OVERLAY</b>

## NOTES

1. **Two Family residential allows two separate structures on a single lot.**
2. **Height may be limited to when adjacent to more restrictive districts.**
3. **Height not specified. See Austin City Code Vol. II**

[Development Home Page](#)



[Austin City Connection](#) - The Official Web site of the City of Austin

Contact Us: [Send Email](#) or 512-974-6370.

[Legal Notices](#) | [Privacy Statement](#)

© 1995 City of Austin, Texas. All Rights Reserved.

P.O. Box 1088, Austin, TX 78767 (512) 974-2000



# ZONING USE SUMMARY TABLE (LAND DEVELOPMENT CODE)

**P = Permitted Use    C = Conditional Use Permit    -- = Not Permitted**

RESIDENTIAL USES	LA	RR	SF-1	SF-2	SF-3	SF-4A	SF-5	SF-6	MF-1	MF-2	MF-3	MF-4	MF-5	MF-6	MH	NO	LO	GO	CR	LR	GR	L	CBD	DMU	W/O	CS	CS-1	CH	IP	MI	LI	R&D	DR	AV	AG	PUD	P	
Bed & Breakfast (Group 1)	--	--	--	P	P	--	P	P	P	P	P	P	P	P	--	P	P	P	P	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	--	--
Bed & Breakfast (Group 2)	--	--	--	--	--	--	P	P	P	P	P	P	P	P	--	P	P	P	P	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	--	--
Condominium Residential	--	--	--	--	--	--	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	C	P	P	--	--	--	--	--	--	--	--	--	--	--	--	--
Duplex Residential	--	--	--	--	--	--	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	P	P	--	--	--	--	--	--	--	--	--	--	--	--	--
Group Residential	--	--	--	--	--	--	--	--	--	--	C	P	P	P	--	--	--	--	--	--	--	--	--	P	P	--	--	--	--	--	--	--	--	--	--	--	--	--
Mobile Home Residential	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
Multifamily Residential	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	--	--	--	--	--	--	--	C	P	P	--	--	--	P	--	--	--	--	--	--	--	--	--
Retirement Housing (Small Site)	--	--	--	--	P	--	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
Retirement Housing (Large Site)	--	--	--	--	--	--	C	C	C	C	C	C	C	C	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
Single-Family Attached Residential	--	--	--	--	P	--	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
Single-Family Residential	P	P	P	P	P	--	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	P	P	--	--	--	--	--	--	--	1	P	--	C	3	4
Small Lot Single-Family Residential	--	--	--	--	--	--	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
Townhouse Residential	--	--	--	--	--	--	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	C	P	P	--	--	--	--	--	--	--	--	--	--	--	--	--
Two-Family Residential	--	--	--	--	P	--	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

COMMERCIAL USES	LA	RR	SF-1	SF-2	SF-3	SF-4A	SF-5	SF-6	MF-1	MF-2	MF-3	MF-4	MF-5	MF-6	MH	NO	LO	GO	CR	LR	GR	L	CBD	DMU	W/O	CS	CS-1	CH	IP	MI	LI	R&D	DR	AV	AG	PUD	P	
Administrative and Business Offices	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	C	P	P	P	P	P	P	P	P	P	1	--	2	--	3	4	
Agricultural Sales and Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	1	--	--	--	3	4	
Art Gallery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	1	--	--	--	3	4	
Art Workshop	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	C	P	P	P	P	P	P	P	P	1	--	--	--	3	4	
Automotive Rentals	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	C	C	C	--	P	P	P	P	P	1	--	2	--	3	4
Automotive Repair Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	C	C	C	--	P	P	P	P	P	1	--	2	--	3	4
Automotive Sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	C	C	C	--	P	P	P	P	P	1	--	--	--	3	4
Automotive Washing (of any type)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	C	C	C	--	P	P	P	--	P	1	--	2	--	3	4
Bail Bond Services <sup>10</sup>	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	PC	--	PC	PC	--	PC	PC	PC	PC	PC	--	--	--	--	--	
Building Maintenance Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	1	--	--	--	--	3	4	
Business or Trade School	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	P	C	P	P	C	P	P	P	1	--	--	--	3	4		
Business Support Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	P	C	P	P	P	P	P	P	1	--	--	--	3	4		
Campground	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	--	--	--	--	--	--	P	P	--	--	P	1	--	--	--	3	4	
Carriage Stable	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	--	--	--	--	--	--	--	--	C	--	--	--	--	
Cocktail Lounge	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	C	--	--	C	C	--	--	--	--	--	--	--	--	
Commercial Blood Plasma Center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P5	P5	P5	--	--	--	--	--	--	--	--	--
Commercial Off-Street Parking	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	C	C	C	--	P	P	--	P	1	--	2	--	3	4	
Communications Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	--	--	--	P	C	P	P	P	P	P	P	1	--	2	--	3	4		
Construction Sales and Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	P	P	P	P	P	1	--	--	--	--	3	4	
Consumer Convenience Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	P	P	P	--	P	P	P	--	P	1	--	2	--	3	4	
Consumer Repair Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	C	P	P	--	P	P	--	--	--	--	--	--	--	--	
Convenience Storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	P	P	P	P	P	1	--	--	--	--	3	4	
Drop-Off Recycling Collection Facility	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P6	--	--	--	--	P	P	--	P	--	--	--	--	--	--	P4	
Electronic Prototype Assembly	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	--	--	--	--	--	--	--	--
Electronic Testing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	--	P	P	P	--	--	--	--	--	--	--
Equipment Repair Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	P	P	P	--	P	1	--	--	--	--	3	4	
Equipment Sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	--	P	1	--	--	--	--	3	4	
Exterminating Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	C	P	P	--	P	P	P	--	P	1	--	--	--	3	4
Financial Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	C	P	P	--	P	P	P	P	1	--	2	--	3	4	
Food Preparation	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	P	P	P	--	P	P	P	P	1	--	2	--	3	4	
Food Sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	C	P	P	--	P	P	--	P	1	--	2	--	3	4
Funeral Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	--	P	P	--	--	P	1	--	--	--	3	4	
General Retail Sales (Convenience)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	C	P	P	--	P	P	--	P	1	--	2	--	3	4	
General Retail Sales (General)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	C	P	P	--	P	P	--	P	1	--	2	--	3	4	
Hotel-Motel	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	--	--	P	C	P	P	--	P	P	--	P	1	--	2	--	3	4	
Indoor Entertainment	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	--	--	P	C	P	P	--	P	P	P	P	1	--	2	--	3	4	
Indoor Sports and Recreation	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	--	--	P	C	P	P	--	P	P	P	P	1	--	2	--	3	4	

