



# SUMMIT AT THE RIM

19003 I-10 W • SAN ANTONIO TX • 78257

**YOUR TEXAS HOMEFRONT AWAITS.**





**31.432**  
ACRES

**47,023 SF**  
FLOORPLATE

**6**  
FLOORS

**4**  
ELEVATORS

**5 LEVEL**  
PARKING GARAGE

**273,366**  
SQUARE FEET





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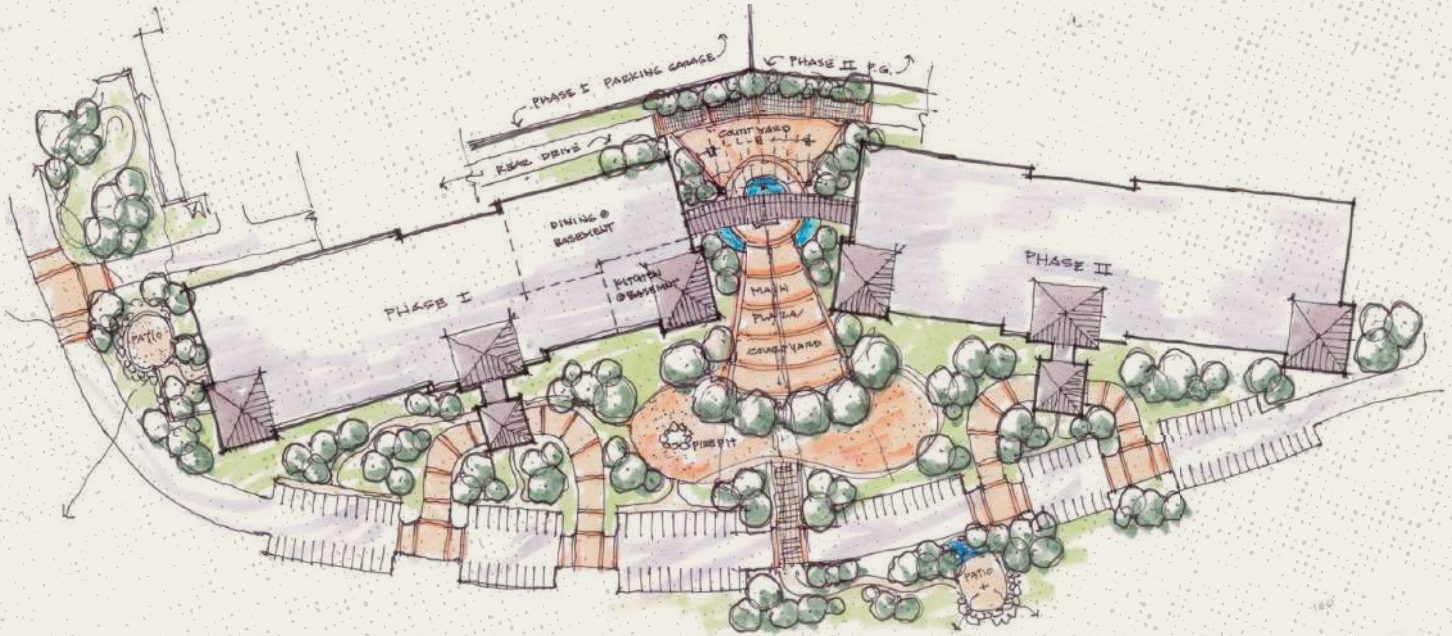
The homefront is calling. Spacious views surround this sprawling campus with expansion options. From the inlaid hardwood lobby to the parking garage that sits below the building, thoughtful design is everywhere in this 273k SF 6 level building.

Large floorplates give everyone a place to work comfortably with natural light throughout. A spacious parking garage sits on a hill, but was built so the 360 degree views around the building would not be disturbed.



# II PHASE OASIS

[DOWNLOAD SITE PLAN](#)



Originally designed as a two phase oasis, **Summit at the Rim** can accommodate a sister building that can be constructed with on the nearly 32 acres of land, complete with a matching parking garage.

