

Flex Space Coming Soon

2,500 RSF For SubLease



La Jaita Business Park

1320 Arrow Point Drive Building 4 Suite #404
Cedar Park Tx, 78613

- Office Flex Space
- Building 4 Suite #404
- 2,500 RSF
- Available Soon - TBD
- Sublease Through 7/31/2027
- Rate \$16.80 PSF
- NNN's \$4.80 PSF
- 1 Private Offices
- 1 Confrence Room
- Large Open Workspace
- Open Break Area
- 2 Private Restrooms
- 2 Storage Rooms
- Warehouse 700 RSF (28'L x 25'W)
- 10'x10' Grade Level Roll-up Door
- Private Tenant Controlled HVAC System 24/7
- Exterior Building Signage - Optional
- Plentiful Drive-up Parking: Ratio 1:250
- Located at Arrow Point Dr. & E. New Hope Dr.
- Easy Access to 183 Toll, Whitestone Blvd (HWY 1431) & Ronald Regan / Parmer Lane

Thomas C Heaton & Co

Broker

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The information contained herein was obtained from sources deemed reliable; however, Tom C Heaton & Co makes no guaranties, warranties or representations to the completeness accuracy thereof. The presentation of this real estate information is subject to errors; omissions; change of price; prior sale or lease; or withdrawal without notice.

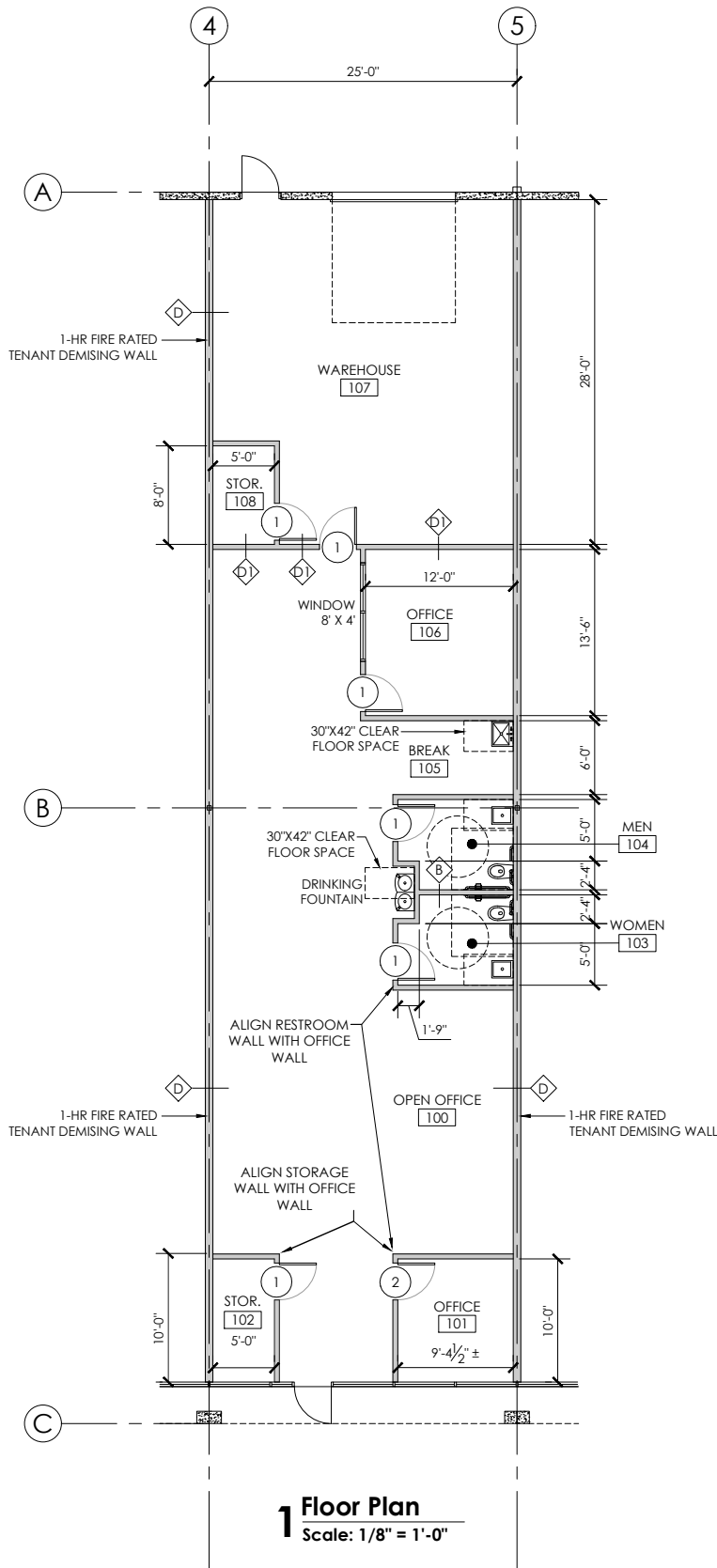
La Jaita Business Park

1320 Arrow Point Dr. Bld. 4 Suite #404



Building 4 Suite #404
2,500 RSF

Building 4 Suite #404 (2500 RSF) Floor Plan



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Cedar Park, Tx 78613



La Jaita Business Park is conveniently located in the heart of Cedar Park at the corner block of E. New Hope Dr., Arrow Point Dr., La Jaita Dr., just north of HWY 1431 (Whitestone Blvd.), east of 183 Toll, west of Ronald W. Reagan Blvd., & W. Parmer Lane. Also, located 2 minutes from Cedar Park Regional Medical Center and 1890 Ranch Shopping Center.

Near By:

- 1890 Ranch Shopping Center
- Over 30+ Resturants and Shopping Options
- Day Care Centers
- Cedar Park Regional Medical Center
- Multiple Residential Communities
- Short drive to Multiple Hotels

Transportation:

- Lakeline Commuter Rail - 6.1 Miles
- Leander Station Commuter Rail - 6.3 Miles
- Austin Bergstrom International Airport - 33 Miles
- IH-35 - 8 Miles
- 183 A Tollway - 3/4 Miles
- Ronald Reagan / West Parmer Lane - 1 Mile

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