1 Refers to SS 25-2-602 (13-2-225)    3 Refers to Subchapter B, Art. 2, Div 5    5 Refers to 25-2-803 (13-2-233)    7 Subject to 25-2-839 (13-2-235 & 13-2-273)    9 Refers to 25-2-863  
2 Refers to SS 25-2-622 (13-2-226)    4 Refers to SS 25-2-624 (13-2-227)    6 Subject to 25-2-805 (13-2-224)    8 Refers to SS 25-2-842    10 Subject to 25-2-177 & 25-2-650  
PC Permitted in the district, but under some circumstances may be conditional

# ZONING USE SUMMARY TABLE (LAND DEVELOPMENT CODE)

**P = Permitted Use    C = Conditional Use Permit    -- = Not Permitted**

COMMERCIAL USES continued	LA	RR	SF-1	SF-2	SF-3	SF-4A	SF-5	SF-6	MF-1	MF-2	MF-3	MF-4	MF-5	MF-6	MH	NO	LO	GO	CR	LR	GR	L	CBD	DMU	W/LO	CS	CS-1	CH	IP	MI	LI	R&D	DR	AV	AG	PUD	P			
Kennels	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Laundry Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Liquor Sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Marina	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Medical Offices -- exceeding 5000 sq. ft. gross floor area	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Medical Offices -- not exceeding 5000 sq. ft. gross floor area	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Monument Retail Sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Off-Site Accessory Parking	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Outdoor Entertainment	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Outdoor Sports and Recreation	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Pawn Shop Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Personal Improvement Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Personal Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Pet Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Plant Nursery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
Printing and Publishing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Professional Office	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Recreational Equipment Maint. & Stor.	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Recreational Equipment Sales	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Research Assembly Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Research Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Research Testing Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Research Warehousing Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Restaurant (General)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Restaurant (Limited)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Scrap and Salvage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Service Station	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Software Development	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Special Use Historic	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	
Stables	--	C	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	C	--	P	3	4
Theater	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Vehicle Storage	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Veterinary Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		

INDUSTRIAL USES	LA	RR	SF-1	SF-2	SF-3	SF-4A	SF-5	SF-6	MF-1	MF-2	MF-3	MF-4	MF-5	MF-6	MH	NO	LO	GO	CR	LR	GR	L	CBD	DMU	W/LO	CS	CS-1	CH	IP	MI	LI	R&D	DR	AV	AG	PUD	P			
Basic Industry	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Custom Manufacturing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
General Warehousing and Distribution	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4	
Light Manufacturing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Limited Warehousing and Distribution	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	3	4		
Recycling Center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	
Resource Extraction	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	C	2	--	3	4

AGRICULTURAL USES	LA	RR	SF-1	SF-2	SF-3	SF-4A	SF-5	SF-6	MF-1	MF-2	MF-3	MF-4	MF-5	MF-6	MH	NO	LO	GO	CR	LR	GR	L	CBD	DMU	W/LO	CS	CS-1	CH	IP	MI	LI	R&D	DR	AV	AG	PUD	P			
Urban Farm	--	P	9	--	9	9	9	9	P	P	P	P	P	P	--	P	P	P	--	P	P	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	--	
All Other Agricultural Uses	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

1 Refers to SS 25-2-602 (13-2-225)    3 Refers to Subchapter B, Art. 2, Div 5    5 Refers to 25-2-803 (13-2-233)    7 Subject to 25-2-839 (13-2-235 & 13-2-273)    9 Refers to 25-2-863  
 2 Refers to SS 25-2-622 (13-2-226)    4 Refers to SS 25-2-624 (13-2-227)    6 Subject to 25-2-805 (13-2-224)    8 Refers to SS 25-2-842    10 Subject to 25-2-177 & 25-2-650  
 PC Permitted in the district, but under some circumstances may be conditional

