


Legend Oaks Plaza

Property ID: 14861943
<http://listing.loopnet.com/14861943>

Legend Oaks Plaza 
 6001 West William Cannon
 Austin, TX 78749
 County: Travis

For more information, click to email:
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Orsus Real Estate

<p>Bldg. Picture</p> 	<p>For Lease Active</p> <p>Primary Type: Office Office Building</p> <p>Total Space Available: 620 SF</p> <p>Occupancy: 96%</p> <p>Building Size: 16,400 SF</p> <p>Year Built: 2000</p> <p>Date Last Verified: 7/23/2007</p> <p>Property ID: 14861943</p>
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Available Spaces

Suite/ Floor	Space Available	Minimum Divisible	Maximum Contiguous	Rental Rate	Date Available	Space Type	Sublease
203 B	620 SF	N/A	N/A	\$16.00/SF/Year	Immediate	Office Building	N/A

Lease Type: Modified Net

Additional Photos



Additional Information

Property Description:

Prime office space in Southwest Austin with beautiful view to the west! Legend Oaks Plaza consists of two beautiful new limestone buildings surrounded by extensive landscaping and large mature trees. Other building tenants include TruWest Credit Union, Modern Family Dentistry, MLC CAD Systems, and Benchmark Development. Ready to be finished-out to your desired specifications as medical or general office space

Location Description:

Located in Southwest Austin along William Cannon just off of the intersection with Escarpment, Legend Oaks Plaza provides Tenants with brand new suburban office space in a high-traffic location in fast-growing Southwest Austin.

Zoning Description:

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No. Stories:	2	Additional Types:	Creative/Loft
Operating Expenses	\$10.68		Institutional/Governmental Medical Office

Highlights

- Shell space --- ready for Tenant Improvements
- High traffic area
- Great for dental practice
- Great medical office location
- Easy access / surface parking
- Urgent care / rehab clinic



10/30/2006

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