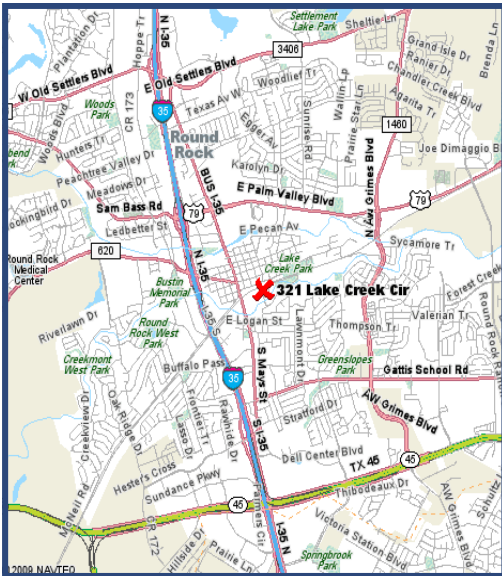


# FOR LEASE



## 321 N. Lake Creek Drive Round Rock | Texas | 78681

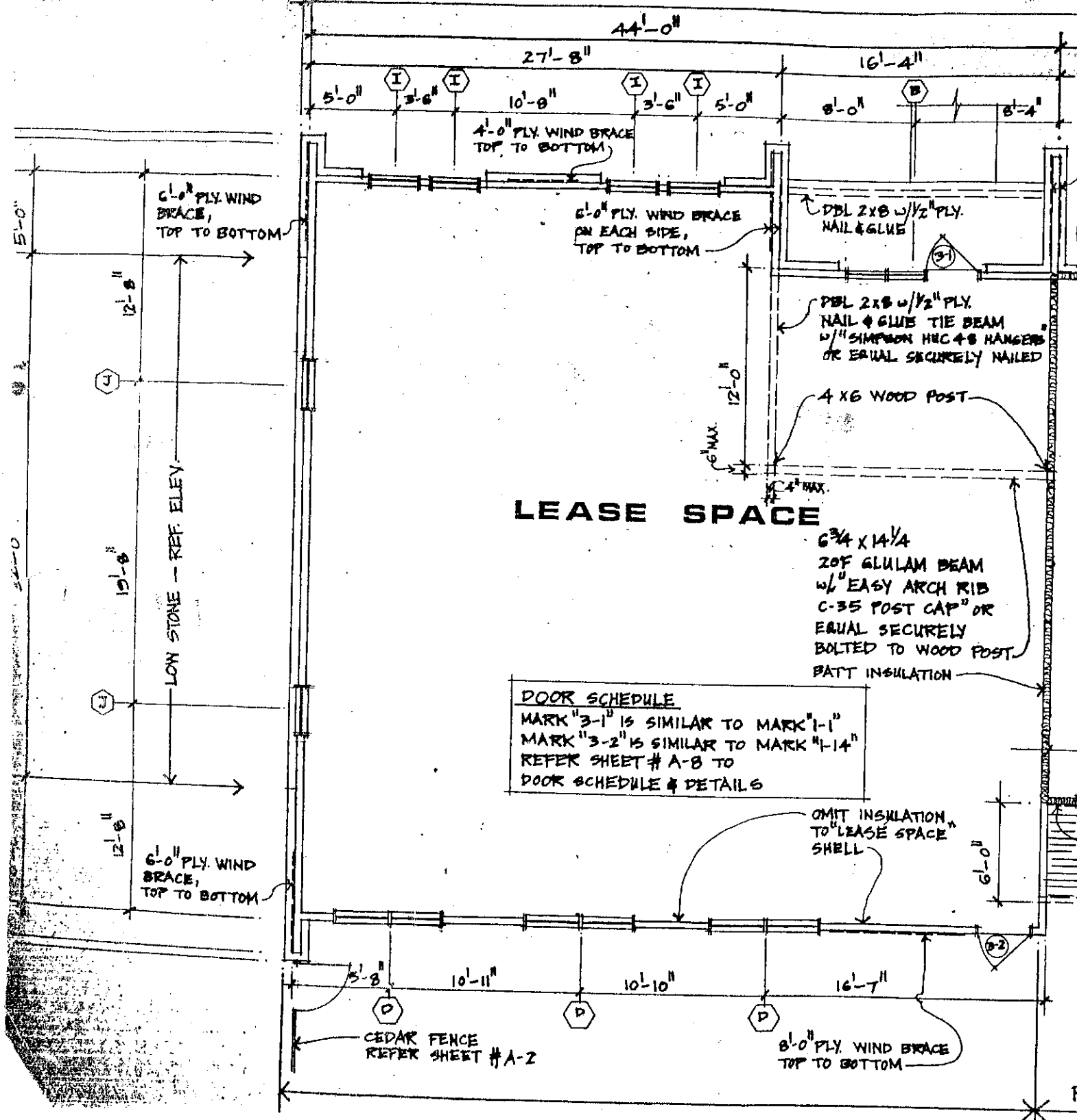
- Located directly across from Round Rock High School, just south of RR 620.
- 5,600 SF, one story professional office building.
- Space Available: Approximately 2,068 SF.
- Perfect for Medical, Dental, or Attorney's office.
- The space is currently a shell space, the slab will be poured when the plumbing is planned.
- \$15.00 PSF TI.
- This space is the front end-cap, nearest to Lake Creek Drive.
- Plenty of parking with at least 1:250.
- Rate: \$15.00 PSF + NNN.



Contact  
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**Phone 512.255.3000**      **www.DonQuick.com**

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**LEASE SPACE**

6<sup>3</sup>/<sub>4</sub> X 14<sup>1</sup>/<sub>4</sub>  
 20' GLULAM BEAM  
 w/ 1" EASY ARCH RIB  
 C-35 POST CAP" OR  
 EQUAL SECURELY  
 BOLTED TO WOOD POST.  
 BATT INSULATION

DOOR SCHEDULE  
 MARK "3-1" IS SIMILAR TO MARK "1-1"  
 MARK "3-2" IS SIMILAR TO MARK "1-14"  
 REFER SHEET # A-8 TO  
 DOOR SCHEDULE & DETAILS

OMIT INSULATION  
 TO "LEASE SPACE"  
 SHELL

CEDAR FENCE  
 REFER SHEET # A-2

8'-0" PLY. WIND BRACE  
 TOP TO BOTTOM

6'-0" PLY. WIND BRACE,  
 TOP TO BOTTOM

6'-0" PLY. WIND BRACE  
 ON EACH SIDE,  
 TOP TO BOTTOM

4'-0" PLY. WIND BRACE  
 TOP TO BOTTOM

6'-0" PLY. WIND BRACE,  
 TOP TO BOTTOM

LOW STONE - REF. ELEV.

5'-0"

12'-8"

15'-8"

12'-8"

12'-8"

44'-0"

27'-8"

16'-4"

5'-0"

3'-6"

10'-8"

3'-6"

5'-0"

8'-0"

8'-4"

12'-0"

6" MAX.

4" MAX.

10'-9"

16'-7"

5'-8"

10'-11"

10'-10"

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32