

FOR SUBLEASE

524 S. Seguin Ave.
New Braunfels, TX 78130



1,762 SF

**Fully Furrnished
Plug & Play Office**



Move -In Ready

Fully Furrnished office with no build out required



Functional Layout

Reception Area, 4 Private Offices, Conference Room, & Breakroom



Premier Location

Located on Seguin Avenue with Easy Access to I-35



Cost-Effective Solution

Significant Savings vs. Direct Market Rate.

Pricing

Base Rent: \$25.20

NNN: \$10.68

(\$/SF/Year)



Term

Through November 30, 2030



Availability

Immediate



Building Type

Office



Stand Alone Building

Offering Privacy, Professionalism, and Convenient Client Access



For More Information
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