## ZONING USE SUMMARY TABLE (LAND DEVELOPMENT CODE)

**P = Permitted Use    C = Conditional Use Permit    -- = Not Permitted**

CIVIC USES	LA	RR	SF-1	SF-2	SF-3	SF-4A	SF-5	SF-6	MF-1	MF-2	MF-3	MF-4	MF-5	MF-6	MH	NO	LO	GO	CR	LR	GR	L	CBD	DMU	W/L0	CS	CS-1	CH	IP	MI	LI	R&D	DR	AV	AG	PUD	P		
Administrative Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4	
Aviation Facilities	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4		
Camp	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4			
Cemetery	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4			
Club or Lodge	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	--	C	C	--	C	C	C	C	C	C	C	C	C	C	C	C	1	C	--	C	3	4	
College and University Facilities	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	P	C	P	C	P	P	C	P	P	P	P	1	P	1	--	3	4		
Communication Service Facilities	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	C	P	P	C	P	P	P	P	P	P	P	1	P	2	P	3	4			
Community Events	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	8	
Community Recreation (Private)	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	P	C	P	C	P	P	C	P	P	P	P	1	--	2	--	3	4		
Community Recreation (Public)	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	P	C	P	C	P	P	C	P	P	P	P	1	--	2	--	3	4		
Congregate Living	--	--	--	--	--	--	--	--	--	C	C	C	C	C	C	C	C	C	C	C	P	--	C	P	C	P	P	P	P	P	1	--	2	--	3	4			
Convalescent Services	--	--	--	--	--	--	--	--	--	--	C	C	C	C	C	--	--	P	P	--	--	--	--	--	--	P	--	--	--	--	1	--	--	--	3	4			
Convention Center	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	--	--	--	--	--	--	--	--	--	--	--	--	--	
Counseling Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	--	--	--	--	--	--	--	
Cultural Services	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	--	P	P	P	P	P	C	P	P	P	P	P	P	P	P	1	--	2	--	3	4			
Day Care Services (Commercial)	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	P	P	P	C	P	P	C	P	P	P	P	P	P	P	P	P	--	2	--	3	4			
Day Care Services (General)	C	C	C	C	C	C	C	C	P	P	P	P	P	P	P	P	P	P	P	--	P	P	C	P	P	P	P	P	P	P	1	--	2	--	3	4			
Day Care Services (Limited)	C	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	--	P	P	C	P	P	P	P	P	P	P	1	--	2	--	3	4				
Detention Facilities	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	--	--	3	4			
Employee Recreation	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	1	P	--	--	3	4		
Family Home	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	--	P	P	C	P	P	--	P	P	P	P	--	1	--	--	3	4			
Group Home, Class I (General)	C	C	C	C	C	C	C	P	P	P	P	P	P	P	P	P	P	P	--	P	P	C	P	P	--	P	P	P	P	1	--	--	--	3	4				
Group Home, Class I (Limited)	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	--	P	P	C	P	P	--	P	P	P	P	1	--	--	--	3	4				
Group Home, Class II	--	--	--	--	--	--	--	--	C	C	C	C	C	C	C	C	C	P	--	C	P	C	P	P	--	P	P	P	P	1	--	--	--	3	4				
Guidance Services	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	--	P	C	P	P	--	P	P	P	--	1	--	--	3	4				
Hospital Services (General)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	--	C	C	C	C	--	C	C	C	--	--	1	--	2	--	3	4				
Hospital Services (Limited)	--	--	--	--	--	--	--	--	--	--	--	--	C	C	C	--	C	P	C	C	P	C	P	P	--	P	P	P	--	1	--	2	--	3	4				
Local Utility Services	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	P	P	P	C	P	P	C	P	P	P	P	P	P	P	1	--	2	--	3	4				
Maintenance and Service Facilities	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	C	--	P	P	P	P	1	--	2	--	3	4				
Major Public Facilities	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4				
Major Utility Facilities	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4				
Military Installations	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4				
Park and Recreation Services (General)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4				
Park and Recreation Services (Special)	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4				
Postal Facilities	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4				
Private Primary Educational Facilities	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	P	P	C	P	P	C	P	P	P	P	P	P	--	--	1	--	--	--	3	4			
Private Secondary Educational Facilities	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	P	P	C	P	P	C	P	P	P	--	--	1	--	--	--	3	4			
Public Primary Educational Facilities	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	C	P	P	C	P	P	P	P	P	--	--	1	--	--	--	3	4			
Public Secondary Educational Facilities	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	C	P	P	C	P	P	P	P	P	--	--	1	--	--	--	3	4			
Railroad Facilities	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	P	P	1	--	2	--	3	4		
Religious Assembly	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	C	P	P	C	P	P	P	P	P	P	1	--	2	--	3	4				
Residential Treatment	--	--	--	--	--	--	--	--	C	C	C	C	C	C	C	C	C	C	--	C	P	C	P	P	--	P	P	P	P	1	--	--	--	3	4				
Safety Services	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	P	P	P	--	P	P	C	P	P	P	P	P	P	P	1	--	2	--	3	4				
Telecommunication Tower <sup>7</sup>	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	PC	--	--	4
Transitional Housing	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	C	--	C	C	C	C	C	1	--	--	--	3	4		
Transportation Terminal	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	C	C	--	C	C	C	C	1	--	2	--	3	4			
All other Civic Uses	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	1	--	2	--	3	4				

