



ONE BARTON SKYWAY



TWO BARTON SKYWAY



THREE BARTON SKYWAY



FOUR BARTON SKYWAY

# BARTON SKYWAY

ONE - FOUR

1221-1601 SOUTH MOPAC EXPRESSWAY  
AUSTIN, TEXAS 78746



# BARTON SKYWAY AVAILABILITIES

## ONE BARTON SKYWAY

1501 SOUTH MOPAC EXPRESSWAY  
AUSTIN, TX 78746



### OPEX

\$15.75

### AVAILABILITY

SUITE 100 - 22,001 SF\*  
SUITE 130 - 4,206 SF\*\*  
SUITE 150 - 12,950 SF\*  
SUITE 220- 24,711 SF\*  
SUITE 300 - 16,056 SF\*\*\*  
SUITE 400 - 50,737 SF\*  
\*AVAILABLE 3.1.2020  
\*\*AVAILABLE 7.1.2019  
\*\*\*AVAILABLE 10.1.2019

### TOTAL BUILDING SF

195,324 SF

### PARKING

4.0 / 1000



## TWO BARTON SKYWAY

1601 SOUTH MOPAC EXPRESSWAY  
AUSTIN, TX 78746



### OPEX

\$15.39

### AVAILABILITY

SUITE 200D: 12,676 SF  
SUITE 305 - 2,611 SF  
SUITE 310 - 5,489 SF  
SUITE 305 + 310 - 8,100 SF  
SUITE 450 - 25,001 SF

### TOTAL BUILDING SF

195,639 SF

### PARKING

4.0 / 1000



## THREE BARTON SKYWAY

1221 SOUTH MOPAC EXPRESSWAY  
AUSTIN, TX 78746



### OPEX

\$15.33

### AVAILABILITY

SUITE 355 - 2,718 SF

### TOTAL BUILDING SF

173,302 SF

### PARKING

4.0 / 1000



## FOUR BARTON SKYWAY

1301 SOUTH MOPAC EXPRESSWAY  
AUSTIN, TX 78746



### OPEX

\$14.73

### AVAILABILITY

SUITE LL50 - 15,851 SF\*  
SUITE 100 - 39, 930 SF\*  
SUITE 375 - 22,668 SF\*  
\*AVAILABLE 3.1.2020

### TOTAL BUILDING SF

173,302 SF

### PARKING

4.0 / 1000





Barton Skyway is a 25.57 acre, four building Class A office park in Southwest Austin. Located at the Barton Skyway exit and South Mopac, the complex has views of Downtown Austin, and overlooks the Spyglass Creek section of the Barton Creek Greenbelt. Only four miles from the Central Business District and less than a mile from Barton Creek Mall, the Barton Skyway Complex is accessible from MoPac Expressway at the Barton Skyway exit. Barton Skyway tenants are within walking distance from an greenbelt access point and .9 miles of Zilker Park.

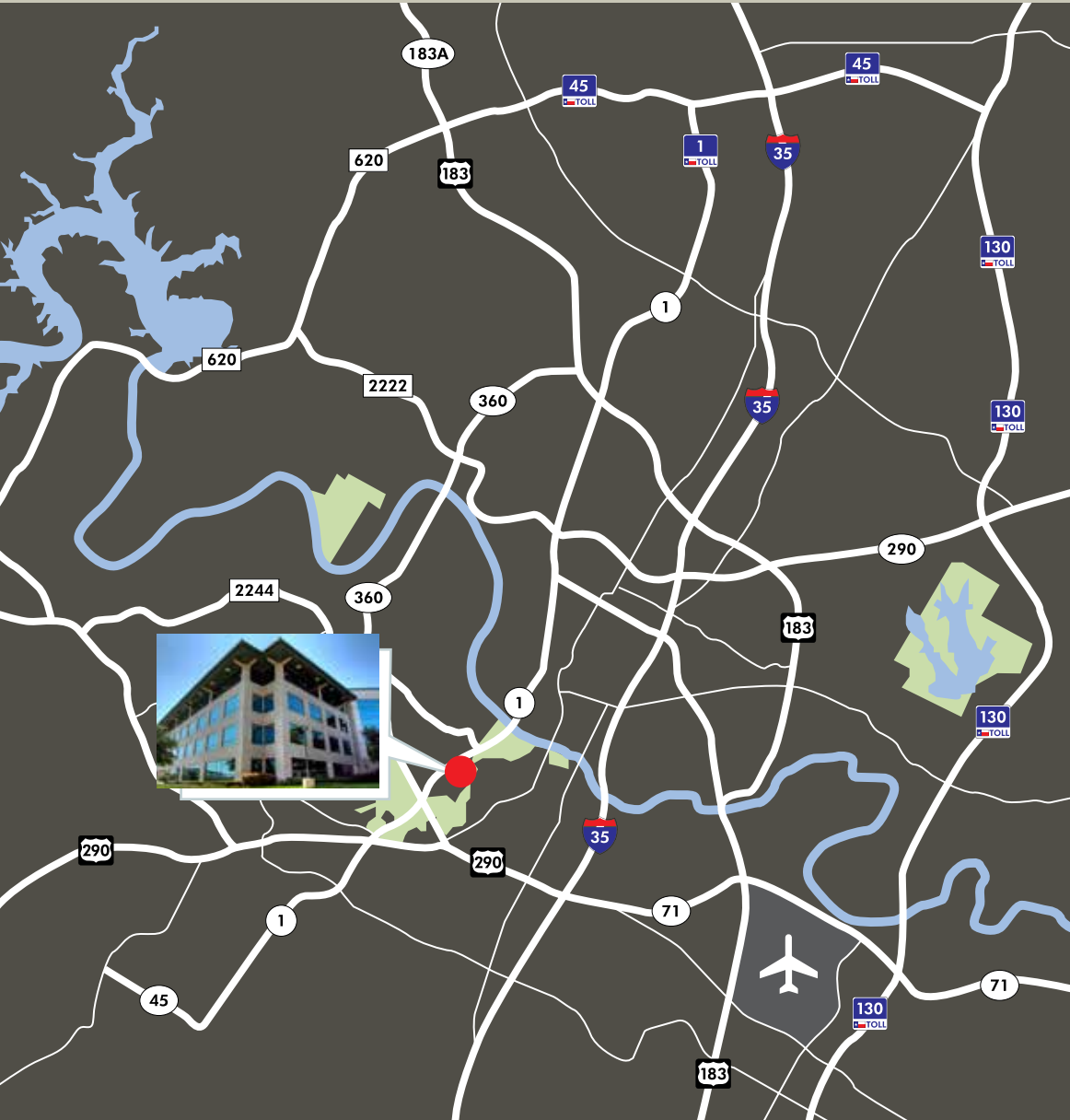
## FEATURES

Four 4-story Class A buildings  
4:1,000 SF structured parking  
50,000 SF floorplates  
On-site management  
Sand volleyball court

Close proximity to Barton Creek Greenbelt, Zilker Park and Downtown Austin  
Fitness centers with showers and lockers  
Panoramic, unobstructed views of the rolling Texas Hill Country  
Lobby Updates and outdoor seating  
Energy Star and Wired certified



