

CLASS A OFFICE SPACE FOR LEASE

Great Hills Plaza

9600 GREAT HILLS TRAIL // AUSTIN, TX 78759

 Transwestern

A Workplace Designed for Top Talent

Under the strong ownership of KORE US REIT Great Hills Plaza will always be a place where Austin's top talent thrives. Thanks to ongoing capital investments, tenants at this Class A office environment enjoy freshly renovated and inviting lounges and common corridors throughout the building in addition to a light-filled modern lobby for lasting impressions.

**NEWLY RENOVATED LOBBY
AND COMMON AREAS**

MONUMENT SIGNAGE OPPORTUNITIES

[VIEW AVAILABILITIES](#)

Great Hills Plaza



Spec Suite 130E

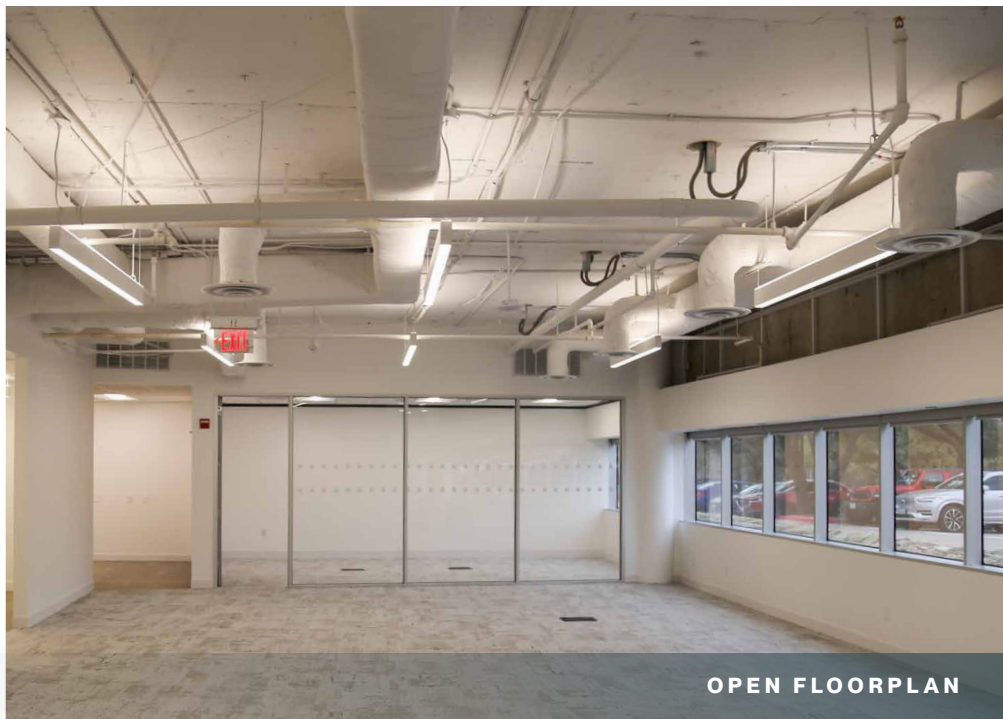
2,659 SF

This newly delivered spec suite offers a bright, modern workspace. The open layout features exposed ceilings, linear LED lighting, and expansive windows, while glass-front offices and conference rooms maintain a collaborative feel.

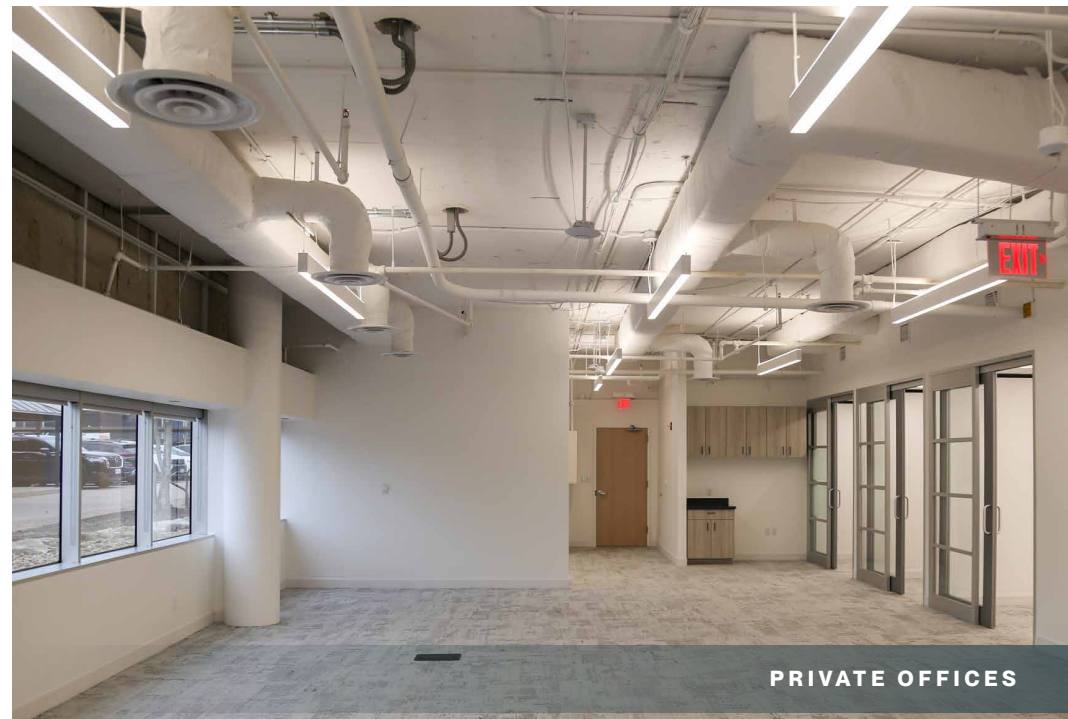
A contemporary kitchen with full-size stainless steel appliances, sleek cabinetry, and stone countertops completes the turnkey space—ready for teams to move in and get to work.