1 Refers to SS 25-2-602 (13-2-225)	3 Refers to Subchapter B, Art. 2, Div 5	5 Refers to 25-2-803 (13-2-233)	7 Subject to 25-2-839 (13-2-235 & 13-2-273)
2 Refers to SS 25-2-622 (13-2-226)	4 Refers to SS 25-2-624 (13-2-227)	6 Subject to 25-2-805 (13-2-224)	8 Refers to SS 25-2-842
PC Permitted in the district, but under some circumstances may be conditional		9 Refers to 25-2-863	
		10 Subject to 25-2-177 & 25-2-650	



**Biz Park 290 West** - 11190 Circle Drive, Austin, TX 78736

<b>Space Available:</b>	750 - 6,048 SF	<b>Rental Rate:</b>	\$6.60 - \$10.20	<b>Carol Price</b>	(512) 394-9944
<b>Property Type:</b>	Office		USD/SF/Year		
	Office Building	<b>LoopNet ID:</b>	15976896	<b>http://listing.loopnet.com/15976896</b>	
		<b>Status:</b>	Active		

**Property Description:**

Brand new buildings. Office / Retail / Warehouse / Flex space. Building 1 has total of 12,000 sf; building 2 has total of 8,000 sf. Grade level docks available. Will build to suit. Spaces lease for \$.55- \$.95 per sf.



**Metric 5** - 9715B Burnet Rd, Austin, TX 78758

<b>Space Available:</b>	43,200 SF	<b>Rental Rate:</b>	\$5.52 USD/SF/Year	<b>Don Cox Company</b>	(512) 478-1711
<b>Property Type:</b>	Industrial	<b>LoopNet ID:</b>	16040674		
	Flex Space	<b>Status:</b>	Active	<b>http://listing.loopnet.com/16040674</b>	

**Property Description:**

100% Climate controlled, large electrical infrastructure, generator available, great condition, well lit, eleven dock doors and one ramp.



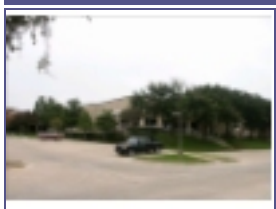
**4930 South Congress** - Austin, TX 78745

<b>Space Available:</b>	3,000 - 10,777 SF	<b>Rental Rate:</b>	\$9.00 - \$9.60 USD/SF/Year	<b>Tribeca Company</b>	(512) 472-3939
<b>Property Type:</b>	Industrial	<b>LoopNet ID:</b>	15798324	<b>Jon Strelec</b>	(512) 472-3939
	Flex Space	<b>Status:</b>	Active		

**http://listing.loopnet.com/15798324**

**Property Description:**

Highly Visible Center on South Congress. Great access to Ben White/Hwy 71 and IH-35.



**11110 Metric Blvd** - Austin, TX 78758

<b>Space Available:</b>	11,483 SF	<b>Rental Rate:</b>	\$4.92 USD/SF/Year	<b>Erica Bargell</b>	(512) 835-4455
<b>Property Type:</b>	Industrial	<b>LoopNet ID:</b>	15884009	<b>Russell Todd</b>	(512) 538-0066
	Flex Space	<b>Status:</b>	Active		

**http://listing.loopnet.com/15884009**

**Property Description:**

This property is located in the heart of the North Industrial submarket. 11,483 square feet of space is available with 100% HVAC. Great parking ratio! See the attached flyer.



**ALTOGA DRIVE BUILDING B** - 8115 ALTOGA DRIVE, Austin, TX 78724

<b>Space Available:</b>	20,000 - 44,800 SF	<b>Rental Rate:</b>	\$6.00 USD/SF/Year	<b>SARA NGUYEN</b>	(512) 671-7775
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15504354		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15504354">http://listing.loopnet.com/15504354</a>	

**Property Description:**

-44,800 Flex Space for Lease, will Subdivide. Built in 2005. -3 Dock High Doors, 1 Ramp, 24' Clear Height, -160' Building Depth, 40' Column Spacing  
-74-Regular Parking space, 3-Handicapped Parking space, -Fire Sprinkler System -Fenced, Outside storage space available



**15419 FM 620 Retail/warehouse** - 15419 FM 620, Austin, TX 78717

<b>Space Available:</b>	2,500 - 15,000 SF	<b>Rental Rate:</b>	\$7.00 USD/SF/Year	<b>Jesse Lunsford</b>	(512) 275-1555
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15114060		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15114060">http://listing.loopnet.com/15114060</a>	

**Property Description:**

Greatly Improved building façade signage, awnings, stone wainscot. New spaces include: demising walls, a drain for plumbing and wastewater, a water line, one overhead, grade level door and one front door to the space, electrical and HVAC systems ready for use, interior overhead lighting, upgraded building facade. Great frontage on RR 620 of 315 feet, easy access in and out, visible signage. This is ideal space for industrial / office warehouse / retail / and retail showroom uses. Retail leases OK.



**3401 Ed Bluestein Boulevard** - 3401 Ed Bluestein Boulevard, Austin, TX 78721

<b>Space Available:</b>	2,500 - 6,900 SF	<b>Rental Rate:</b>	\$8.16 USD/SF/Year	<b>Robby Eaves</b>	(512) 682-1016
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	16132742		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16132742">http://listing.loopnet.com/16132742</a>	

**Property Description:**

2,500 sf office with 4,400 sf warehouse. Loading dock with leveler and 10-foot X 12-foot roll-up door. 300 sf secure storage room in warehouse w/sprinklers and security system. Break room w/kitchen. 12 surface spaces available.