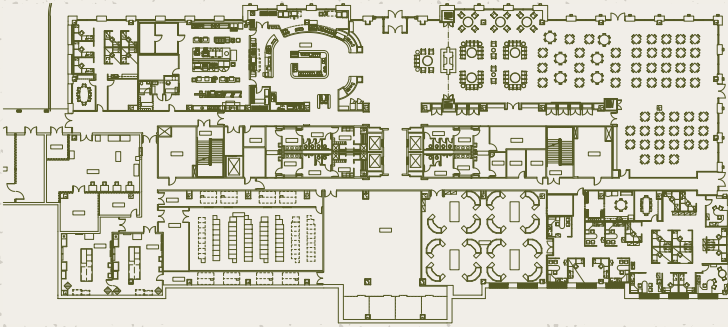




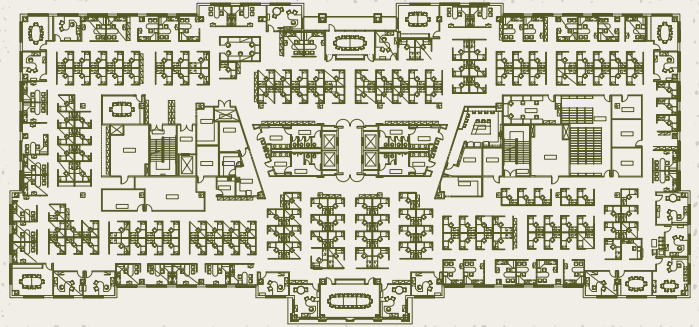
# FLOORPLANS

[DOWNLOAD ALL FLOORPLANS](#)

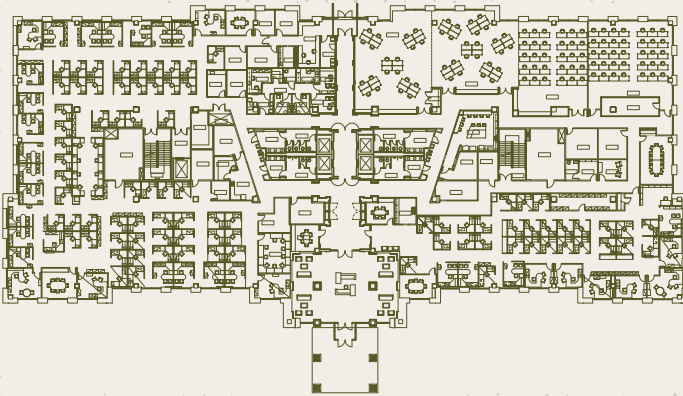
**LOWER LEVEL**  
50,000 SF



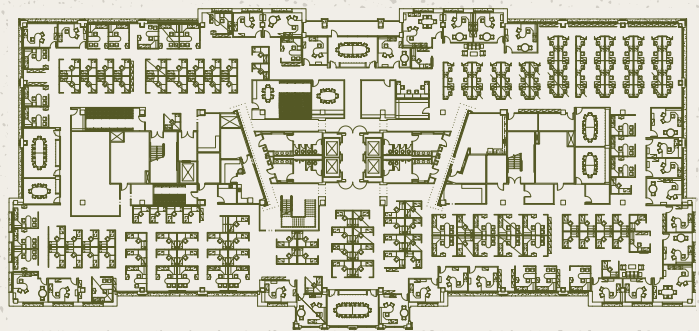
**THIRD LEVEL**  
50,000 SF



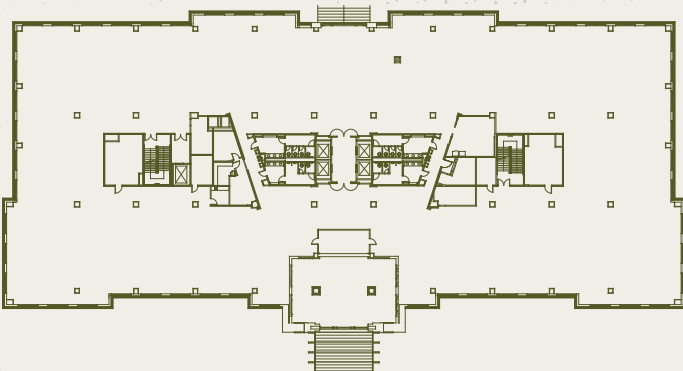
**FIRST LEVEL**  
50,000 SF



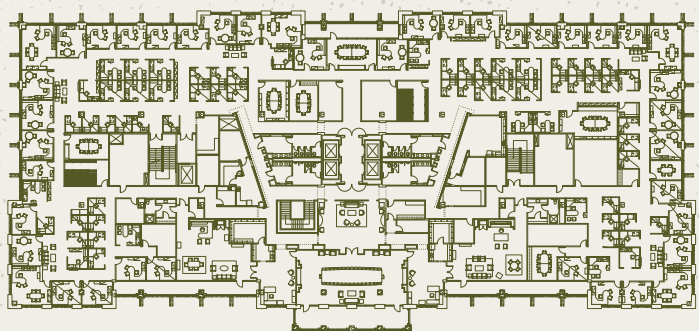
**FOURTH LEVEL**  
50,000 SF



**SECOND LEVEL**  
50,000 SF



**FIFTH LEVEL**  
50,000 SF





# IN THE AREA

Within 3 Miles



- Neiman Marcus
- Nordstrom
- Bass Pro Shops
- Target
- Best Buy
- Lowe's
- Nordstrom