# BARTON SKYWAY LOCATION MAP



## DRIVING DISTANCES

**Austin Bergstrom  
International Airport**  
13.5 miles, 15 minutes

**Zilker Park & Barton Springs**  
1 miles, 2 minutes

**Downtown Austin**  
3.5 miles, 6 minutes

**Brodie Oaks Shopping Center**  
2.6 miles, 5 minutes

**Barton Creek Mall**  
2.3 miles, 4 minutes

**University of Texas**  
4 miles, 10 minutes



**brandywine**  
REALTY TRUST

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## UPDATED FITNESS CENTER COMPLETION 3Q2018





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## OUTDOOR AMENITIES VOLLEYBALL COURTS



## FOOD TRUCKS ON-SITE





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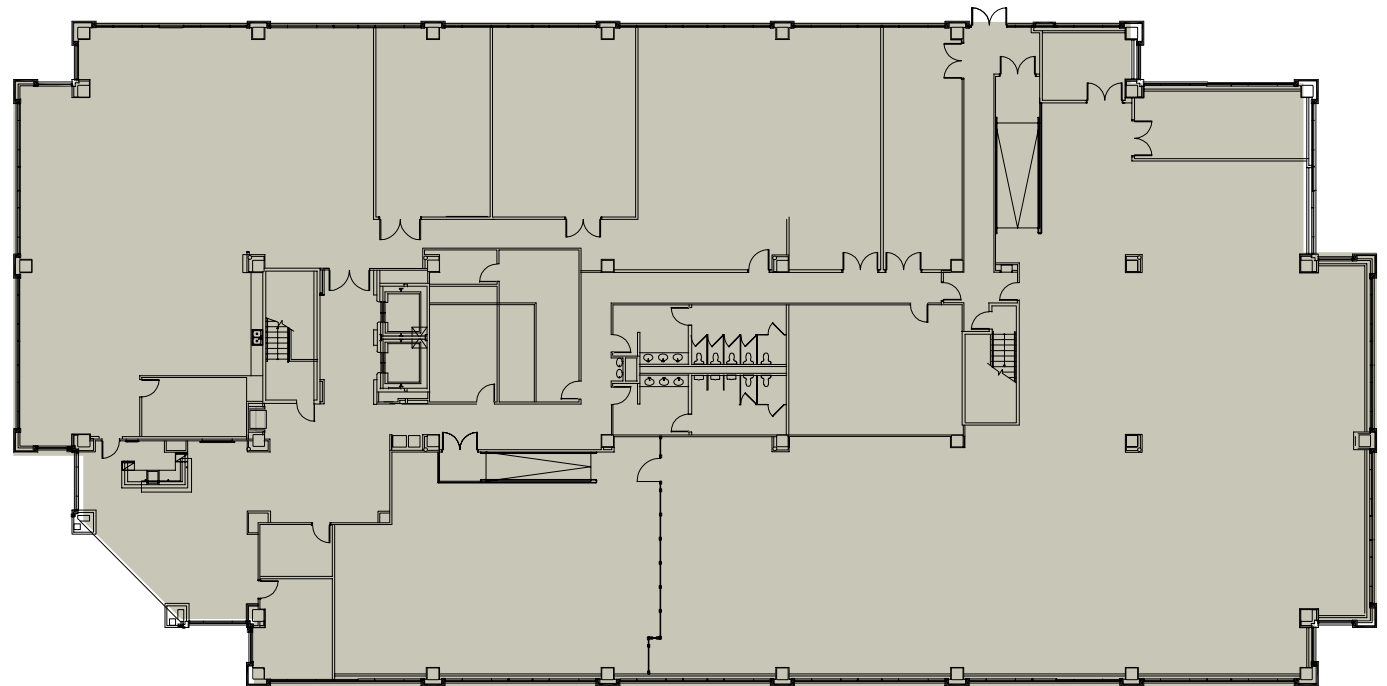
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## FIRST FLOOR

SUITE 100: 22,001 SF

\*Available 3.1.2020





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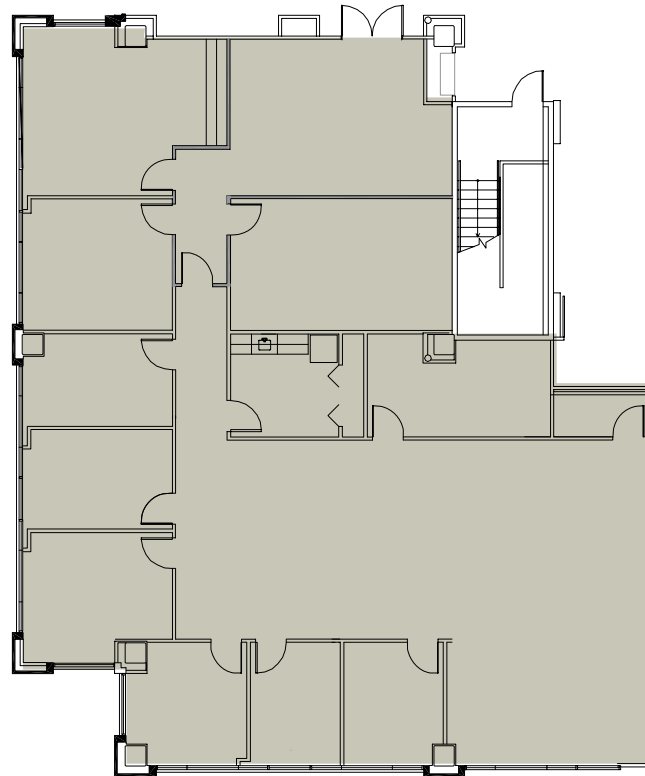
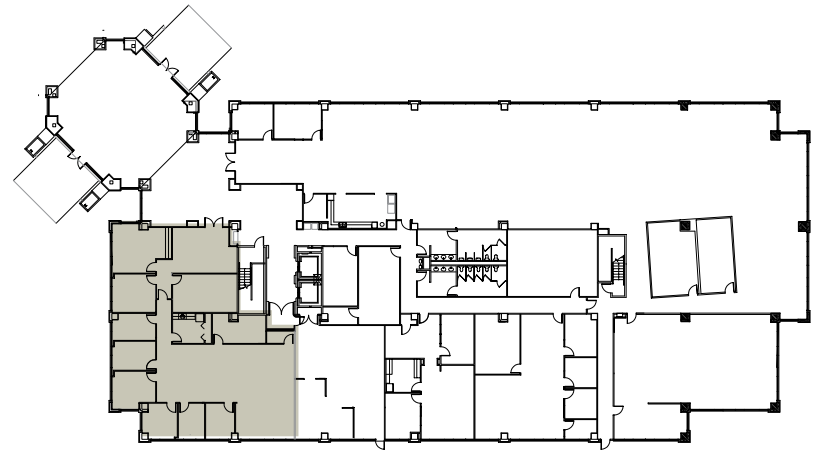
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**FIRST FLOOR**  
**SUITE 130: 4,206 SF**

