

99,200 SF

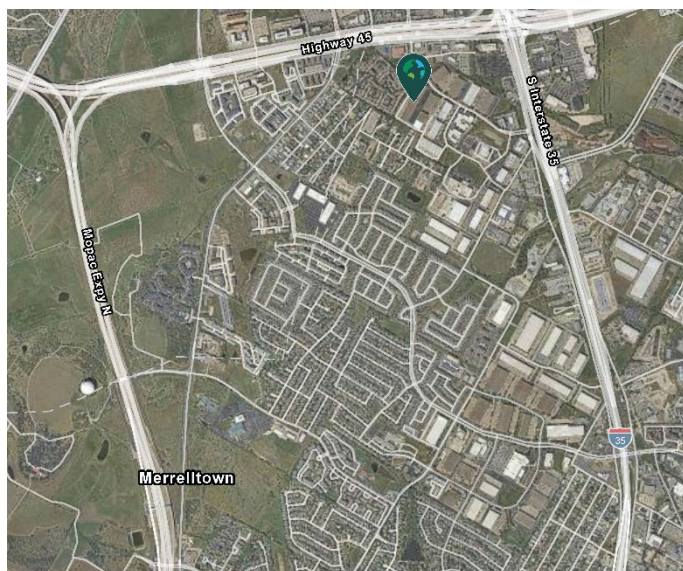
Industrial Space For Lease



Prologis Corridor Park 9



401-B Parker Drive, Building 9, Suite 900
Austin, TX 78728 USA



LOCATION

- Located near the intersection of IH-35 and SH-45 with excellent access to Toll 130 and MoPac
- Convenient to major employers: Dell Corporate World Headquarters, IBM, Samsung, Tesla and National Instruments
- Conveniently located across from La Frontera, a master-planned, 328-acre, multi-use commercial center with amenities abound

FACILITY

- 99,200 sf available
- 3,815 sf office
- 23' clear height
- 40' x 40' column spacing
- 31 dock high doors, 26 w/ pit levelers
- ESFR sprinkler system
- Ability to climate control warehouse

ADVANTAGES AND AMENITIES

- Rear load configuration
- Access to the [Prologis Essentials](#) platform, which includes:
 - [Operations Essentials](#)
 - [Energy + Sustainability Essentials](#)
 - [Mobility Essentials](#)
 - [Workforce Essentials](#)

Your single-source service for efficient move-in and operations: [prologisessentials.com](https://www.prologisessentials.com)

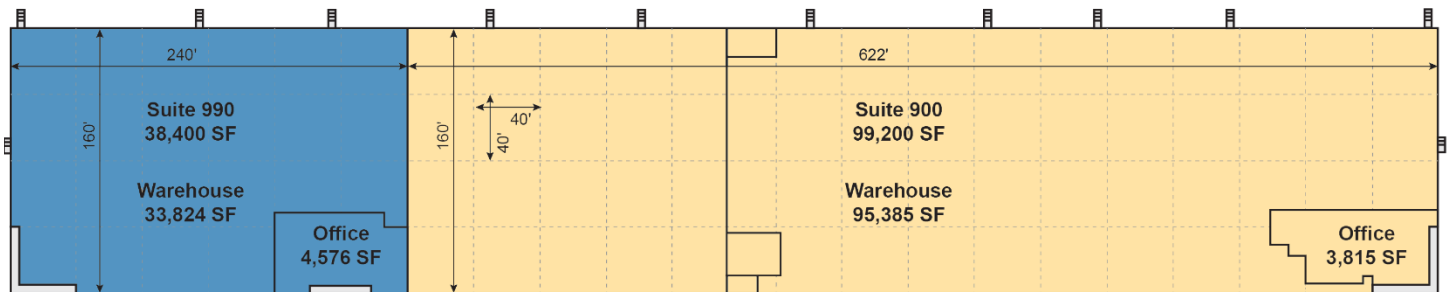
99,200 SF

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Prologis Corridor Park 9

**Prologis Corridor Park
Building 9**
137,600 SF



44 DOCK DOORS
164 PARKING SPACES

OVERALL FLOOR PLAN

- AVAILABLE AREA
- LEASED AREA
- DOCK DOOR



Live Oak

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