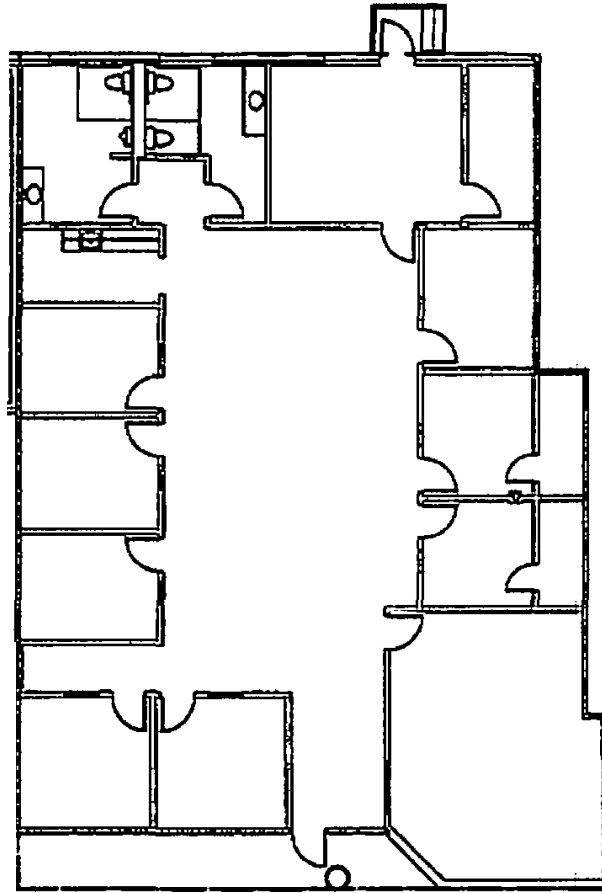


**FOR LEASE**

# Southpark N - Suite B

4150 Freidrich Lane, Austin, TX 78744

**±3,731 SF AVAILABLE**



**Total Available** 3,731 SF

**Space Layout** 100% office

**Date Available** Available immediately

**CONTACT US**

**Omar Nasser, SIOR** (512) 684-3721 / [nasser@aquilacommercial.com](mailto:nasser@aquilacommercial.com)  
**Blake Patterson** (512) 684-3717 / [patterson@aquilacommercial.com](mailto:patterson@aquilacommercial.com)  
**Madison Lewis** (512) 684-3720 / [lewis@aquilacommercial.com](mailto:lewis@aquilacommercial.com)



**FOR LEASE**

# Southpark N - Suite B

4150 Freidrich Lane, Austin, TX 78744

**±3,731 SF AVAILABLE**

### TRANSPORTATION

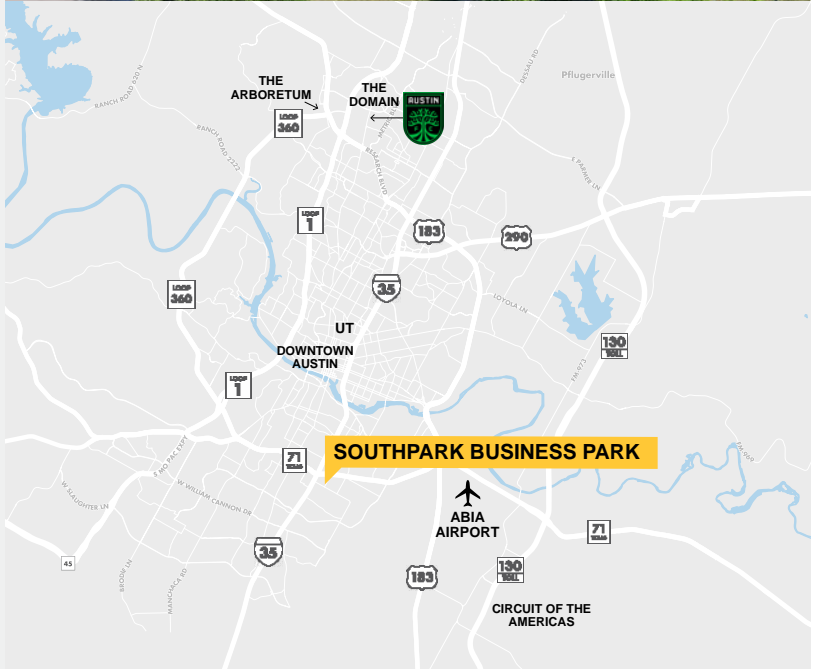
US-290/SH-71	0.5 mile
IH-35	1 mile
Loop 360	4 miles
US-183	4.4 miles
Mopac (Loop 1)	5.6 miles
ABIA Airport	6 miles

### NEARBY ATTRACTIONS & EMPLOYERS

University of Texas (UT)	5.5 miles
Circuit of the Americas	9.2 miles
Q2 Stadium	13.7 miles
The Domain	14 miles
The Arboretum	14 miles
Tesla Gigafactory	10 miles
Infineon Technologies	3.5 miles
Amazon	3.3 miles
Tokyo Electron	3.1 miles

### MAJOR TEXAS CITIES

Downtown Austin	4.5 miles
Round Rock	27 miles
Georgetown	36 miles
San Marcos	27 miles
San Antonio	76 miles
Houston	160 miles
Fort Worth	200 miles
Dallas	193 miles



**CONTACT US**

**Omar Nasser, SIOR** (512) 684-3721 / [nasser@aquilacommercial.com](mailto:nasser@aquilacommercial.com)  
**Blake Patterson** (512) 684-3717 / [patterson@aquilacommercial.com](mailto:patterson@aquilacommercial.com)  
**Madison Lewis** (512) 684-3720 / [lewis@aquilacommercial.com](mailto:lewis@aquilacommercial.com)