\*Available 7.1.2019







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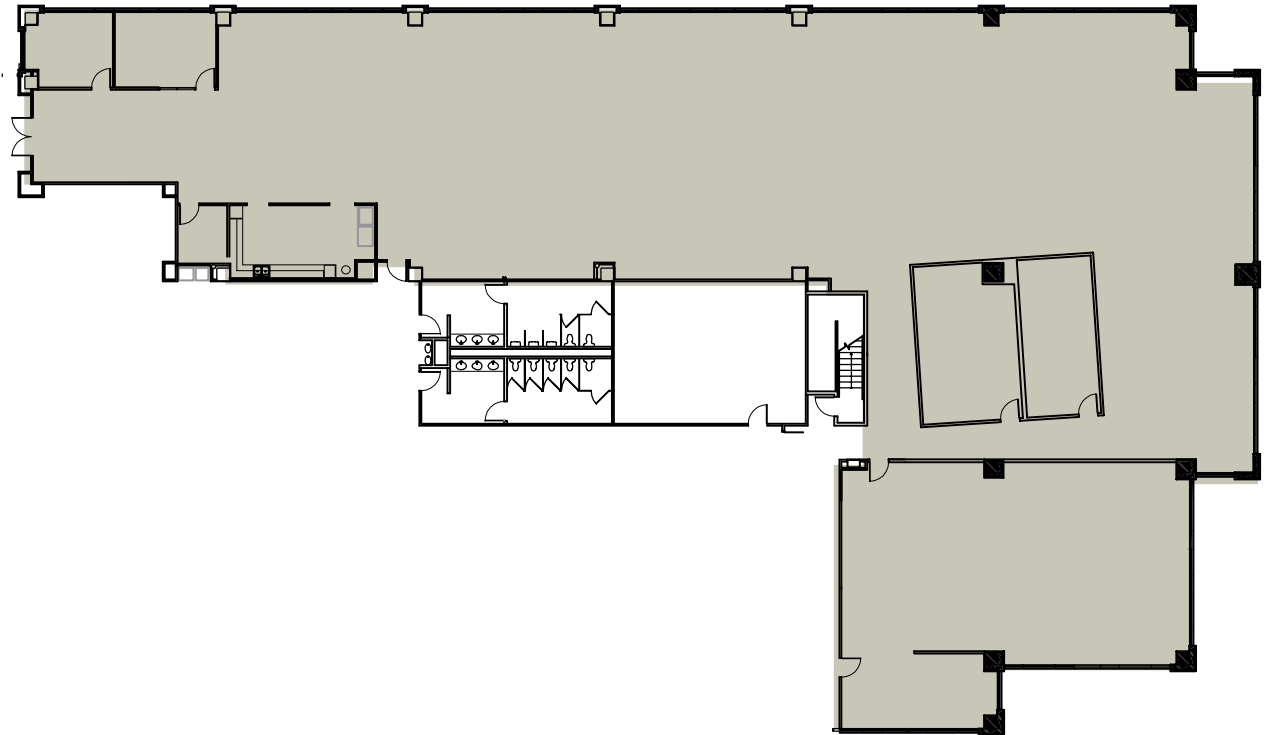
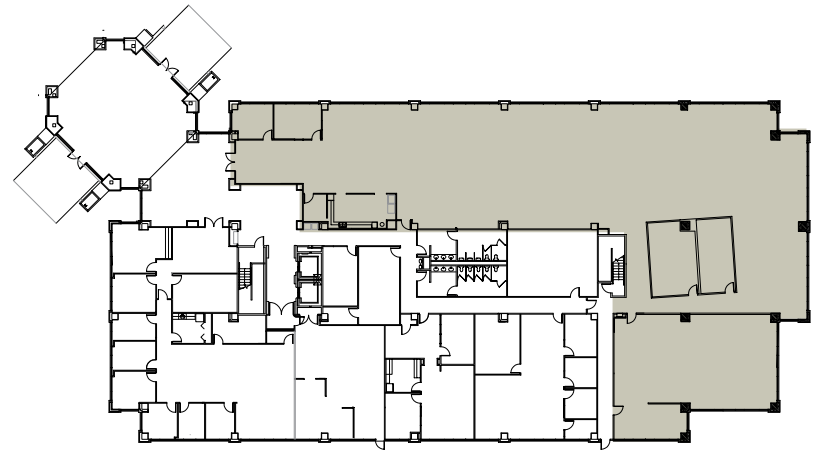
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**FIRST FLOOR**  
**SUITE 150: 12,950 SF**

\*Available 3.1.2020





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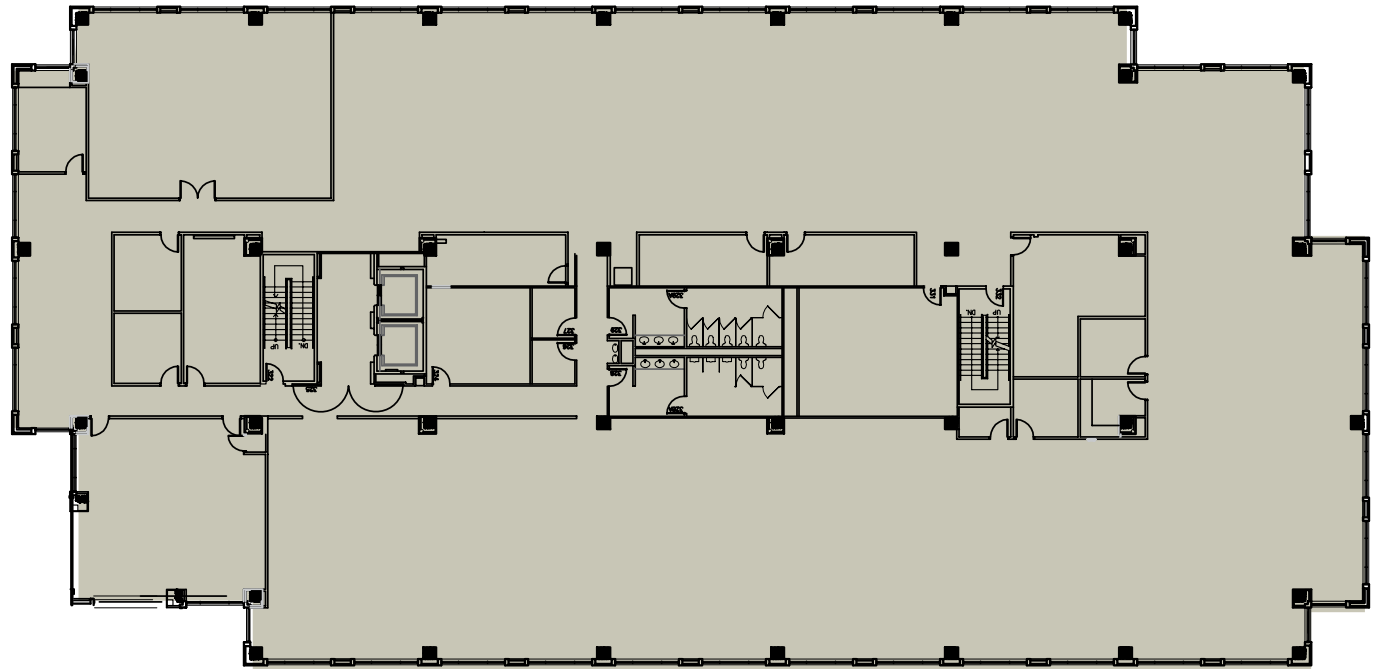
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## SECOND FLOOR

