












Photo	Building Name	Building Size	Sector	Suite # Size	Rent Sq. Ft.	Lease Type	Avail Date	Comments
	<b>San Jacinto Building</b> 814 San Jacinto Austin, Texas 78701	36,434	CBD					Good value office space, with attached close to Capitol complex and Federal parking garage, parking ratio of 1/200
	<a href="#">814 SJ Suite 001</a>	Suite 001	CBD	3,754	\$15.50	Full	30 days	Basement Vault or records storage
	<a href="#">814 SJ Suite 207</a>	Suite 201	CBD	1,580	<b>leased</b>	Full		
	<a href="#">814 SJ Suite 307</a>	Suite 207	CBD	2,270	\$16.50	Full	30 days	Great space for non profit
	<a href="#">814 SJ Suite 300</a>	Suite 307	CBD	2,270	\$16.50	Full	30 days	Great space for non profit
								Great space for small law firm
	<b>Rutland Drive</b> 1925 Rutland Drive Austin, Texas 78753	16,031	N					Value oriented business to business space for startup and other small companies
	<a href="#">Rutland Suite I</a>	Suite I	N	1,600	\$13.20	Gross	Immediate	Reception and four small offices.
	<a href="#">Rutland Suite H</a>	Suite H	N	1,600	\$13.20	Gross	Immediate	space for small users
	<a href="#">Rutland Suite G</a>	Suite G	N	1,600	\$13.20	Gross	30 days	Reception, office and work area
	<a href="#">Rutland Suite j,k,l</a>	Suite JKL	N	4,800	\$13.20	Gross	Immediate	Reception, office and work area
	<a href="#">Rutland Suite E</a>	Suite E	N	1,600	\$13.20	Gross	Immediate	Reception, office and work area
	<b>Large Oaks Plaza</b> 12731 Research Blvd Austin, Texas 78759	10,593	FNW				Immediate	Economical office space for small office
	<a href="#">Large Oaks Suite 102</a>			1,000	\$14.00	+electric		
	<a href="#">Large Oaks Suite 103</a>			1,700	\$14.00	+electric		
	<a href="#">Large Oaks Suite 100</a>			975	\$14.00	+electric		Newly remodeled space
	<a href="#">Large Oaks Suite 106</a>			792	\$13.50	+electric		
	<b>Austin Energy Building</b> 7000 Cameron Road Austin, Texas 78753	29,000	NE					Value oriented office, light manufacturing
	<a href="#">Suite 105</a>	Suite 105		5,600	\$3.50	NNN	immediate	100% HVAC with large elec service, Space is
	<a href="#">Suite 103</a>	Suite 103		6,800	\$6.00	NNN	immediate	located two blocks from I-35 and 290
	<a href="#">FOR SALE</a>	Suite 100		11,600	\$8.00	NNN	immediate	
	<a href="#">7000 Cameron Road</a>	Suite 300		5,000	\$7.00	NNN	immediate	
	<b>Timberline</b> Building # 15 2525 Wallingwood Austin, Texas 78746	5,000	SW	<b>LEASED</b>	\$16.50	gross	N/A	Small value oriented space with 5 windowed offices. Space located one block from Mopac and Bee Caves road. Rental rate is a gross rate and is net of electric.

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	<b>South Town Plaza</b> 1701 South Mays Round Rock, Texas <a href="#">South Mays</a>	17,031	RR	<b>LEASED</b>	\$17.00	gross	N/A	Great neighborhood retail center located in Round Rock, one block off of I-35
	<b>220 East 8th Garage</b> 220 East 8th Street Austin Texas 78701 <a href="#">220 EAST 8th</a>	N/A	CBD	N/A	N/A	N/A	N/A	6 Motor Bank Lanes, 205 Parking Spaces Spaces lease for \$110.00 non-reserved and \$160.00 for reserved.
	<b>3007 North Lamar</b> 3007 North Lamar Austin Texas 78705 <b>LEASED</b>	3,898	C	0	\$14.00	N/A	30 days	Class "C" office with good parking and central location at 30th and Lamar
	<b>3009 North Lamar</b> 3009 North Lamar Austin Texas 78705	3,808	C	<b>LEASED</b>	\$13.50	N/A	30 days	Class "C" office/retail, Great frontage on Lamar Close to UT and Medical Center Zoned LR
	<b>Brentwood Warehouse</b> 706 Brentwood Austin, Texas 78752 <b>LEASED</b>	15,096	C		\$6.00	gross	immediate	Value oriented industrial space with central close in location. 100% HVAC, extra power, grade level loading
	<b>SH130 Pad Site</b> Rowe Lane Pflugerville, Texas <a href="#">Rowe Ln pad site</a>	1.52 acres	NE	all	\$950,000		60 days	High traffic pad site along SH130, located between SH45 and 79 Site has no current zoning. Utilities, water quality & detention in place perfect for fast food, or convenience store







**ROBERT R. HEMPHILL, CCIM**

**HOME**

**JUNE 1, 2007**

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COMMERCIAL REAL ESTATE

Photo	Building Name	Building Size	Sector	Suite # Size	Rent Sq. Ft.	Lease Type	Avail Date	Comments
	<b>2634 W. William Cannon</b> Austin, Texas	1,464	S	<b>LEASED</b>	\$16.00 psf	gross +elec	30days	8 private offices, reception and break areas 10 parking spaces included in the front lots Located on the NE corner of Wm Cannon & Westgate Blvd
	<b>12731 Research C100</b> Austin, Texas 78759	1,300	NW		\$4,600.00 per month	gross +elec	today	Dental office/with equipment in place Three operatories, and one exam room Break area, work areas, consultation/office located at McNeil and 183  <a href="#">Dental Office</a>
	<b>12731 Research D100</b> Austin, Texas 78759	1,368	NW		\$164,000.00 For Sale		today	Office Condo for Sale. Currently occupied Break area, work areas, and office space located at McNeil and 183  <b>SOLD</b>
	<b>13219 Research Blvd</b> Austin, Texas 78759	5,500	NW		\$15.00	NNN		Medical/office space exposure and signage available.
		Suite A	NW	1,039	\$15.00	NNN		
		Suite C	NW	1,202	\$16.00	NNN		Medical space (former eye clinic)
	<a href="#">13219 Research suite 1</a>							
	<b>505 West 14th Street</b> Austin, Texas 78701	1,431	CBD	1,431	\$19.00	+electric		Professional Office, two blocks from the Court House Great space for small law firm, design studio or CPA  <b>LEASED</b>
	<b>Ben White 5</b> <b>4020 South Industrial</b> Austin, Texas 78744	10,500	SE	1,431	\$6.00	NNN		Sub-lease expiring in July of 2009 Great space for light manufacturing company 4,500 sq ft of office, and 6,000 sq ft of 100% HVAC manufacturing space, dock, semi and ramped loading. located one block off of Ben White Hwy 71. Close in to Airport