**BLGY Building** - 2204 Forbes, Austin, TX 78754

<b>Space Available:</b>	2,937 - 6,687 SF	<b>Rental Rate:</b>	\$7.80 USD/SF/Year	<b>John Crismond</b>	(512) 477-6655
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15822328		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15822328">http://listing.loopnet.com/15822328</a>	

**Property Description:**

Very nice 100% HVACed office/warehouse space. Office portion has 1400 feet with reception, wet break area, four offices and two bathrooms. Warehouse is 2350 square feet and has HVAC, grade level door and very nice finish.



**Kelly Trade Center II** - 6505 Burleson Road, Austin, TX 78744

<b>Space Available:</b>	21,600 - 59,400 SF	<b>Rental Rate:</b>	\$6.00 USD/SF/Year	<b>John Barksdale</b>	(512) 499-4976
<b>Property Type:</b>	Industrial Warehouse	<b>LoopNet ID:</b>	16111487		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16111487">http://listing.loopnet.com/16111487</a>	

**Property Description:**

\* 150' - 180' bay depths with 30' - 30' column spacing \* 210' shared concrete truck court \* Free surface parking spaces



**Metcenter - Bldg 2** - 7901 E Riverside Dr, Austin, TX 78744-1661

<b>Space Available:</b>	15,649 SF	<b>Rental Rate:</b>	\$8.50 USD/SF/Year	<b>Lauren Fosen</b>	(512) 788-5898
<b>Property Type:</b>	Industrial R&D	<b>LoopNet ID:</b>	16104102		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16104102">http://listing.loopnet.com/16104102</a>	

**Property Description:**

One of the premier telecommunications hubs in the US, and features two separate on-site electric substations. Located at the most dense fiber optic crossroads in the city. Perfect location for data, disaster recovery and call centers, as well as other telecom and technology-related businesses. Large floor plates to provide maximum flexibility in build-out with concrete loading dock, parking and reinforced concrete floors.



**Regency Office Center** - 2100 South IH-35, Austin, TX 78704

<b>Space Available:</b>	27,700 SF	<b>Rental Rate:</b>	\$18.00 USD/SF/Year	<b>John Childers</b>	(512) 225-2700
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	16100868	<b>Tim Traister</b>	(512) 225-2722
		<b>Status:</b>	Active		

**Property Description:**

-Data Center collocation opportunity -100 parking spaces -Convenient access to I-35 -Flexible layout -Tremendous fiber and power capacity



**Braker J - 11009 Metric Blvd, Austin, TX 78758**

<b>Space Available:</b>	46,180 SF	<b>Rental Rate:</b>	\$10.00 USD/SF/Year	<b>Dan Meyer</b>	(512) 474-2411
<b>Property Type:</b>	Industrial	<b>LoopNet ID:</b>	16097995	<b>Carl Condon</b>	(512) 474-2411
	Flex Space	<b>Status:</b>	Active		

<http://listing.loopnet.com/16097995>

**Property Description:**

Open office lay out. 100% HVAC and fresh finish out. Furniture can also be made available.



**Metric 7 - 9715 Burnet Rd, Austin, TX 78758**

<b>Space Available:</b>	9,000 - 48,600 SF	<b>Rental Rate:</b>	\$7.20 - \$12.00	<b>Robert Shore</b>	(512) 684-3800
<b>Property Type:</b>	Industrial		USD/SF/Year	<b>Chad Barrett</b>	(512) 684-3800
	Flex Space	<b>LoopNet ID:</b>	14404126		
		<b>Status:</b>	Active		

<http://listing.loopnet.com/14404126>

**Property Description:**

Metric 7 is a 89,000 SF Office and Flex Building with local ownership. Building and monument signage are available on the flex space. The warehouse space is air-conditioned.



**Braker Center 6, 7 & 11 - 11100 Metric Blvd., Austin, TX 78758**

<b>Space Available:</b>	5,222 - 8,287 SF	<b>Rental Rate:</b>	\$10.00 USD/SF/Year	<b>David Alsmeyer</b>	(512) 732-0400
<b>Property Type:</b>	Industrial	<b>LoopNet ID:</b>	14958467		
	Flex Space	<b>Status:</b>	Active		

<http://listing.loopnet.com/14958467>

**Property Description:**

Braker Center 6, 7 & 11 consists of 3 flex buildings totaling 218,000 sf. The buildings have 16-18 foot clear-height, 120 bay depths and 30' x 30' column spacing. The buildings have dock-high and semi-dock loading. The current vacancy is 100% drop ceiling, air conditioned space and is 100% sprinklered.



**Summit Park B** - 14046 Summit Dr., Austin, TX 78728

<b>Space Available:</b>	10,000 - 43,850 SF	<b>Rental Rate:</b>	\$7.80 USD/SF/Year	<b>Brad Gates</b>	(512) 732-0400
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	16078124		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16078124">http://listing.loopnet.com/16078124</a>	

**Property Description:**

43,850 sf divisible down to 10,000 sf available immediately. Features -3.5:1,000 sf parking ratio -Fully Sprinklered -18' Clear Height -Column spacing 30' x 30' -Dock, semi-dock& Grade Loading



**Commercial Center Drive** - 4120 Commercial Center Dr, Austin, TX 78744

<b>Space Available:</b>	5,082 - 8,838 SF	<b>Rental Rate:</b>	\$7.80 USD/SF/Year	<b>Brad Gates</b>	(512) 732-0400
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	16078090		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16078090">http://listing.loopnet.com/16078090</a>	

**Property Description:**

34,514 sf Industrial Flex building located in the Southeast Industrial submarket of Austin on Commercial Center Dr.