- Life Time
- TruFusion
- Orangetheory
- Anytime Fitness
- Gold's Gym
- LA Fitness
- La Cantera Resort



- Six Flags Fiesta Texas
- iFly Indoor Skydiving
- Topgolf
- Andretti
- Popstroke
- Chicken N Pickle
- Pinstack



- Perry's Steakhosue
- Maggiano's
- Signature
- 54th Street
- CAVA
- BJ's Brewhouse
- P.F. Chang's



**2 MIN TO**  
THE RIM SHOPPING CENTER

**5 MIN TO**  
SIX FLAGS FIESTA TEXAS

**19 MIN TO**  
DOWNTOWN BOERNE

**5 MIN TO**  
LA CANTERA SHOPPING CENTER

**18 MIN TO**  
SAN ANTONIO INT'L AIRPORT

**22 MIN TO**  
DOWNTOWN SAN ANTONIO



## HIGHLIGHTS



**LARGE OUTDOOR AREA,  
INCLUDING KOI POND**

**OUTDOOR FIRE PITS AND  
BLUETOOTH SPEAKERS**

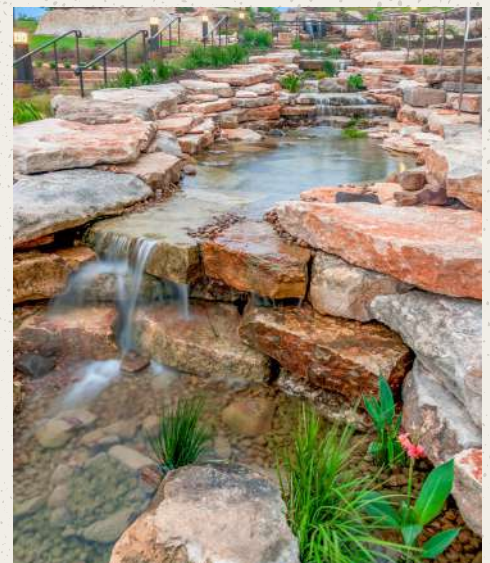
**PLUG AND PLAY  
OPPORTUNITY**

**LARGE LOBBY**

**4 TRAINING ROOMS**

**ON-SITE DATA CENTER**

**MAIL ROOM**





# HIGHLIGHTS



**CAFETERIA AND PRIVATE  
DINING ROOMS**

**PIPELINE CONTROL  
ROOM**

**CORPORATE OFFICER'S OFFICES WITH  
BALCONIES AND PRIVATE RESTROOMS**





# WHY SAN ANTONIO

San Antonio's economic robustness derives from its low cost of doing business and booming population. The city's economic strength is underpinned by a diversified array of industries, including military, tourism, logistics, healthcare, and technology, collectively contributing to upholding one of the nation's most resilient job markets.

Renowned for its economic stability, San Antonio stands out with impressively low unemployment rates, solidifying its status as a city with a vibrant, affordable living standard and a conducive business atmosphere. Boasting a population of over 2.5 million residents, San Antonio is the seventh-largest city in the country. San Antonio offers modern convenience in the middle of a historic city with diverse culture, ethnic cuisine and exciting attractions.

**7<sup>TH</sup>**

LARGEST CITY IN THE U.S.

**110**

NEW RESIDENTS DAILY

**0%**

STATE AND LOCAL TAX

**73.5%**

DIVERSITY INDEX

**#1**

STATE BUSINESS CLIMATE  
— CHIEF EXECUTIVE MAGAZINE

**8.7%**

PROJECTED POPULATION GROWTH  
RATE IN THE NEXT 5 YEARS





# AIRPORT UPGRADE

San Antonio Airport's expansion, set for completion in 2028, will introduce 17 new gates, including six for international flights. The project adds 850,000 square feet of terminal space to enhance passenger flow and comfort and a 29,000-squarefoot club lounge.

This expansion positions San Antonio as a pivotal hub, fostering global connectivity, tourism, trade, and business opportunities. The endeavor showcases the city's commitment to progress, upgrading a significant part of the transportation network while positioning the city for increased travel experiences and a more substantial global presence.

*\*Courtesy of San Antonio International Airport, Brookfield Properties & The Architect's Paper*



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