

FOR LEASE



13611 Immanuel Road Pflugerville | Texas | 78660

- Located in Dessau Business Park, approximately 2.5 miles east of IH-35 near the intersection of Howard Lane and Dessau Rd. in Pflugerville.
- 10,153 SF office / warehouse building.
- Approximately 1,825 SF of office space.
- Four 14' x 12' grade level doors.
- Fenced yard in the rear of the building.
- Zoning: None (Austin ETJ).
- Rate: \$.65 PSF (\$7.80 PSF annual) NNN.

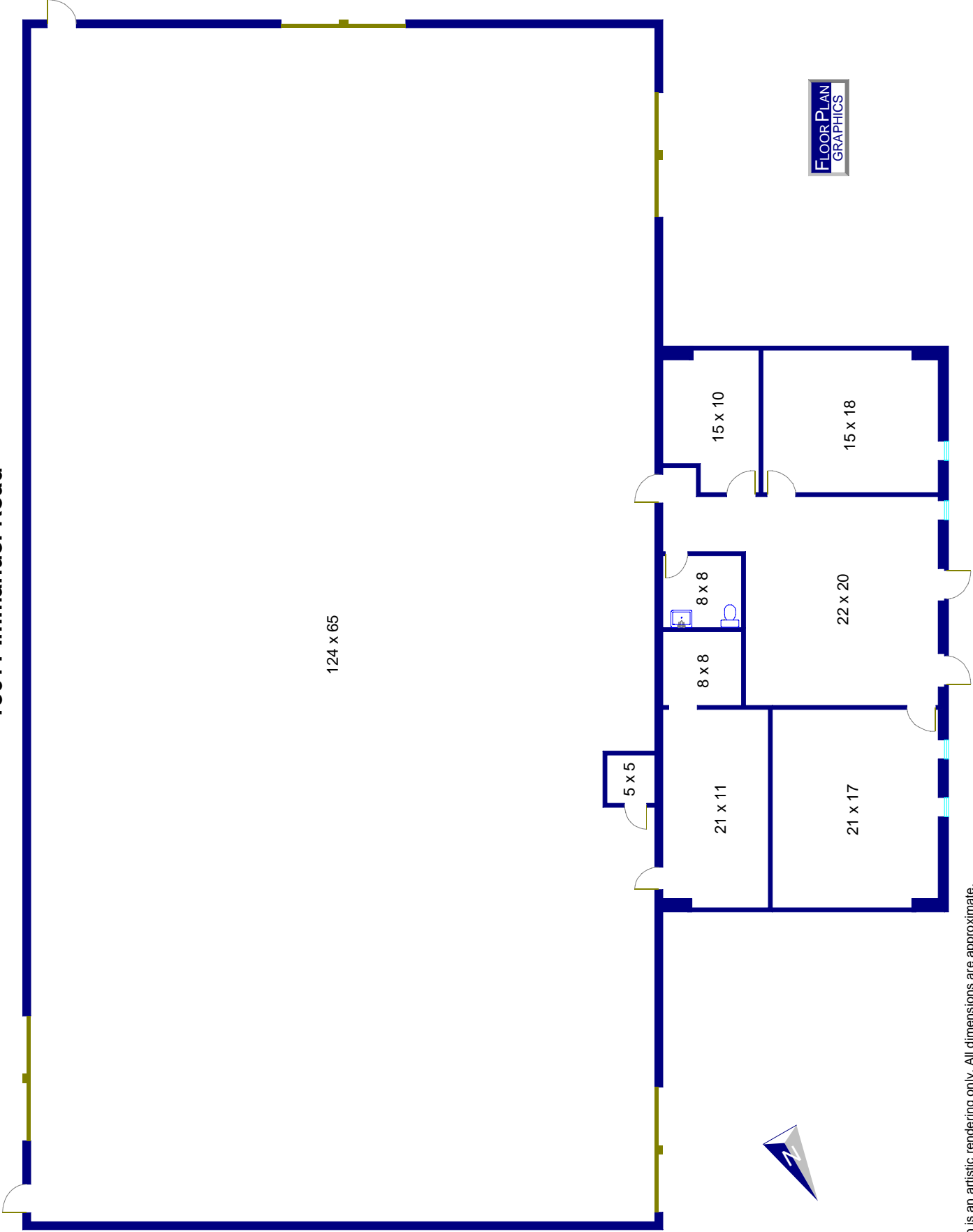
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13611 Immanuel Road



124 x 65



FLOOR PLAN
GRAPHICS

Note: This floor plan is an artistic rendering only. All dimensions are approximate. Floor Plan Graphics makes no representation or warranty as to this rendering's accuracy and no measurements or dimensions should be relied upon without independent verification.