

1023 SPRINGDALE ROAD



WELCOME TO  **SPRINGDALE
GENERAL**

We're a community of makers and creatives



The mission of Springdale General is to keep the creative class in Austin. Our campus is made up of affordable maker studios, creative office space, test kitchens, and workshops. With over 165,000 square feet of space on 10 acres, this development accommodates a variety of small to medium businesses from coffee roasters to tech startups.



What current tenants are saying...

“We are fortunate to have a business at Springdale General. It’s inspiring to be surrounded by so many creatives and entrepreneurs. Also they have created a great community gather place in Building 1, with great food, beverages, and amenities. Pretty awesome!”

Michael Vaclav, *Co-Founder and CEO*
Medici and Medici Roasting

7 Reasons to Join the Springdale General Community

- In the heart of East Austin’s creative district
- Walk or bike to nearby restaurants, breweries, and fitness facilities
- On-Site Coffee Shop, Café and Pub
- 24 hour access
- Parking ratio of 2.79 : 1,000 SF
- Located in an Opportunity Zone
- Thoughtfully designed by Michael Hsu Office of Architecture

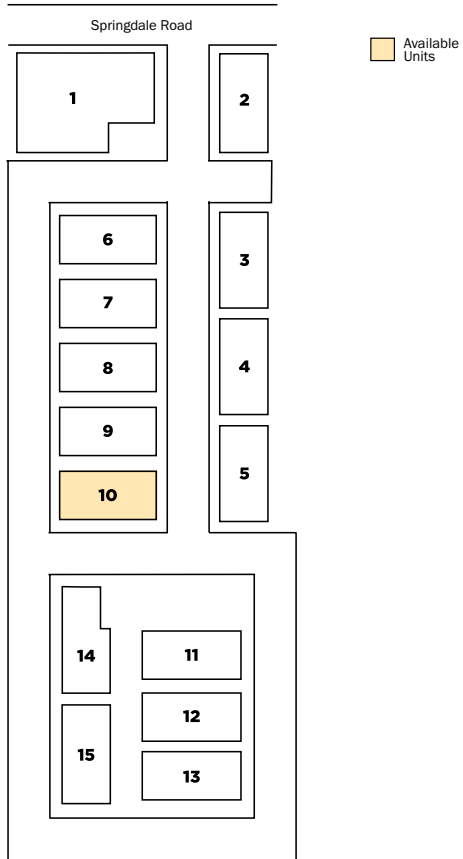


Downtown | **Lady Bird Lake**
22 Minutes | 8 Minutes



Downtown | **Lady Bird Lake**
12 Minutes | 5 Minutes

Available Units



Available Units



BUILDING 10A (Downstairs Unit)

- Size: 2214 RSF
- Lease Rate: \$28.00/RSF/YR
- Estimated NNN: \$10.64/RSF/YR
- Parking: 2.79: 1,000, free, unreserved
- Lease Term: 36-month
- Available: June 2023

BUILDING 10D (Downstairs Unit)

- Size: 1639 RSF
- Lease Rate: \$28.50/RSF/YR
- Estimated NNN: \$9.38/RSF/YR
- Parking: 2.79: 1,000, free, unreserved
- Lease Term: 36-month
- Available: June 2023