**Cameron Creek Business Park** - 9210 Cameron Rd, Austin, TX 78754

<b>Space Available:</b>	10,021 - 25,021 SF	<b>Rental Rate:</b>	\$7.80 USD/SF/Year	<b>Brad Gates</b>	(512) 732-0400
<b>Property Type:</b>	Industrial Manufacturing	<b>LoopNet ID:</b>	16078032	<b>Tom Pardee</b>	(512) 901-0171
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16078032">http://listing.loopnet.com/16078032</a>	

**Property Description:**

50,021 sf Industrial Manufacturing Building build in 1996 located in Cameron Creek Business Park in the Northeast Austin submarket



**Summit Business Park A** - 14050 Summit Dr, Austin, TX 78728

<b>Space Available:</b>	8,838 SF	<b>Rental Rate:</b>	\$7.80 USD/SF/Year	<b>Brad Gates</b>	(512) 732-0400
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	16077996		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16077996">http://listing.loopnet.com/16077996</a>	

**Property Description:**

53,100 sf Class B Industrial Flex space in the North Industrial submarket of Austin. Two-building property has private restrooms.





**Waterford C** - 9229 Waterford, Austin, TX 78758

<b>Space Available:</b>	13,173 SF	<b>Rental Rate:</b>	\$13.50 USD/SF/Year	<b>Don Cox Company</b>	(512) 478-1711
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	16075042		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16075042">http://listing.loopnet.com/16075042</a>	

**Property Description:**  
Top level flex space, abundant parking, high ceilings, two showers, phone system & furniture available.



**Cameron Creek Business Park** - 9210 Cameron Road, Austin, TX 78753

<b>Space Available:</b>	7,500 SF	<b>Rental Rate:</b>	\$7.44 USD/SF/Year	<b>Tom Pardee</b>	(512) 901-0171
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	14954391		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/14954391">http://listing.loopnet.com/14954391</a>	

**Property Description:**  
Cameron Creek Business Park features a site-cast concrete facade with reflective glass inset windows. The buildings offer distinctive storefronts with architectural design elements such as multiple levels and brushed metal awnings. The heightened elevation of the storefronts creates ample opportunities for tenant signage. The buildings also feature a 22 foot clear height, dock-high loading and a 125-135 foot bay depth. The buildings have 480 volt, 3-phase service and are fully sprinklered. The project is currently designed for 207 surface parking spaces (2.4 spaces per 1,000 sf) but can accommodate up to 362 parking spaces (4.2 spaces per 1,000 sf).



**Commerce Center South 4** - 3500 Comsouth Dr, Austin, TX 78744-1352

<b>Space Available:</b>	1,000 - 43,200 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Su Kosub</b>	(512) 788-5864
<b>Property Type:</b>	Industrial R&D	<b>LoopNet ID:</b>	16056383		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/16056383">http://listing.loopnet.com/16056383</a>	

**Property Description:**  
Free-standing building, 43,200 +/- sf of total available flex space. Approximately 7,200 sf of finished-out office space, 25,000 sf of conditioned warehouse, and 11,000 sf of Class 1000 cleanroom. All or part is available; services available for cleanroom space. Great plug 'n' play opportunity.



**2601 McHale Court** - Austin, TX 78701

<b>Space Available:</b>	5,400 - 18,693 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Amy Heritage</b>	(512) 454-2873
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15484081		
		<b>Status:</b>	Active		

<http://listing.loopnet.com/15484081>

**Property Description:**  
McKella 4 offers 59,606 square feet of flex space for the image conscious business.



**11400 Old Lockhart Rd.** - Austin, TX 78747

<b>Space Available:</b>	1,644 - 20,650 SF	<b>Rental Rate:</b>	\$3.60 USD/SF/Year	<b>Nathan McClintock</b>	(512) 771-7243
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	16016866		
		<b>Status:</b>	Active		

<http://listing.loopnet.com/16016866>

**Property Description:**  
Four Industrial Warehouse/Office buildings for lease. The property was previously a wood mill.



**Braker Center I** - 2100 Kramer Lane, Suite 800, Austin, TX 78758

<b>Space Available:</b>	8,000 SF	<b>Rental Rate:</b>	\$6.00 USD/SF/Year	<b>Kristi Svec Simmons</b>	(512) 225-2710
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	16009648	<b>Bill Gump</b>	(512) 225-2703
		<b>Status:</b>	Active		

<http://listing.loopnet.com/16009648>

**Property Description:**  
-Reception Area -Break Room -Server Room -Common Restrooms -Mix of Private Offices and Open Area -Warehouse Space is Air-conditioned -Two Dock Doors Available -Furniture Available for use during term



**Walnut Creek Business Park** - 8027 Exchange Drive, Austin, TX 78754

<b>Space Available:</b>	28,965 SF	<b>Rental Rate:</b>	\$10.20 USD/SF/Year	<b>John Barksdale</b>	(512) 499-4976
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15920950		
		<b>Status:</b>	Active		

<http://listing.loopnet.com/15920950>

**Property Description:**  
\* 90% improved office space \* 14' clear height \* 400 Amp, 277 480, 3 phase power \* 3.18/1,000SF parking \* 1 grade level door \* LI-CO zoning \* built in 1998 \* situated on 2.01 acres



**4210 S. Industrial Drive** - Austin, TX 78701

<b>Space Available:</b>	13,399 - 14,947 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Amy Heritage</b>	(512) 454-2873
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15784216		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15784216">http://listing.loopnet.com/15784216</a>	

**Property Description:**  
Ben White 1 is comprised of 54,385 square feet of pristine flex space configured to address specific needs of the tenants.