### SUITE 220: 24,711

\*Available 3.1.2020





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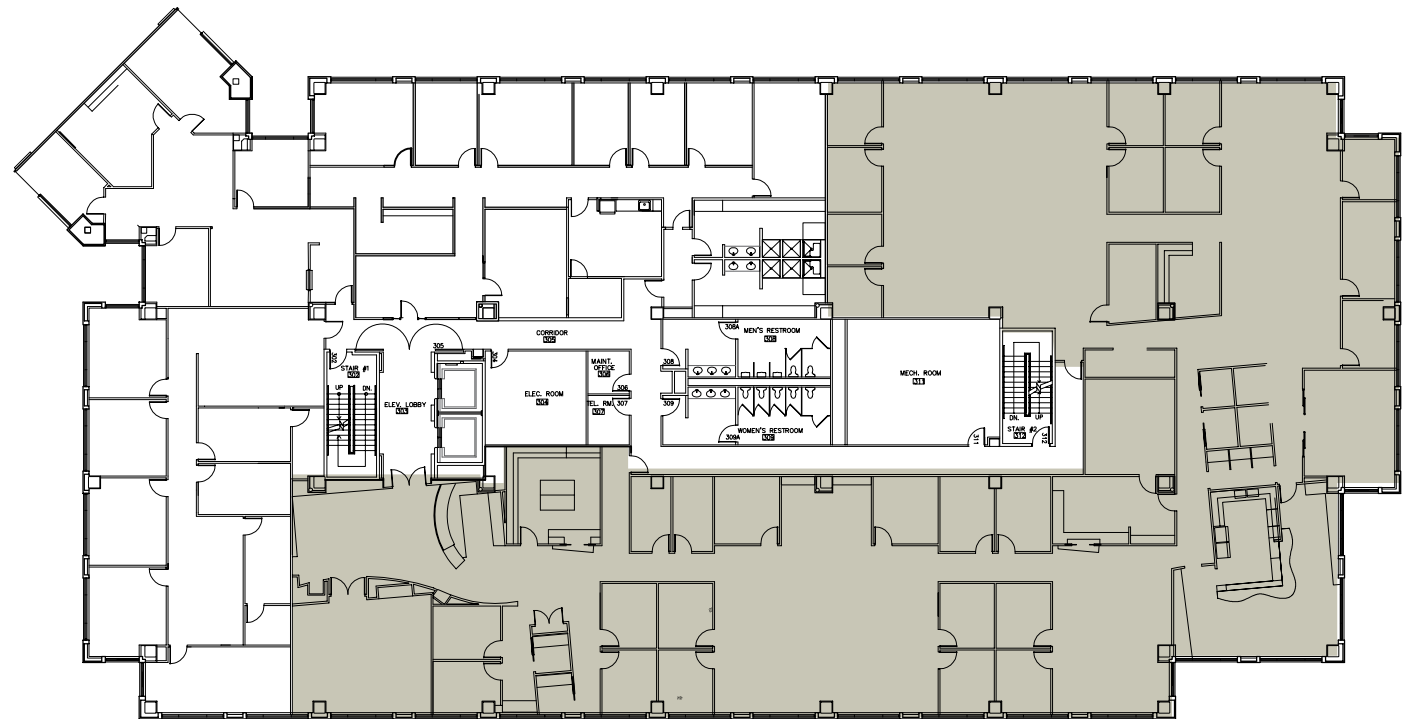
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## THIRD FLOOR

SUITE 300: 16,056 SF

\*Available 10.1.2019





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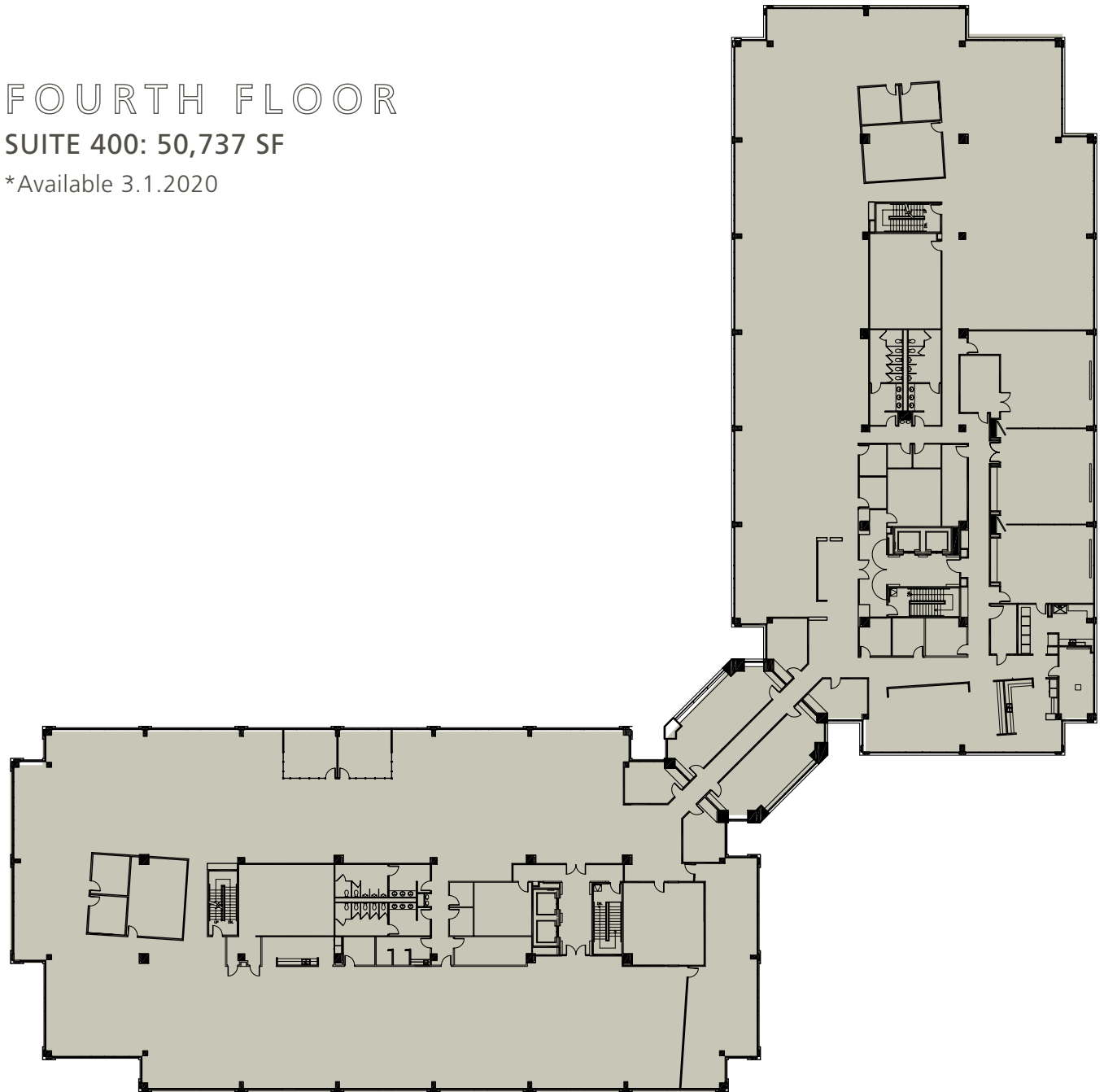
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## FOURTH FLOOR

