

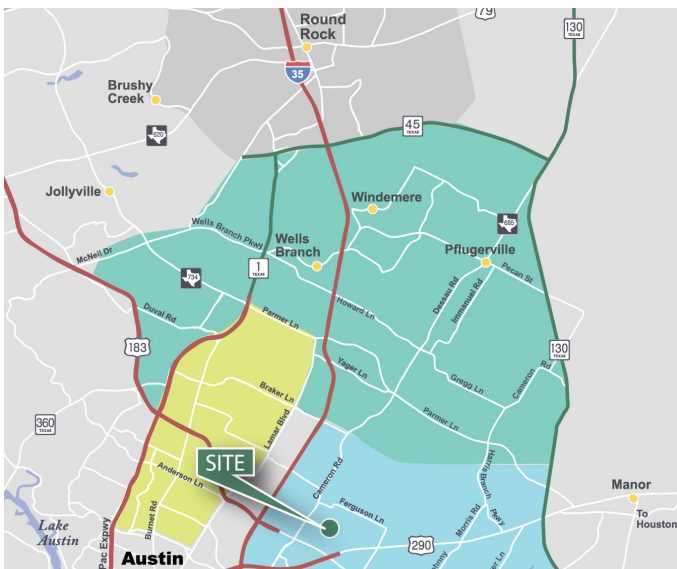
# 21,813 SF

## Industrial Space For Lease



## Prologis Walnut Creek

8619 Wall Street, Building 4  
Austin, Texas 78758 USA



### LOCATION

- Located in the 700 acre Walnut Creek Business District Park, Austin's largest and most established master-planned, mixed use business park
- Located near the intersection of Hwy 183 and Hwy 290, just east of IH-35
- Approximately 8 miles to Central Business District
- Convenient to major employers: Applied Materials, US Farathane, Flextronics, HID Global, and Samsung Semiconductor

### FACILITY

- 44,800 square foot facility
- 21,813 square feet available with approximately 2,355 square feet office
- Suite 410 - Available Immediately
- 4 dock high doors
- Insulated warehouse
- 180' concrete truck court
- 40' x 40' column spacing
- 24' minimum clear height

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### Live Oak

Doug Thomas  
doug@liveoak.com  
ph +1 512.472.5000  
cell +1 512.695.3985  
2705 Bee Cave Rd., Ste.230  
Austin, Texas 78746 USA

### Live Oak

Ryan Whalen  
rwhalen@liveoak.com  
ph +1 512.472.5000  
cell +1 512.803.9928  
2705 Bee Cave Rd., Ste.230  
Austin, Texas 78746 USA

### Live Oak

Dax Benkendorfer  
dax@liveoak.com  
ph +1 512.472.5000  
cell +1 512.848.2581  
2705 Bee Cave Rd., Ste.230  
Austin, Texas 78746 USA

### Prologis

Eduardo L. Gonzalez  
egonzalez@prologis.com  
ph +1 210.352.6806  
cell +1 210.262.8349  
200 E. Grayson St., Ste. 116  
San Antonio, Texas 78215 USA