

11111 Research Boulevard  
Austin, Texas



FOR LEASE

## Seton Northwest Health Plaza

### highlights

Building Size 103,700 SF  
Parking Free

- Balanced mix of healthcare specialists
- Gift shop, Deli and direct access to hospital
- 24/7 On—Call Maintenance
- Competitive Lease Package
- Recipient of the 2007-2008 International TOBY Award
- Convenient free access near intersection of Braker and Highway 183
- Generous tenant improvement allowance

Jinny Saad

Leasing Manager

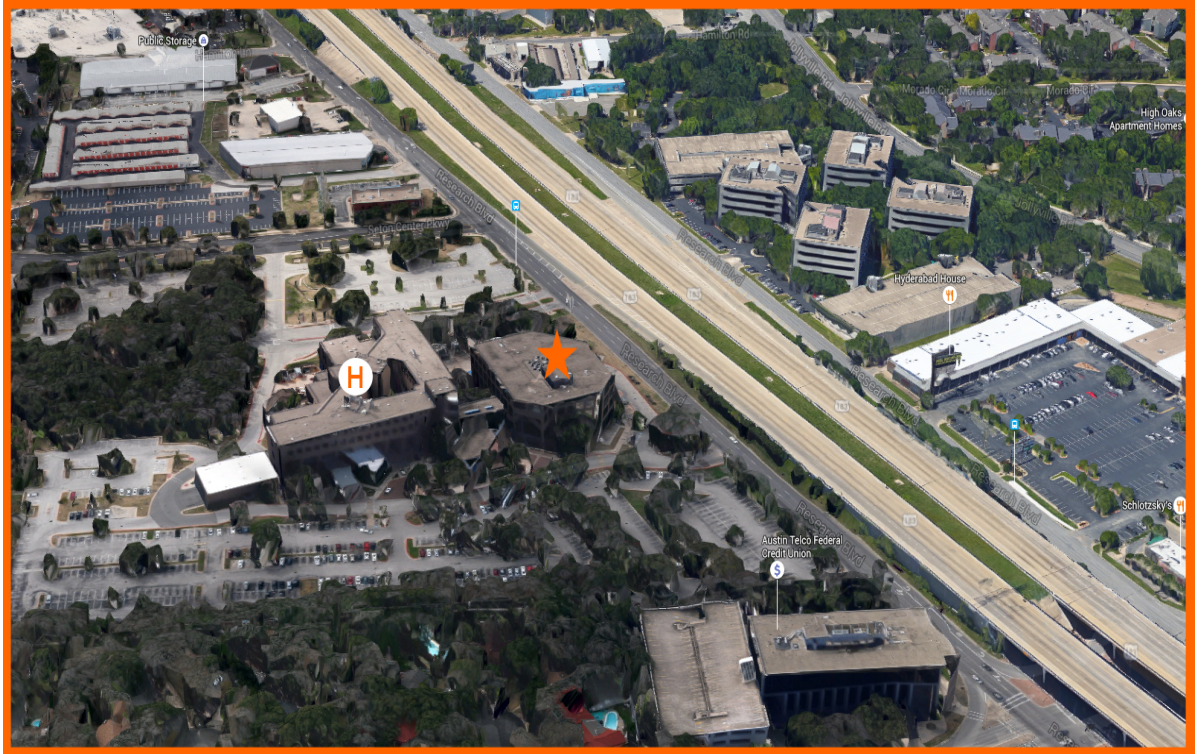
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# Available Space

Suite	Size	Details
205	3,273 RSF	Waiting room, X-Ray room, 3+ exam rooms, in-suite restroom, break room space available, large open space for design capability and space for physician offices.
210	1,254 RSF	Large waiting room, 2 exam rooms, physician office, in-suite restroom, break room space and Storage.
350	1,499 RSF	Large waiting room, 2 exam rooms, physician office and Storage.
390	6,135 RSF	Existing Shell Space—Let us help you design this space!
400	4,265 RSF	Large waiting room, nurse station, 5+ exam rooms, in-suite restrooms, break room space available, lab / additional nurse stations and space for physician offices.
450	5,810 RSF	Large waiting room, nurse station, 10+ exam rooms, in-suite restrooms, break room space available, lab / additional nurse stations and space for physician offices.

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