

OFFICE | FOR LEASE | 107 N FLORES STREET | SAN ANTONIO, TX 78205

Dry Goods

EST. 1915

BLDG.



PROJECT BY:

 WestonUrban

 ECR

107 N FLORES STREET | SAN ANTONIO, TX 78205



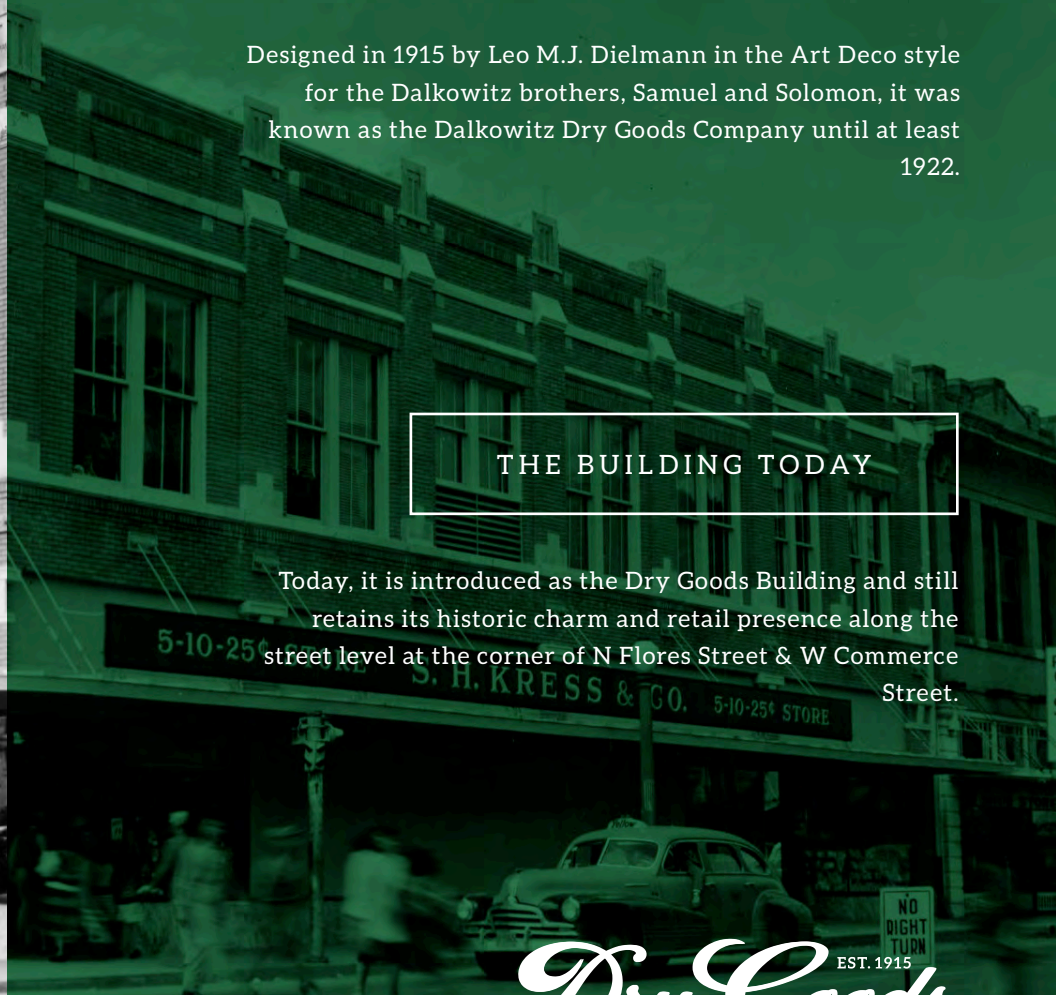
EST. 1915

The building located at 107 N Flores Street, now known as the Dry Goods Building, is a contributing building in the Main and Military Plaza National Register Historic District.

