LIVEOAK

OFFICE INVENTORY

NOVEMBER 2026

132,613 SF
Total Office

51,466 SF
Total Medical & Retail

LEASING CONTACTS

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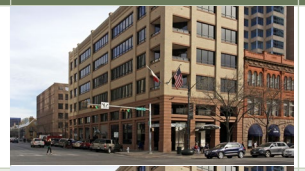
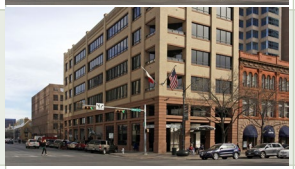
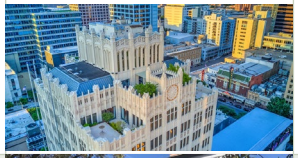
Clark Grigsby
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OFFICE INVENTORY

November 2026 · Austin Metro Area

LIVEOAK

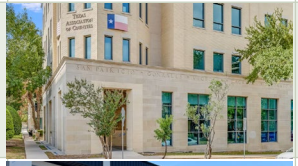
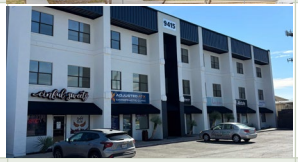
Submarket	Building Photo	Project Name	Address	SF Available	Min. Size	Date Available	Base Rate	NNN Opex	Parking Ratio	Total Bldg. SF
CBD		327 Congress	327 Congress Ave. Suite 220 & 250 Austin, TX 78701	4,435	1,596	Immediately	Contact Broker	Contact Broker	Structured 2.67/1000	36,097
CBD		327 Congress	327 Congress Ave. Suite 300 & 350 Austin, TX 78701	6,397	6,397	Immediately	Contact Broker	Contact Broker	Structured 2.67/1000	36,097
CBD		327 Congress	327 Congress Ave. Suite 450 Austin, TX 78701	3,495	3,495	Immediately	Contact Broker	Contact Broker	Structured 2.67/1000	36,097
CBD		327 Congress	327 Congress Ave. Suite 600 Austin, TX 78701	3,983	3,983	Immediately	Contact Broker	Contact Broker	Structured 2.67/1000	36,097
CBD		Norwood Tower (Sublet)	114 W. 7th St. Suite 800 Austin, TX 78701	2,015	2,015	30 Days	Contact Broker	Contact Broker	Structured	n/a
CBD		506 W. 12th St.	506 W. 12th St. Austin, TX 78701	3,144	3,144	Immediately	Contact Broker	Contact Broker	Surface	3,144

Information contained herein was obtained from sources deemed reliable. Subject to error, omissions, change of price or conditions, prior sale or lease, or withdrawal without notice.

OFFICE INVENTORY

November 2026 · Austin Metro Area

LIVEOAK

Submarket	Building Photo	Project Name	Address	SF Available	Min. Size	Date Available	Base Rate	NNN Opex	Parking Ratio	Total Bldg. SF
CBD		1204 San Antonio	1204 San Antonio St. Austin, TX 78701	31,280	3,343	Immediately	Contact Broker	Contact Broker	2.5/1000	41,627
CBD		1210 San Antonio	1210 San Antonio St. Suite 100 & 101 Austin, TX 78701	2,482	1,224	Immediately	Contact Broker	Contact Broker	Covered	94,835
N		9415 Burnet	9415 Burnet Rd. Suite 106 Austin, TX 78758	1,600	1,600	1/1/2027	$20.00	Contact Broker	3/1000	25,464
N		9415 Burnet	9415 Burnet Rd. Suite 107 & 110 Austin, TX 78758	748	1,396	Immediately	$20.00	Contact Broker	3/1000	25,464
N		9415 Burnet	9415 Burnet Rd. Suite 200 & 201 Austin, TX 78758	753 & 1,841	753 & 1,841	Immediately	$16.50	Contact Broker	3/1000	25,464
N		9415 Burnet	9415 Burnet Rd. Suite 206 & 208 Austin, TX 78758	1,367	644	Immediately	$16.50	Contact Broker	3/1000	25,464

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OFFICE INVENTORY

November 2026 · Austin Metro Area

LIVEOAK

Submarket	Building Photo	Project Name	Address	SF Available	Min. Size	Date Available	Base Rate	NNN Opex	Parking Ratio	Total Bldg. SF
N		9415 Burnet	9415 Burnet Rd. Suite 306 Austin, TX 78758	635	635	Immediately	$18.50	Contact Broker	3/1000	25,464
N		9415 Burnet	9415 Burnet Rd. Suite 309A Austin, TX 78758	474	474	Immediately	$18.50	Contact Broker	3/1000	25,464
N		9415 Burnet	9415 Burnet Rd. Suite 317 Austin, TX 78758	785	785	30 Days	$18.50	Contact Broker	3/1000	25,464
N		1609 Centre Creek	1609 Centre Creek First Floor Austin, TX 78752	24,185	24,185	Immediately	Contact Broker	Contact Broker	4.5/1000	48,369
SW		Mira Vista Office	2705 Bee Caves Rd. Suite 320, 325,340 Austin, TX 78758	25,568	2,317	Ste 320: Flexible Ste 325: Immediately Ste 340: 1/1/2027	Contact Broker	Contact Broker	3/1000	133,785
WC		The Carillon	2630 Exposition Blvd. Suite 104 & 105 Austin, TX 78758	4,111	1,428	Immediately	Contact Broker	Contact Broker	3/1000	32,000

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November 2026 · Austin Metro Area

LIVEOAK

Submarket	Building Photo	Project Name	Address	SF Available	Min. Size	Date Available	Base Rate	NNN Opex	Parking Ratio	Total Bldg. SF
C		35th & Jefferson	3500 Jefferson St. Suite 120 Austin, TX 78731	2,042	2,042	1/1/2027	Contact Broker	Contact Broker	3/1000	39,000
C		35th & Jefferson	3500 Jefferson St. Suite 303 & 305 Austin, TX 78731	5,089	1,465	12/1/2026 & Immediately	Contact Broker	Contact Broker	3/1000	39,000
C		35th & Jefferson (Sublet or Direct)	3500 Jefferson St. Suite 320 & 330 Austin, TX 78731	6,185	2,742	60 Days thru Term 7/31/2028	Contact Broker	Contact Broker	3/1000	39,000

Medical & Retail on next page

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OFFICE INVENTORY — MEDICAL & RETAIL

November 2026 · Austin Metro Area

LIVEOAK

Submarket	Building Photo	Project Name	Address	SF Available	Min. Size	Date Available	Base Rate	NNN Opex	Parking Ratio	Total Bldg. SF
C		34th & West	720 W. 34th St. Suite 105 Austin, TX 78705	3,713	3,713	12/1/2026	Contact Broker	Contact Broker	Structured 4.4/1000	22,500
C		3700 Jefferson	3708 Jefferson St. Austin, TX 78731	8,774	8,774	Immediately	Contact Broker	Contact Broker	Surface	17,074
NWC		Ladera Bend	7300 RR 2222 Austin, TX 78730	8,979	8,979	3/1/2027	Contact Broker	Contact Broker	Surface	45,000
N		Cedar Bend II (Proposed)	12309 N.Mopac Expwy. Austin, TX 78758	30,000	5,000	4rh Qtr 2028	Contact Broker	Contact Broker	Surface	30,000

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