SUITE 400: 50,737 SF

\*Available 3.1.2020





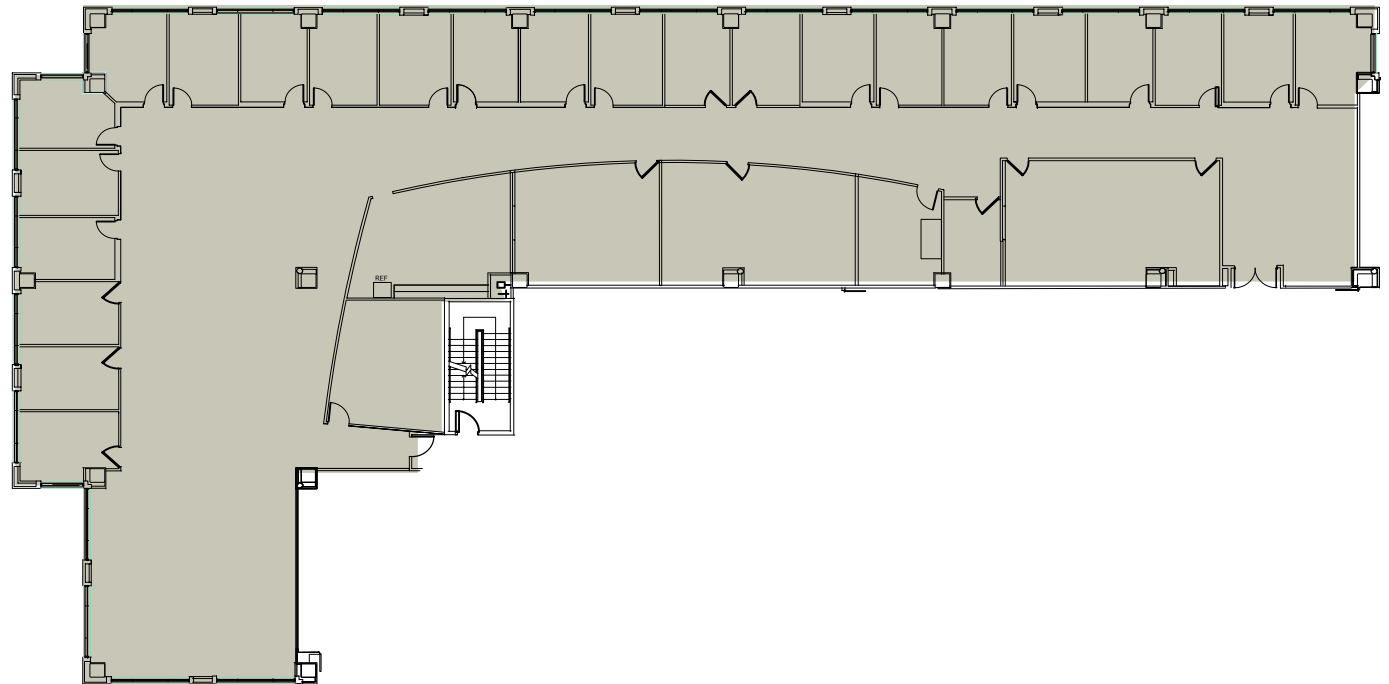
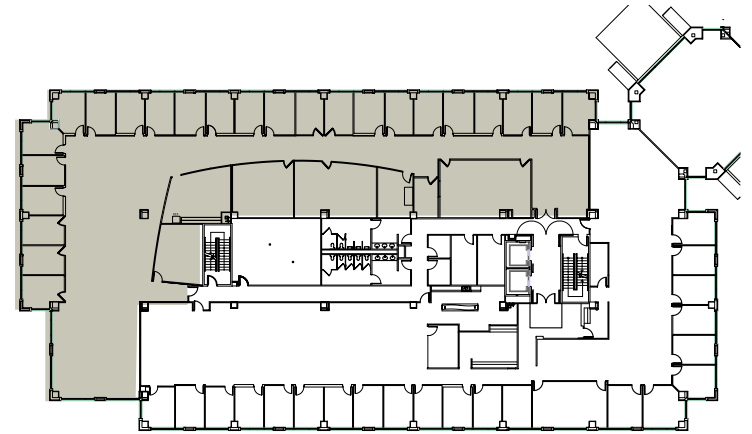
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**SECOND FLOOR**  
**SUITE 200D: 12,676 SF**





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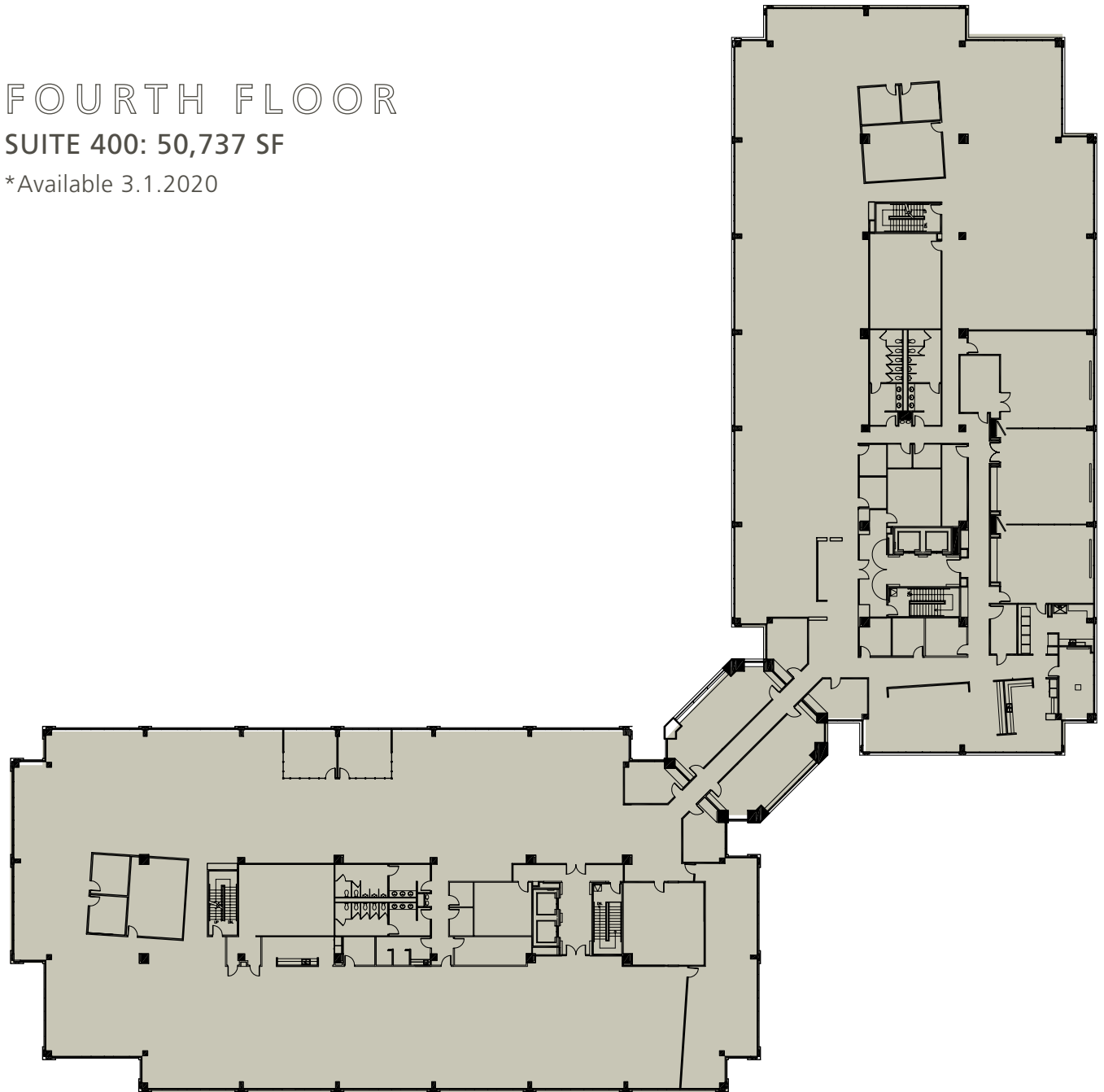
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## FOURTH FLOOR

