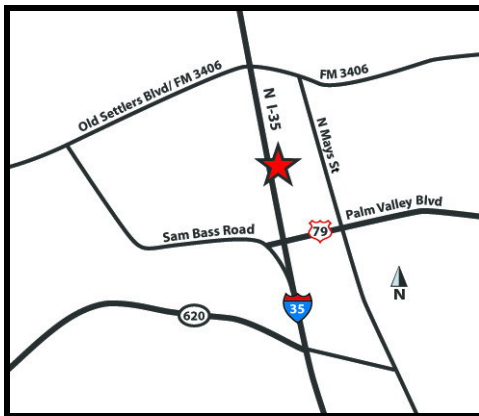


ONE FINANCIAL CENTRE

1717 N. IH-35, ROUND ROCK

Professional Office Space for Lease



One Financial Centre has excellent visibility and easy IH-35 access.



LOCATION: Northbound frontage of IH-35 just north of Hwy 79.

TERM: 3 - 5 years

RENTAL RATE: \$19.95 FULL SERVICE

PARKING: 1:199 rsf

Available Space Detail

Suite 150	2,743 rsf
Suite 250	2,745 rsf
Suite 308	1,058 rsf

Professionally marketed and managed by:

DON DUNGAN

512-439-3628

512-789-8111

Email: don@austin-realestate.net

101 E. Old Settlers Blvd, Ste 190, Round Rock, TX 78664

The material contained in this memorandum is based in part upon information furnished to Keller Williams Realty by sources deemed to be reliable. The information is believed to be accurate in all material respects, but no representation or warranty, expressed or implied, as to accuracy or completeness is made by any party. Nothing contained herein should be relied upon as a promise or representation as to the future. Recipients should conduct their own investigation and analysis of the transaction described herein.