BUILT-IN KITCHEN



OPEN FLOORPLAN



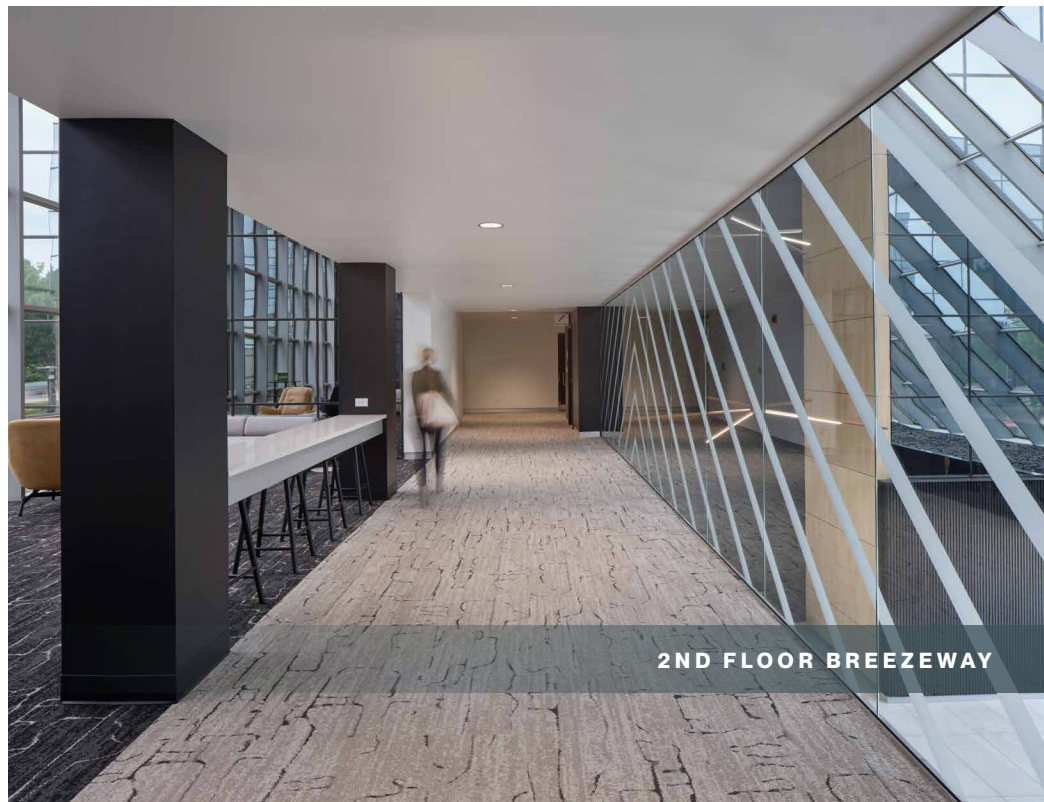
PRIVATE OFFICES



RENOVATED LOBBY



2ND FLOOR LOUNGE



2ND FLOOR BREEZEWAY

Building Features & Amenities

**WALKABLE TO OVER 50 RETAILERS
AND RESTAURANTS**

3.5:1000 SURFACE PARKING

ON-SITE COURTESY PATROL

BIPOLAR IONIZATION HVAC

Great Hills Plaza

ATRIUM LOBBY

Everything Within Reach

WITHIN A FIVE-MINUTE WALK

Food, leisure, hospitality, grocery, and entertainment are only steps away.

33 / RESTAURANTS

22 / RETAIL

06 / COFFEE SHOPS

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**FOR LEASING INFORMATION,
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