SUITE 400: 50,737 SF

\*Available 3.1.2020





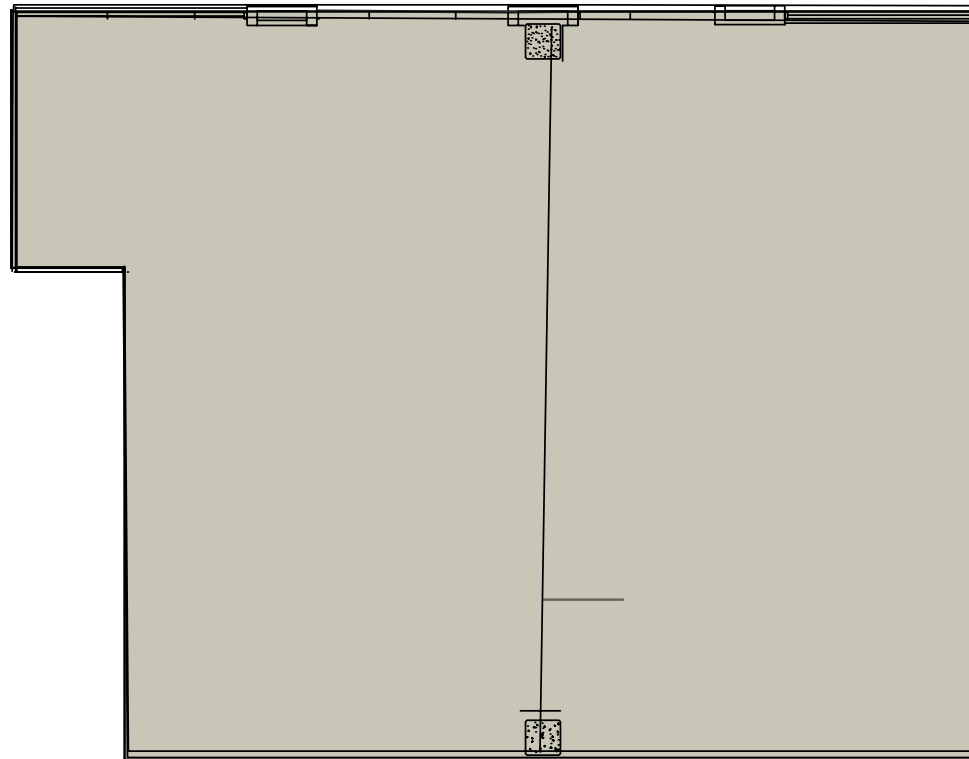
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THIRD FLOOR  
SUITE 305: 2,611 SF





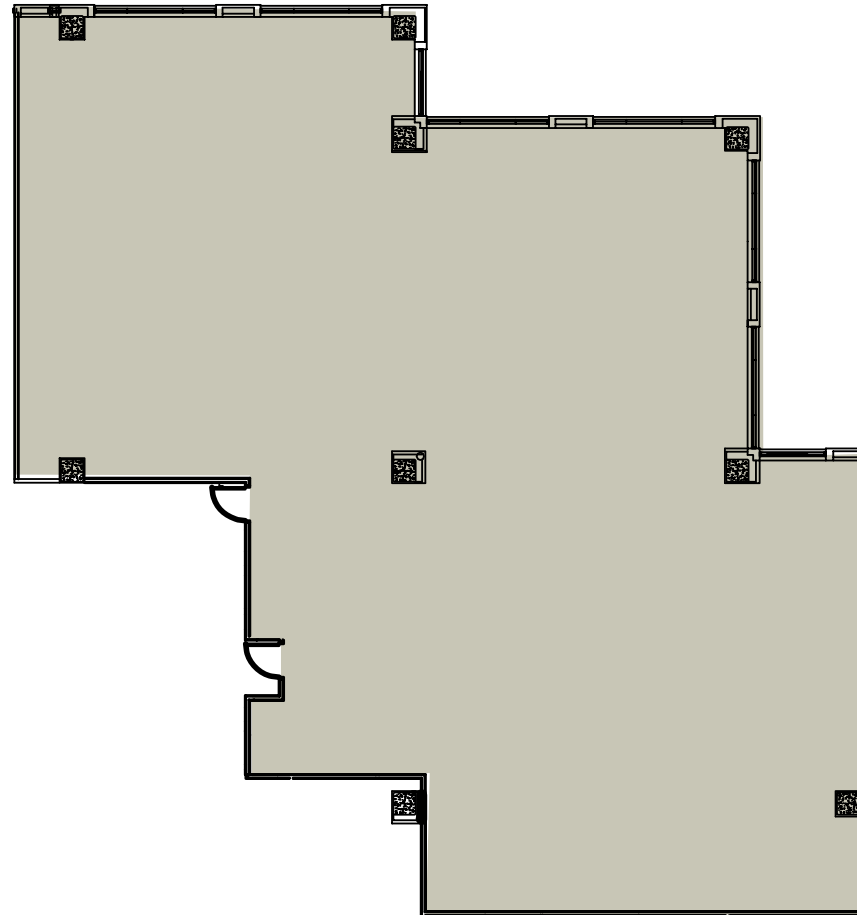
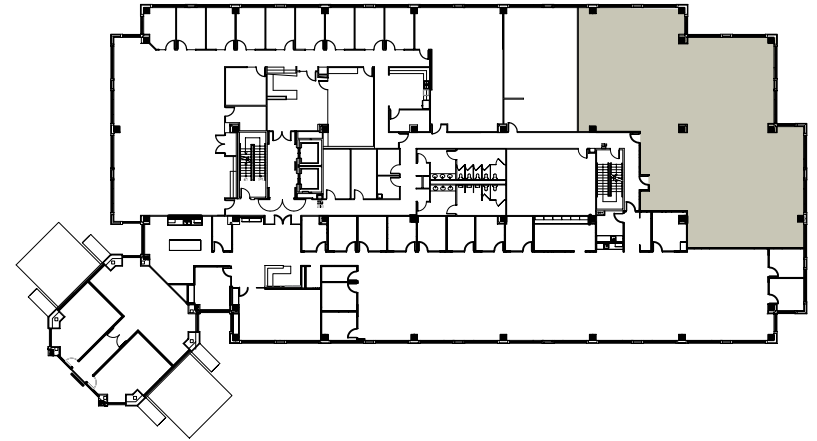
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THIRD FLOOR  
SUITE 310: 5,489 SF