**Promontory Point** - 2621 Ridgpoint Dr., Austin, TX 78754

<b>Space Available:</b>	2,925 - 21,219 SF	<b>Rental Rate:</b>	\$10.00 USD/SF/Year	<b>Robert Shore</b>	(512) 684-3800
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	14998230		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/14998230">http://listing.loopnet.com/14998230</a>	

**Property Description:**  
- Convenient location, Hwy 183 and Hwy 290 - Short distance to Airport - Local ownership - Grade level doors



**Southpark M** - 4120 Freidrich Lane, Austin, TX 78744

<b>Space Available:</b>	7,550 SF	<b>Rental Rate:</b>	\$7.80 USD/SF/Year	<b>John Barksdale</b>	(512) 499-4976
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15833079	<b>Greg Marberry</b>	(512) 499-4914
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15833079">http://listing.loopnet.com/15833079</a>	

**Property Description:**  
Corner lot with excellent visibility at the intersection of Woodward Ln and Freidrich Ln Total building SF: 71,550 Clear Height: 16' Loading: Dock High, Grade Level Zoning: Light Industrial High parking ratio



**Southpark E** - 2100 Saint Elmo Road, Austin, TX 78744

<b>Space Available:</b>	10,000 - 49,966 SF	<b>Rental Rate:</b>	\$7.80 USD/SF/Year	<b>John Barksdale</b>	(512) 499-4976
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15833043	<b>Greg Marberry</b>	(512) 499-4914
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15833043">http://listing.loopnet.com/15833043</a>	

**Property Description:**  
+/- 14' Clear Height Parking: 4.1 / 1,000 SF Fire sprinklered



**Metric Plaza** - 2305 Donley Drive, Austin, TX 78758

<b>Space Available:</b>	3,500 - 7,047 SF	<b>Rental Rate:</b>	\$8.40 USD/SF/Year	<b>James Krajcek</b>	(512) 346-7030
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	14581457		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/14581457">http://listing.loopnet.com/14581457</a>	

**Property Description:**

Metric Plaza is a 26,813 SF Flex/Service Center with a mixture of office\warehouse and production space. This building has excellent rates and low expenses.



**2013 Centimeter Circle** - Austin, TX 78701

<b>Space Available:</b>	32,241 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Amy Heritage</b>	(512) 454-2873
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15784218		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15784218">http://listing.loopnet.com/15784218</a>	

**Property Description:**

Rutland 13 offers 52,389 square feet of perfect light industrial space located in North Austin.



**2105 Denton Drive** - Austin, TX 78701

<b>Space Available:</b>	22,206 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Amy Heritage</b>	(512) 454-2873
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15784219		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15784219">http://listing.loopnet.com/15784219</a>	

**Property Description:**

Rutland 19 offers 22,206 square feet of perfect light industrial space located in North Austin.



**2600 McHale Court** - Austin, TX 78701

<b>Space Available:</b>	7,447 - 8,274 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Amy Heritage</b>	(512) 454-2873
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15484080		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15484080">http://listing.loopnet.com/15484080</a>	

**Property Description:**

McKella 3 offers 52,887 square feet of flex space for the image conscious business.



**Braker Center - Building B** - 1908 Kramer Lane, Austin, TX 78758

<b>Space Available:</b>	11,140 SF	<b>Rental Rate:</b>	\$9.00 USD/SF/Year	<b>W. Gaines Bagby</b>	(512) 499-4915
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15734257		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15734257">http://listing.loopnet.com/15734257</a>	

**Property Description:**  
Class B Flex Space. Opex is \$2.52 sf/yr. Column spacing is 30'w x 30'd. Is equipped with loading docks.



**Corridor Park Pointe E** - 100 Michael Angelo Way, Austin, TX 78728

<b>Space Available:</b>	21,065 SF	<b>Rental Rate:</b>	\$5.40 USD/SF/Year	<b>W. Gaines Bagby</b>	(512) 499-4915
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15692754		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15692754">http://listing.loopnet.com/15692754</a>	

**Property Description:**  
Excellent opportunity for a high-end mixed user with 17,565 SF office space and 3,500 warehouse space. TI is negotiable. Server room has supplemental A/C and CAT5 every 18". Two amp services and 30-amp drops with two docks.



