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CORPORATE REAL ESTATE STRATEGY



For Lease

Office Building - Sinclair Black Building

1508 W.5TH STREET SUITE 100 AUSTIN, TX 78703



For Lease - Level One

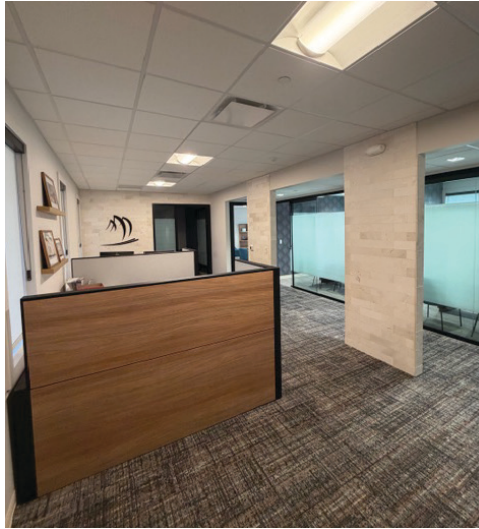
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General Property Information:

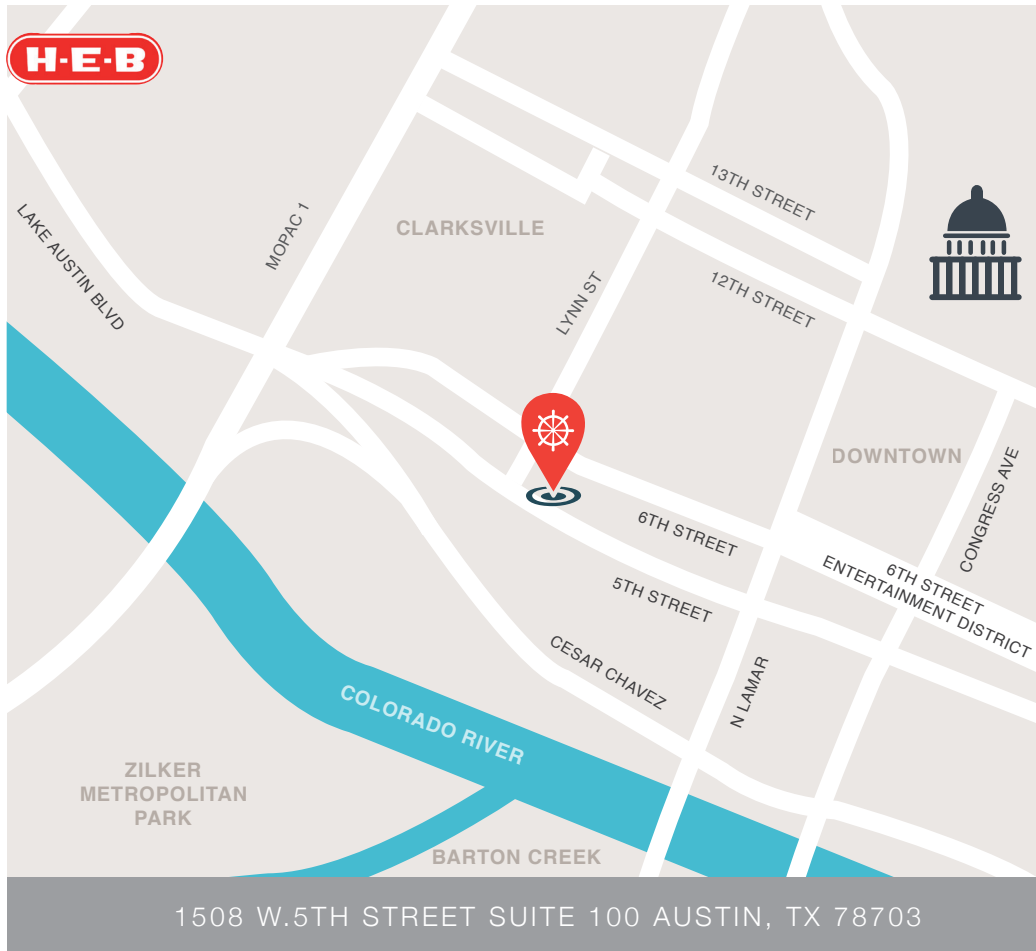
- **Base rate:** \$32.25
- **NNN** \$26.43
- **Type:** Free Standing Office Building
- **Building SF:** 3,009.54
- **Expires** December 31st, 2032
- **10 Parking Spaces**
- **Fully Furnished**

Property Features:

- **Proximity:** Close to neighborhoods, major employers, shopping, entertainment, and dining options
- **Convenient access:** Mopac 1 & I35
- High ceilings, open floor plan with some offices, lots of operational windows and elevator.
- Covered walk on first level and second floor with exterior stairs on each end of the building.







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