\$1,250 - 4229 N Fm 620 Rd 306, Austin

MLS® #2230485

\$1,250

0 Bedroom, 0.00 Bathroom, Commercial Lease on 4.97 Acres

Highland Club Village Sec 01, Austin, TX

** Get up to 3 months of free rent! Terms apply for qualified applicants with minimum lease requirements.** Hassle-free space with a community designed for scaling a business, growing your passions, and or securely & safely store your weekend driver! Built with energy-efficient materials, the concrete and steel facility offers 25'+ wide drive-up driveways, high ceilings, 24/7 monitored security and access, and a fire sprinkler system. Enjoy all-inclusive services such as internet, water, electricity, janitorial/landscape/trash services, mail center, showers, bathrooms, kitchenettes, water refilling stations. The HVAC bioclimatic (BSA) UI approved needlepoint ionization air filtration system ensures temp. control and clean air. Relax & unwind in the 3,000 sq/ft modern designed owners lounge w/floor-to-ceiling windows that bring in an abundance of natural light, creating a warm & welcoming atmosphere. Enjoy access to the private conf. room, commercial-grade kitchen, & spacious mixer/lounge with comfortable furniture & oversized TVs. Take in the panoramic views of

This spacious interior unit offers ~300 sf (~24' D X 12'6" W) of customizable space while enjoying a large picture window w/views of tree tops, a dedicated water source, and a glass panel "store front― style roll up door.

Lake Travis/Texas Hill Country from the

terrace.

In addition to all of the existing features, also







facility. This extra level of convenience means that you can access your space whenever you need to, whether you're on-site or working from afar. The facility is equipped with top-notch security measures to ensure your belongings are safe at all times.

Located in West Austin's beautiful Lake Travis region, the facility is only 30 minutes to Downtown Austin. Explore nearby shopping, dining, schools, and Lake Travis/Lake Austin when you're not busy working. Buyer/Buyer's agent to verify all info.

offered is a secure & remote access to the

Built in 2022

Essential Information

MLS® # 2230485

Price \$1,250

Bathrooms 0.00

Acres 4.97

Year Built 2022

Type Commercial Lease

Sub-Type Mixed Use

Status Active

Water Feature/View

View Hills,Lake

Community Information

Address 4229 N Fm 620 Rd 306

Area LS

Subdivision Highland Club Village Sec 01

City Austin
County Travis
State TX

Zip Code 78732

Amenities

Utilities Cable Available, Electricity Connected, High Speed Internet Available,

Sewer Connected, See Remarks, Water Connected

Parking Assigned, Garage, Lighted, On Site, Private, Secured, Door-Single

Garages Garage Door Opener

Interior

Interior Concrete

Heating Central, Electric, See Remarks

Exterior

Construction Concrete

Additional Information

Date Listed May 6th, 2024

Days on Website 375

Days on Market 497

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