**4207 Smith School Road** - Austin, TX 78744

<b>Space Available:</b>	50,000 SF	<b>Rental Rate:</b>	\$5.40 USD/SF/Year	<b>Erin Morales</b>	(512) 499-4918
<b>Property Type:</b>	Industrial Warehouse	<b>LoopNet ID:</b>	15679082	<b>Charles Dixon</b>	(512) 499-4903
		<b>Status:</b>	Active	<b>Nate Stricklen</b>	(512) 499-4921

<http://listing.loopnet.com/15679082>

**Property Description:**  
Building has a front-loading, dock-high overhead door. It is mostly air-conditioned, with an open floor plan, sprinkler system, 8' suspended acoustic ceilings, and vinyl floor tiles. Column spacing is 30' X 30", lease term is flexible, and has skylighting. Fiber providers are: SWB, Worldcom, Time Warner, Level 3, XO Communications, and Quest.



**9233 Waterford Centre Blvd** - Austin, TX 78701

<b>Space Available:</b>	12,762 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Amy Heritage</b>	(512) 454-2873
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15607138		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15607138">http://listing.loopnet.com/15607138</a>	

**Property Description:**  
Waterford B offers 18,195 square feet of pristine flex space built out as value office space.



**Tuscany 7** - 8024 Exchange Drive, Austin, TX 78754

<b>Space Available:</b>	72,154 SF	<b>Rental Rate:</b>	\$6.60 USD/SF/Year	<b>Brett Arabie</b>	(512) 370-2411
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15597492	<b>Mike Tipps</b>	(512) 370-2413
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15597492">http://listing.loopnet.com/15597492</a>	

**Property Description:**  
Tiltwall; Projected Completion April 2008; Can start TI today;



**Centerpoint @ Colorado Crossing** - 7500 Burleson Road, Austin, TX 78741

<b>Space Available:</b>	19,803 - 86,718 SF	<b>Rental Rate:</b>	\$6.60 USD/SF/Year	<b>Greg Marberry</b>	(512) 499-4914
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15594371	<b>John Barksdale</b>	(512) 499-4976
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15594371">http://listing.loopnet.com/15594371</a>	

**Property Description:**  
- Site Area: 23.36 Acres - 24' Clear Height - ESFR Sprinklers - 180' shared truck court (100% concrete) - Concrete tilt wall construction - 6" concrete slab 3,000 psi - Parking 2/1000sf



**Research Square** - 10435 Burnet Rd., Austin, TX 78758

<b>Space Available:</b>	1,448 - 5,034 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Robert Shore</b>	(512) 684-3800
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	13887704		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/13887704">http://listing.loopnet.com/13887704</a>	

**Property Description:**  
- Great access on Burnet Road near The Doman - Local ownership - Van-high doors - Suites 106 & 107 are contiguous (6,805 SF total) - Suites 100 & 102 are contiguous (8,040 SF total)



**5555 N Lamar Blvd** - Austin, TX 78701

<b>Space Available:</b>	5,241 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Amy Heritage</b>	(512) 454-2873
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15484083		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15484083">http://listing.loopnet.com/15484083</a>	

**Property Description:**  
Recently completed extensive storefront renovations to retail center consisting of over 54,000 square feet. Current tenants consist of Half Price Books, Goodwill and Paper Plus.



**Airline Crossing** - 3851 Airport Boulevard, Austin, TX 78722

<b>Space Available:</b>	900 - 8,000 SF	<b>Rental Rate:</b>	\$12.00 - \$20.00	<b>David Petrick</b>	(512) 418-1900
<b>Property Type:</b>	Shopping Center Strip Center	<b>LoopNet ID:</b>	USD/SF/Year 6436508		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/6436508">http://listing.loopnet.com/6436508</a>	

**Property Description:**  
Great Retail space with a newly installed 35 foot pylon sign. Up to 8,000 square feet available.



**Tuscany Technology Center** - 8800 Hwy 290 East, Austin, TX 78754

<b>Space Available:</b>	53,600 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Robert Shore</b>	(512) 684-3800
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15468506		
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15468506">http://listing.loopnet.com/15468506</a>	

**Property Description:**  
- Up to 7/1000 parking - Perfect for call center use - Phase 2 includes an additional 54,000 SF of flex space



**7500 Metro Center Drive** - Austin, TX 78744

<b>Space Available:</b>	8,000 - 74,962 SF	<b>Rental Rate:</b>	Negotiable/SF/Year	<b>Erin Morales</b>	(512) 499-4918
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15466557	<b>Greg Marberry</b>	(512) 499-4914
		<b>Status:</b>	Active	<a href="http://listing.loopnet.com/15466557">http://listing.loopnet.com/15466557</a>	

**Property Description:**  
Features - Built specifically as a datacenter facility - Built in 2000 - One story Utilities - Austin Energy Cooling - Space on site for multiple tenant dedicated cooling towers/chillers Roof - Membrane and insulated metal decking Clear Height - 33 feet Floor Loading - Slab on grade reinforced concrete - 200PSF Security - Card key and biometric access control, digital monitoring Parking - 600 parking spaces



**Harris Ridge Business Center** - 1100 E. Howard Ln., Austin, TX 78753

<b>Space Available:</b>	72,900 SF	<b>Rental Rate:</b>	\$5.52 USD/SF/Year	<b>Robert Shore</b>	(512) 684-3800
<b>Property Type:</b>	Industrial Flex Space	<b>LoopNet ID:</b>	15242251		
		<b>Status:</b>	Active		<a href="http://listing.loopnet.com/15242251">http://listing.loopnet.com/15242251</a>

**Property Description:**

- 148,800 SF available - Ample parking - 26' clear height - ESFR sprinkler system - R-19 roof insulation - Located in the Triple Freeport Tax Zone