

FOR LEASE

10,000 SF AVAILABLE
8601 CROSS PARK DRIVE | AUSTIN, TEXAS
CROSS CREEK BUSINESS CENTER – BUILDING 1



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SPACE FOR LEASE - INFORMATION

- **10,000 SF AVAILABLE**
- **17' CLEAR HEIGHT**
- **120' BUILDING DEPTH**
- **WET-PIPE SPRINKLER SYSTEM**
- **1 GRADE LEVEL DOOR**
- **1 MILE NORTH OF HIGHWAY 183 AND HIGHWAY 290 JUNCTION**
- **1.2 MILES EAST OF I-35**
- **3.3 PARKING SPACES PER 1,000 SF**
- **5,100 SF OFFICE**
- **4,900 SF WAREHOUSE**

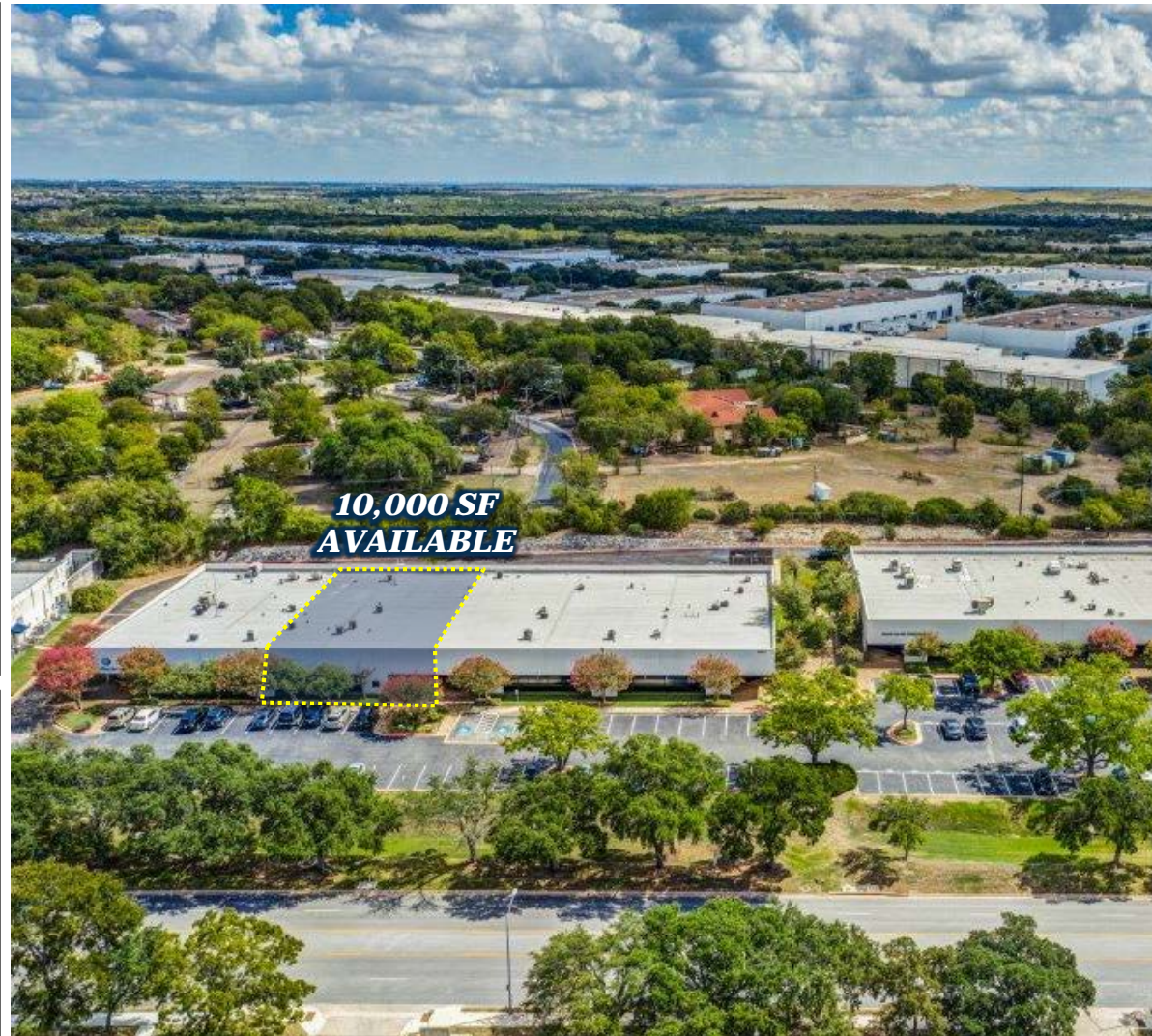
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