Designed in 1915 by Leo M.J. Dielmann in the Art Deco style for the Dalkowitz brothers, Samuel and Solomon, it was known as the Dalkowitz Dry Goods Company until at least 1922.

THE BUILDING TODAY

Today, it is introduced as the Dry Goods Building and still retains its historic charm and retail presence along the street level at the corner of N Flores Street & W Commerce Street.



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THE BUILDING REDEFINED.

The renovation work, which has recently been completed, is rooted in retaining the building's historic character and charm. Recent improvements included restoring the exterior façade, retrofitting existing light fixtures, bringing back the original wood floors, and adding new restrooms with finishes that harken back to when the building was constructed.

Located on the second floor of the project, the office portion of the Dry Goods Building offers 11,186 rentable square feet of space. Defining features of the space include high exposed ceilings that measure up to 15 feet tall, abundant natural light provided by numerous large wooden windows, and a private entrance on N Flores Street. The Dry Goods Building is conveniently located within walking distance to numerous restaurants, parks, historic landmarks, City Hall, and the Bexar County Courthouse. It also offers dedicated parking.

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KEY

- Restaurants/Coffee
- Landmarks
- Riverwalk

RESTAURANTS

1. Acenar Mexican Restaurant
2. Athens Express
3. Bella on Houston
4. Biga on the Banks
5. Bill Miller Bar-B-Q
6. Bohanan's
7. Candy's Old Fashioned Burgers
8. Dorrego's
9. Fratello's Centra Citta
10. Iron Cactus
11. Kimura
12. La Margarita
13. La Panderia Bakery Cafe
14. Lula's Mexican Cafe
15. Mexican Manhattan

16. Mi Tierra Cafe y Panaderia
17. Pinch Boil House
18. Poblanos on Main
19. Range
20. Rita's on the River
21. Subway
22. Sushi Zushi
23. The County Line
24. The Esquire Tavern
25. The Original Blanco Cafe
26. The Palm San Antonio
27. Viva Villa
28. Zinc Bistro & Bar
29. Zocalo Mio

COFFEE/CONVENIENCE

30. 7Eleven
31. CommonWealth Coffee House & Bakery
32. CommonWealth Coffee House & Bakery
33. CVS
34. Walgreens
35. Revolucion Coffee + Juice
36. Rosella at The Rand
37. Royal Blue Grocery
38. Sip Brew Bar & Eatery
39. Starbucks

