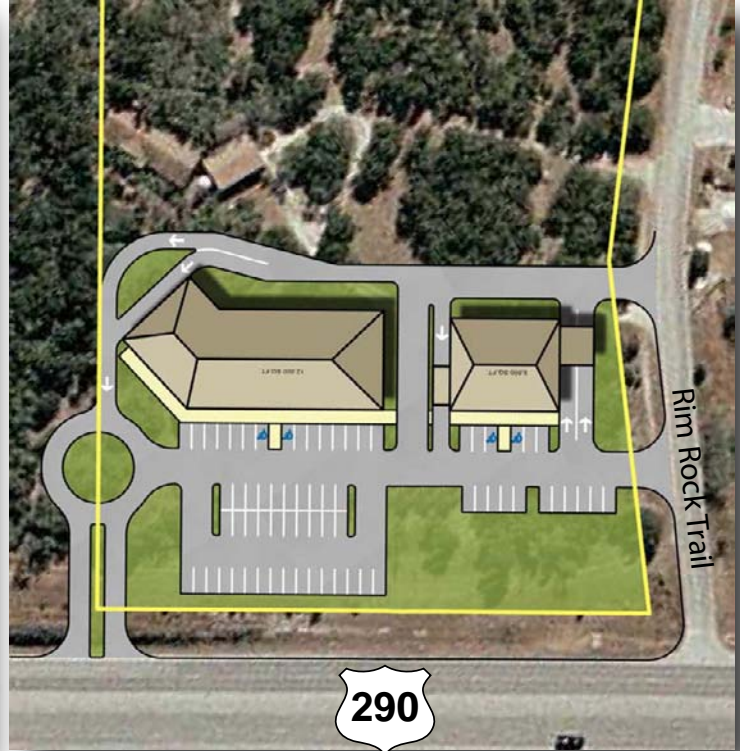
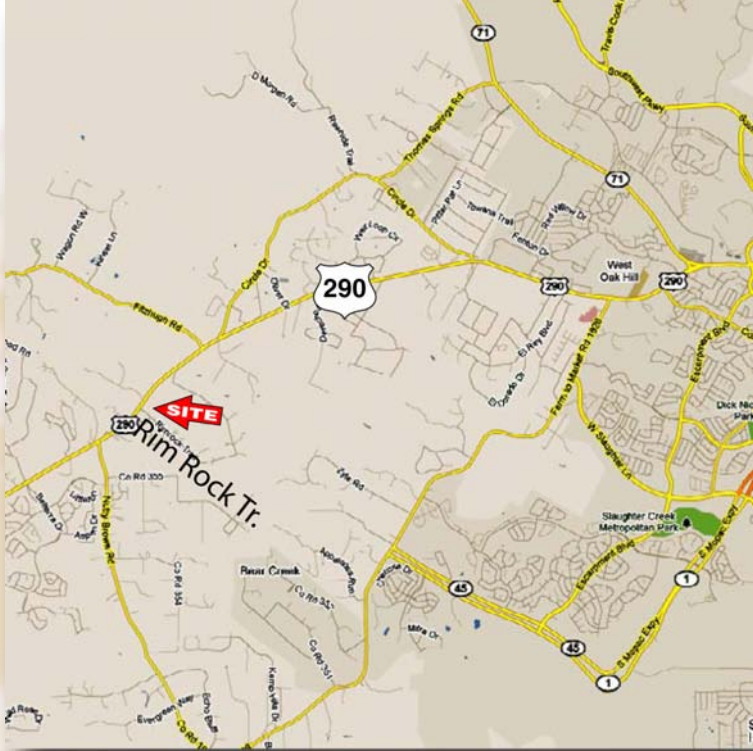


FOR LEASE - RETAIL SPACE

Hwy 290 West and Rim Rock Trail, Cedar Valley, Travis County, Texas



LOCATION: Property lies at the southeast corner of Hwy 290 West and Rim Rock Trail.

SIZE: Building one is 12,000 square feet.
Building two is 5,000 square feet.

ACCESS: Main entrance at the intersection with Southwest Oaks. Secondary entrance is on Rim Rock Trail.

PROJECT ANCHOR: Jack Brown Cleaners

LEASE RATE: \$24-\$28 per square foot per year plus NNN

COMMENTS: Both buildings have drive through features.



201 Barton Springs Road Austin, Texas 78704
(512)472-2100 FAX: (512)472-2905

CONTACT Bill Blood
Office: (512) 472-2100
bblood@matexas.com

This property is presented subject to prior sale, change in price, or removal from the market without notice. All information shown in this brochure, while based upon information supplied by the owner and from other sources deemed to be reliable is not in any way warranted by McAllister & Associates or the owner of the property. Interested persons are encouraged to retain legal and technical consultants to advise them of any and all aspects of this property. This report is for your use as long as you have need of it, but at all times remains the property of McAllister & Associates. Under no circumstances is any of this report to be reproduced, copied or in any way duplicated without the express written consent of McAllister & Associates.