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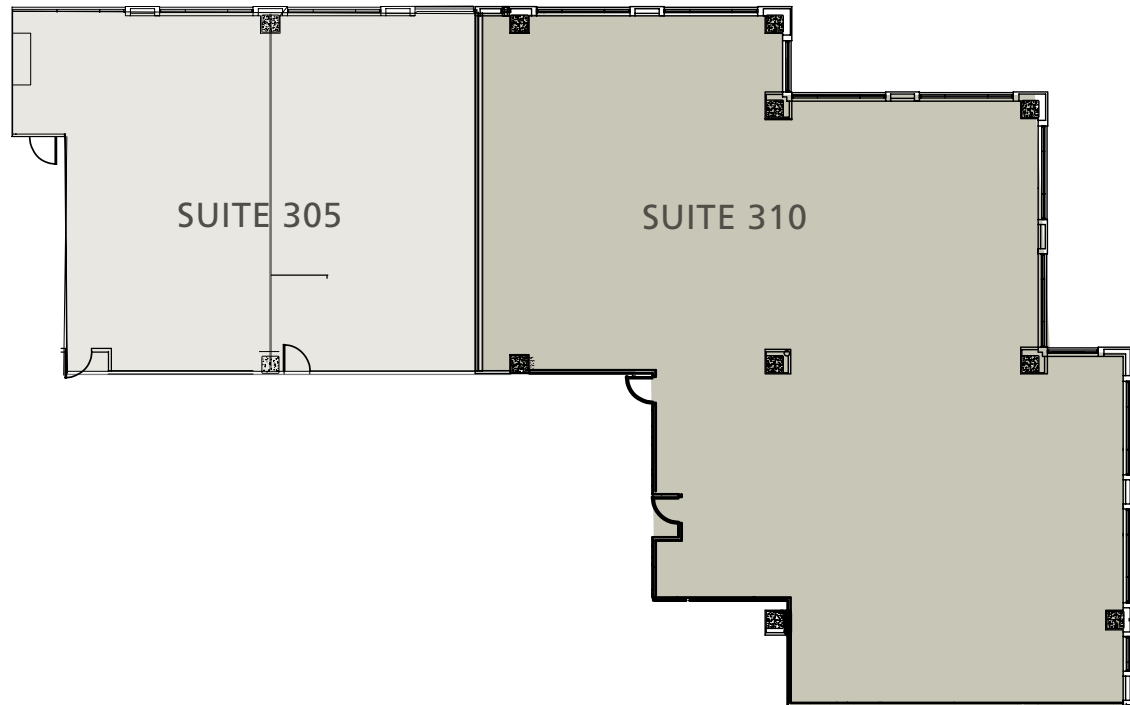
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## THIRD FLOOR

SUITE 305 + 310: 8,100 SF

SUITE 305: 2,611 SF

SUITE 310: 5,489 SF





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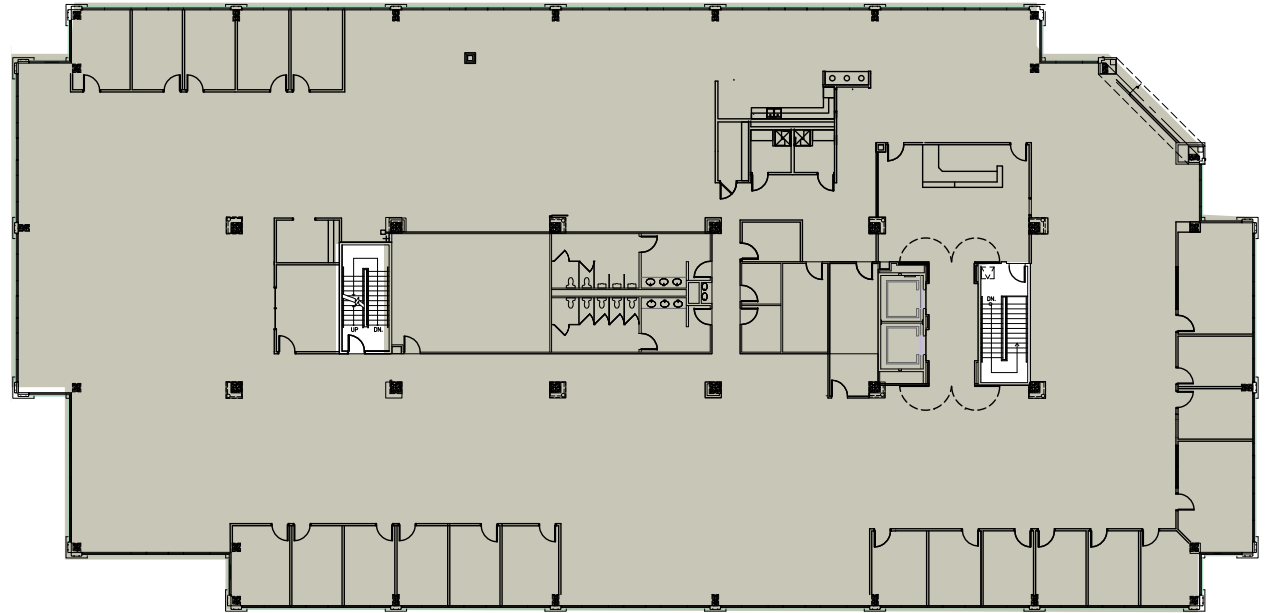
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## FOURTH FLOOR