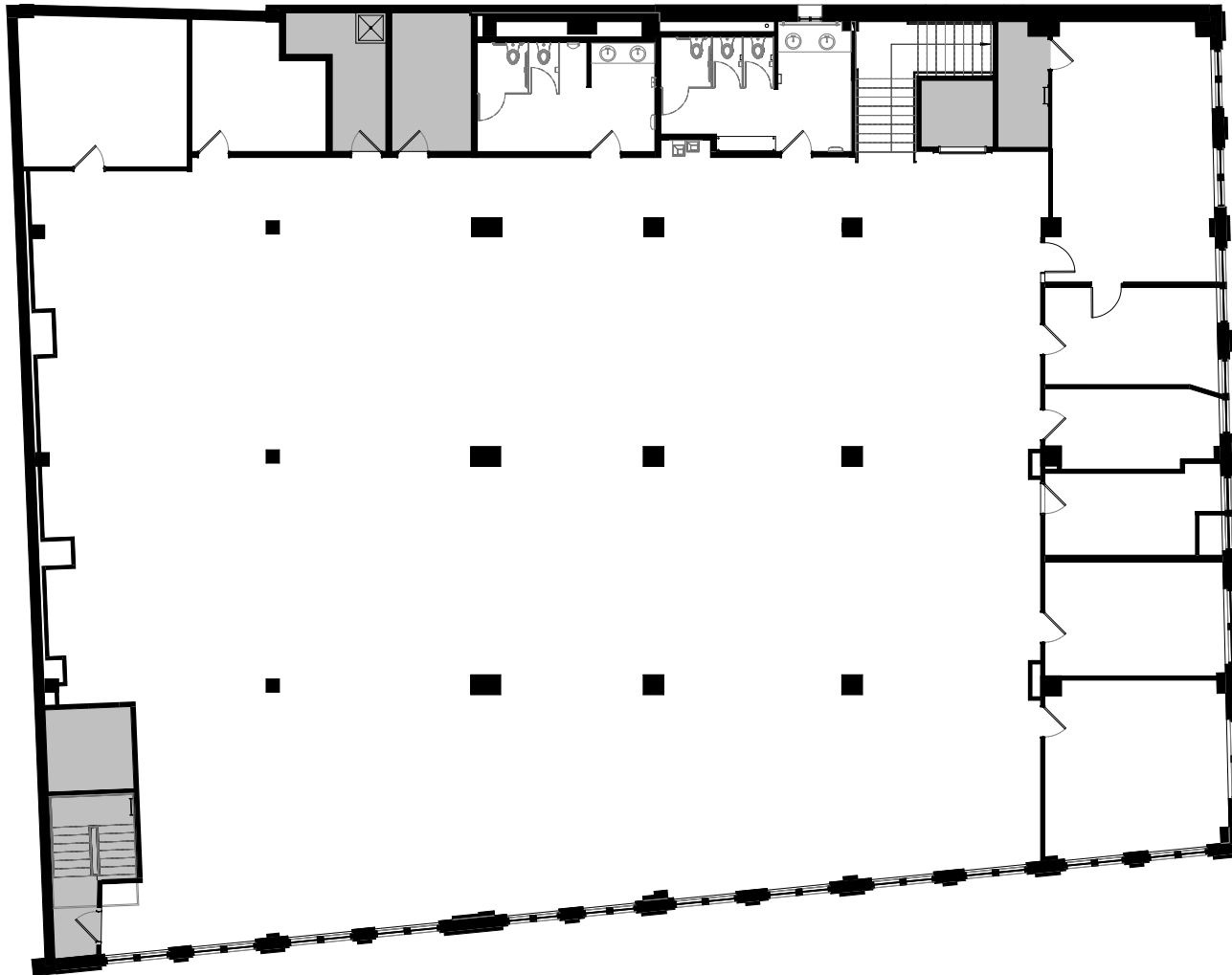
LANDMARKS

40. San Fernando Cathedral
41. Historic Market Square
42. Spanish Governor's Palace
43. Selena Bridge Riverwalk
44. Travis Park
45. Briscoe Western Art Museum
46. The Alamo
47. Alameda Theatre
48. City Hall San Antonio
49. Milam Park
50. Bexar County Court House
51. Main Plaza
52. New Urban Park



2ND FLOOR

11,186 RSF



FLOOR PLAN

Sample layouts with renderings
included on following pages.

 360° VIRTUAL TOUR

PROJECT BY:












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FOR MORE INFORMATION

Albert Vazquez
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| COUNTS | |
|--|--------------------------|
|  | WORKSTATIONS: 68 |
|  | OFFICES: 6 |
|  | CONFERENCE ROOM: 4 |
|  | HUDDLE AREA / ROOM: 9 |
|  | BREAK ROOM: 1 |
|  | RECEPTION: 1 |
|  | PHONE ROOM: 2 |
|  | PRINTER STATION: 1 |
|  | SERVER / STORAGE ROOM: 1 |

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SAMPLE SUITE #2
 Private Office Layout

OFFICE | FOR LEASE
2ND FLOOR
 11,186 RSF



| COUNTS | |
|---|--------------------------|
| ■ | WORKSTATIONS: 16 |
| ■ | OFFICES: 21 |
| ■ | CONFERENCE ROOM: 3 |
| ■ | Huddle Area / Room: 7 |
| ■ | BREAK ROOM: 1 |
| ■ | RECEPTION: 1 |
| ■ | PHONE ROOM: 2 |
| ■ | PRINTER STATION: 1 |
| ■ | SERVER / STORAGE ROOM: 1 |

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