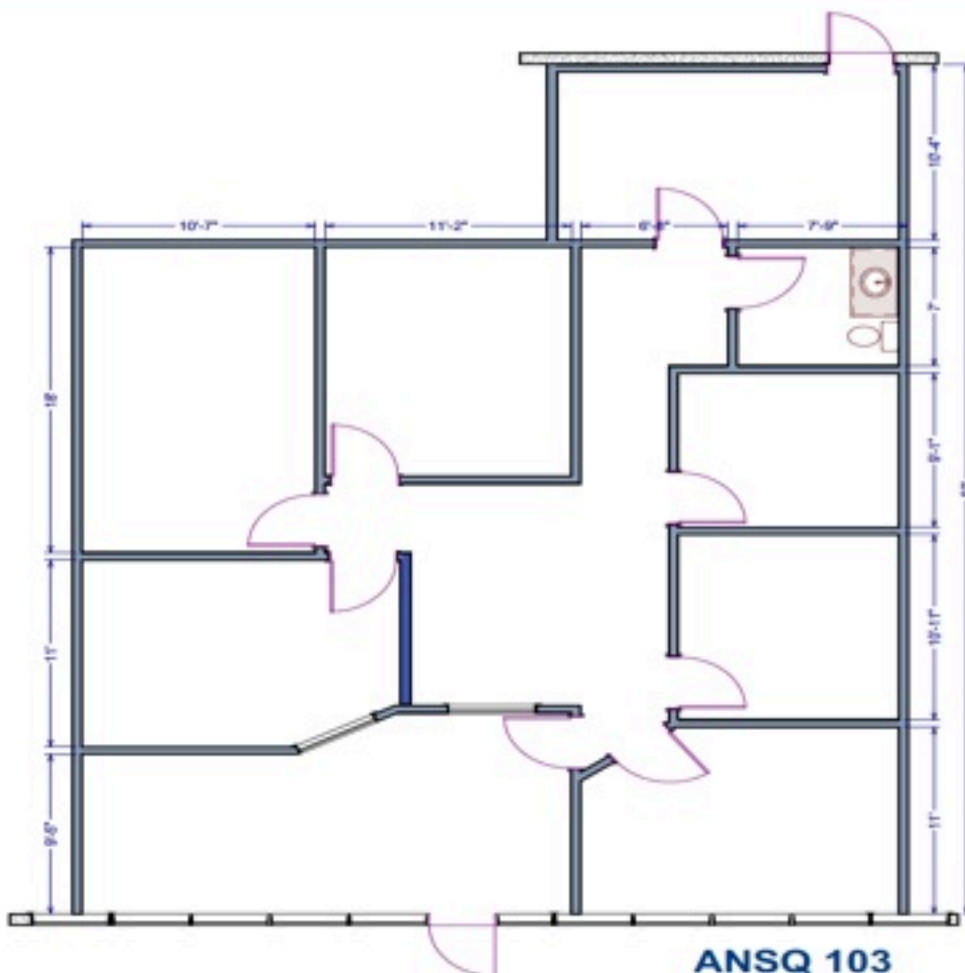


# THE ANDERSON SQUARE BUSINESS PARK

7950 Anderson Square  
Austin, Texas 78757



**Value Priced Office 1,708sf  
Very Efficient Layout**



## FOR LEASE

**Rate:** From \$13.00/sf nnn  
NNN \$4.68 ('17 est)

**Size:** 1,708sf

**Term:** From 3 years

**Available:** November 2017

**Description:** Glass front wall, reception area, 6 private offices, restroom and break room with rear door. 24/7 access with separately metered electric. Signage available on building face as well as pylon.

New carpet, paint & lighting

**Location:** Just west of the North Lamar/Hwy 183 intersection.

For more information call:

**512.453.4952**

**Jeff Knavel**