FOR SUBLEASE WESTLAKE PLAZA SUITE 401 • 1705 S. CAPITAL OF TEXAS HIGHWAY • AUSTIN, TEXAS 78746

This sublease opportunity is located on the fourth floor of Westlake Plaza, an office building located off Loop 360 in West Lake Hills. Ideal for traditional office users or professional services seeking short-term solutions, tenants have the option to rent one to two private offices and/or a desk in the open area. The space offers access to a break room, a conference room with downtown views, coffee, WiFi, and a printer.





AVAILABILITY	1 private office; 1 desk in open area
PRICING	Office: \$1,000/month Desk: \$700/month
AVAILABLE	Immediately
EXPIRES	11/30/2025

FEATURES & AMENITIES

- Office or desk rental within a real estate investment office
- Ideal for traditional office users/ professional services looking for short-term value office space
- Includes access to break room, conference room with downtown views, coffee, WiFi, and printer



Thomas Matheney 512.684.3813 **thomas@aquila**commercial.com

The information contained herein has been obtained from sources believed reliable. AQUILA Commercial, LLC makes no guaranties or warranties as to the accuracy thereof. The presentation of the property is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. Included projections, opinions, assumptions or estimates, are for example only, and may not represent current or future performance of the property. Information is for guidance only and does not constitute all or any part of a contract. Last updated 4/2024.

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Top, left, right: Conference room, private office, break room



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