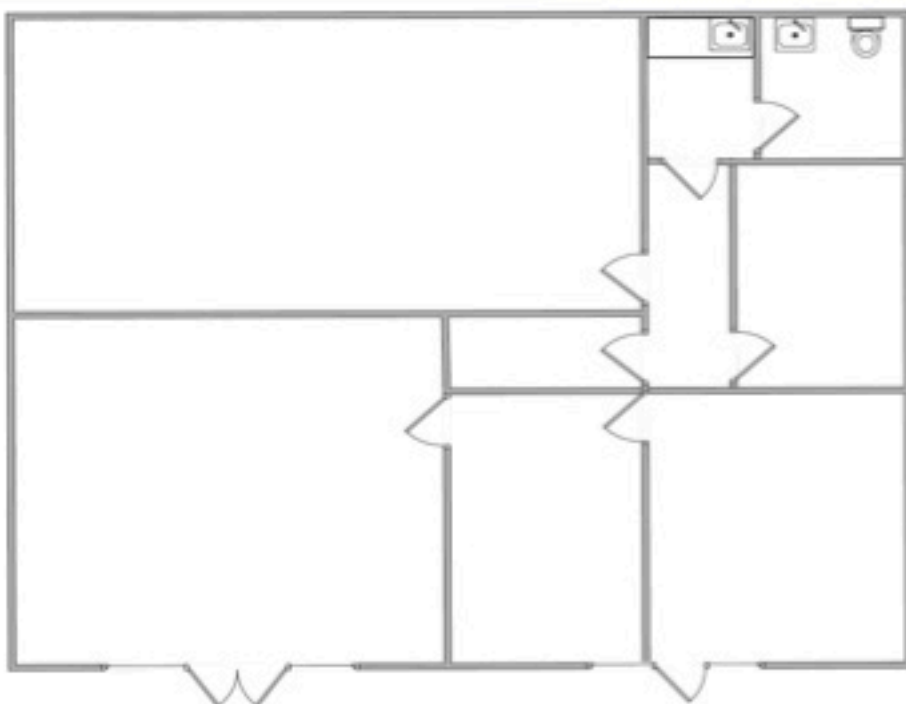


# THE CENTRE BUSINESS PARK

7801 North Lamar  
Austin, Texas 78752



**VALUE OFFICE SPACE**  
**1,600SF**



**Rate:** \$1.27/sf + \$.13/sf nnn

**Term:** From 2 years

**Size:** 1,600sf

**Suite:** A123

**Description:** Reception, two standard offices, two large open rooms, wet bar and private restroom.

**Other:** 24/7 Access and individually controlled HVAC and separately metered electric.

**Property is undergoing a \$1 million face-lift starting in summer of 2017.**

For more information call:

**512.453.4952**

**Jeff Knavel**