

Medical / Dental Office For Lease

4203 Medical Parkway



1,222 SF AVAILABLE
Contact For Rate



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Property Details

4203 Medical Pkwy, Austin, TX 78756

Property Type	Medical / Dental Office
Building Size	1,222 SF (±1,320 SF per third-party appraisal)
Lot Size	0.12 AC
Stories	1
Year Built	1950
Tenancy	Single tenant — freestanding building
Zoning	CS — General Commercial Services
Parking	6 on-site spaces (≈4.9 per 1,000 SF)
Build-Out	Full turn-key medical / dental build-out in place
Amenities	24-hour access, signage, wheelchair accessible, reception, storage, A/C
Availability	Immediate



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Freestanding **±1,222 SF** single-story medical / dental office in the heart of **Rosedale** — minutes from Ascension Seton Medical Center and Central Austin's 38th Street medical corridor.

Delivered with an existing **turn-key dental build-out**: multiple operatories, reception and check-in, waiting room, lab / sterilization area, private office, and kitchenette. Layout may be adapted to tenant needs.

CS zoning allows medical, dental, and professional office use. Six on-site parking spaces plus signage and street presence on Medical Parkway.

24-hour access, wheelchair accessible, air conditioned, with storage. **Available now.**

Ask about equipment in place, buildout options, and touring.



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