

**NOW
LEASING**

CLASS A OFFICE 4100 RIO BRAVO

EPICENTER AN OFFICE COMMUNITY - EL PASO-CENTRAL

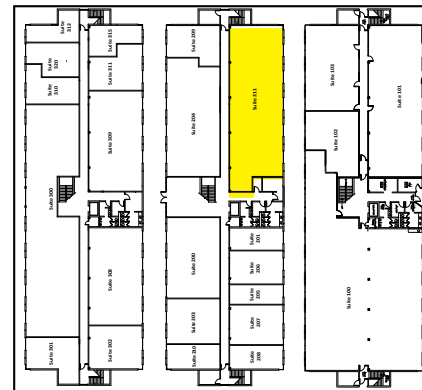
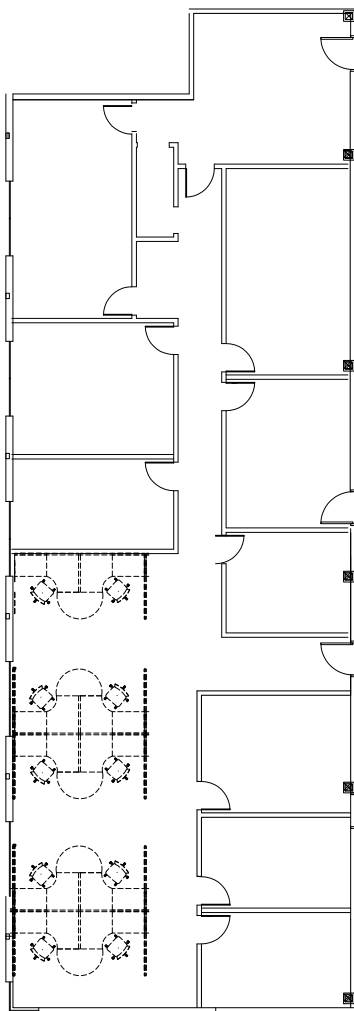
LOCATION:

AMENITIES:

APPROX. 3,645 RSF

SUITE 211 - 2ND FLOOR

- Large Class A Multi-Use Space with Abundant Natural Light
- Private Offices, Large Reception, Open Workspaces, Training Room, Conference Spaces, IT Room with Dedicated HVAC Unit, Break Area, Storage and Private Restrooms, with Room to Expand
- Ample Free Parking
- Large Class A Multi-Use Space with Abundant Natural Light
- Ultra-Fast High Speed Fiber Broadband Available
- HUB Zone Certified
- Furnishings Negotiable



Centrally Located Minutes from Downtown El Paso at the Intersection of I-10 and Executive Center Blvd. Adjacent to UTEP, Downtown El Paso, Juarez, Mexico, and Only 45 Minutes to Las Cruces

TRAFFIC COUNT

131,702+ At the Intersection of I-10 and Executive Center Blvd per day

KEY TENANTS

GSA, Time Square Media, Pizza Properties, Sunbowl Association, New American Funding, El Paso County, Molina Healthcare, Texas A&M University, Tenet Healthcare, C.H. Robinson

**ON-SITE PROPERTY
MANAGEMENT &
MAINTENANCE WITH 24
HOUR EMERGENCY SERVICE
AVAILABLE**



915-532-3456

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PROFESSIONALLY MANAGED BY EP SHALOM MANAGEMENT, LLC
444 EXECUTIVE CENTER BLVD., SUITE 120, EL PASO, TX 79902

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