SUITE 450: 25,001 SF

FULL FLOOR AVAILABLE





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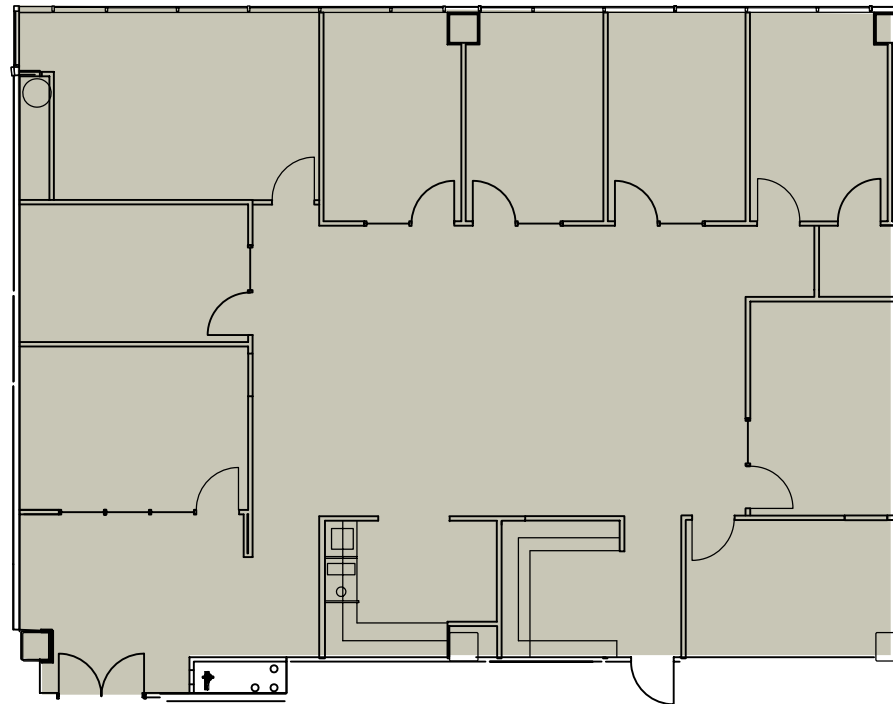
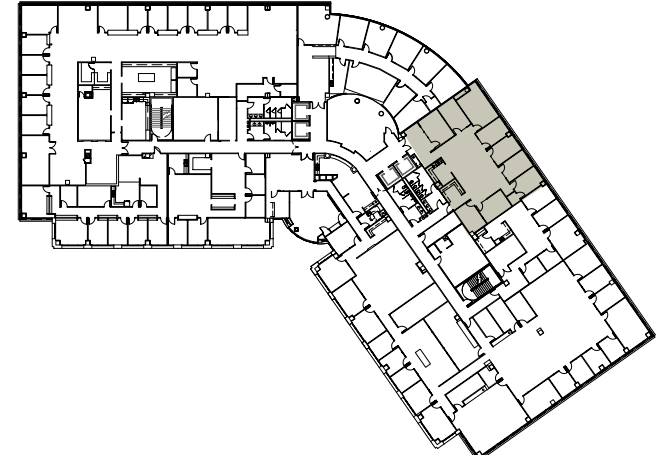
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## THIRD FLOOR

SUITE 355: 2,718 SF

\*AVAILABLE 2.1.19





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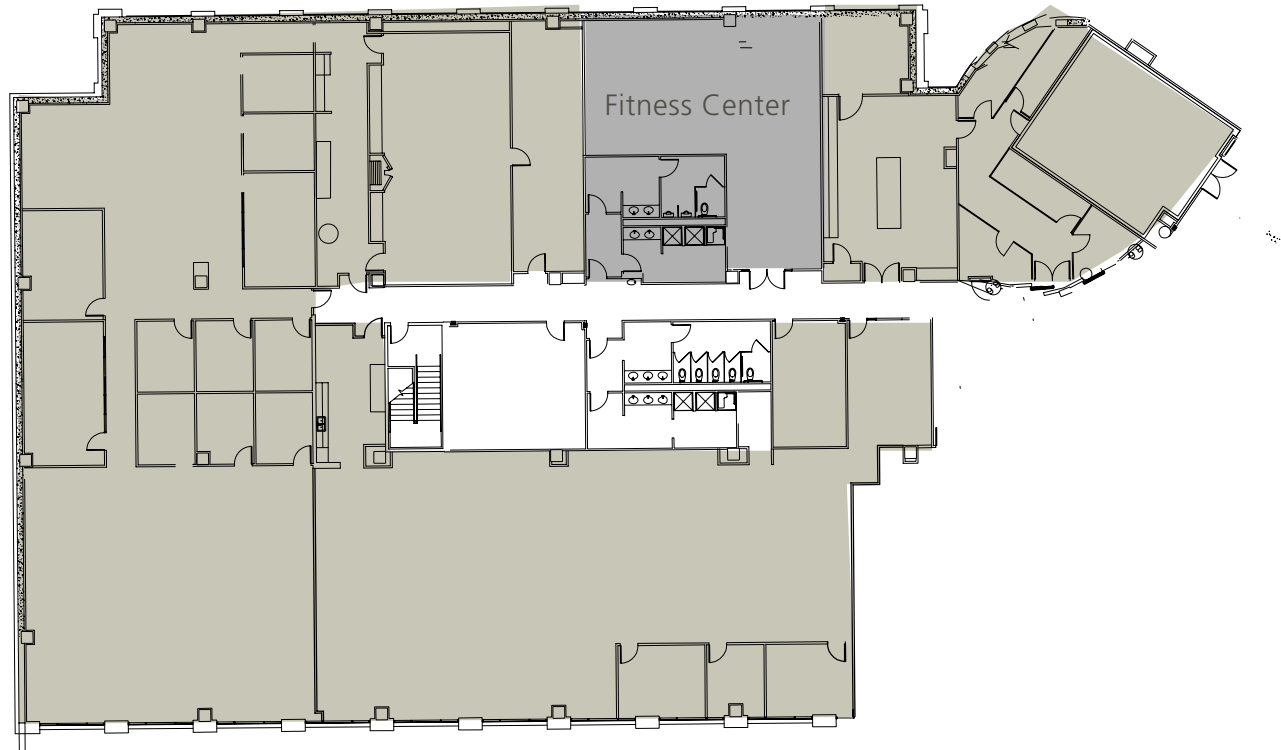
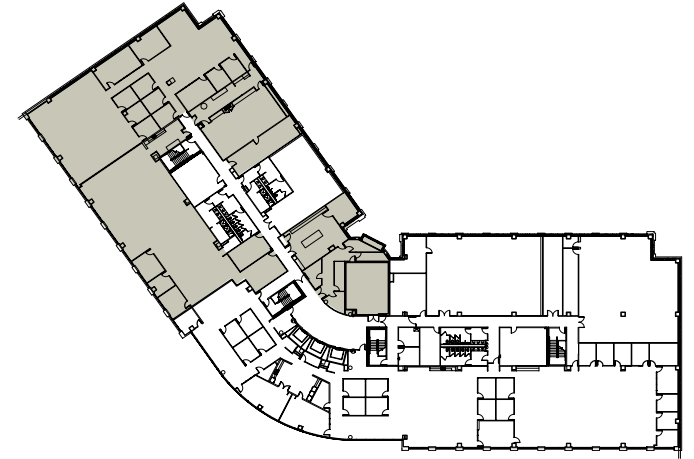
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## LOWER LEVEL

SUITE LL50 15,851 SF

\*Available 3.1.2020





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## FIRST FLOOR

SUITE 100: 39,930 SF

\*Available 3.1.2020





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## THIRD FLOOR

SUITE 375: 22,668 SF

\*Available 3.1.2020

