

CENTURY 21[®]

Judge Fite Company



4909 COMMERCIAL PARK DRIVE UNIT A

AUSTIN, TX 78724



\$2,750,000



7,976 sqft

DESCRIPTION

This industrial building is located at the highly sought-after intersection of HWY 290 and 183 in central Austin, offering exceptional logistical advantages and seamless access to major highways including I-35, 290, 183 and SH-130. This property perfectly blends functionality and accessibility, offering 3-phase power and a fenced yard, ideal for manufacturers or businesses needing ample space for storage, parking, and easy truck access. The warehouse features 14-foot ceilings and two grade-level roll-up doors for easy loading and unloading. Interior includes a practical layout with multiple private offices and bathrooms, a break room with a sink, and ample storage space. Fully air-conditioned throughout, the building ensures a comfortable working environment year-round. With two front entrances, the space is highly adaptable and can easily be divided to suit a range of business needs, making it a prime opportunity for any company looking for a well-located, functional industrial space in central Austin.

PROPERTY TYPE: Commercial - Warehouse
MLS STATUS: Pending
MLS: 7553485
YEAR BUILT: 1984
COUNTY: Travis
TRACT OR SUBDIVIION: Northeast Comm Bus Park Sec 02
LIST DATE: 12/22/2024

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800.451.8055

AREA: 3E
SQUARE FEET: 7,976
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES: 0.69
LOT SIZE (SQFT): 30,108

INTERIOR FEATURES

FLOOR COVERINGS:

- Concrete
- Laminate
- Tile

EXTERIOR FEATURES

PARKING:

- OnSite
- Outside

YARD/GROUNDS:

- Storage

SIDING:

- Masonry
- Concrete

FOUNDATION:

- Slab

UTILITIES

HEATING/COOLING:

- Central

UTILITIES:

- ElectricityConnected
- PhoneAvailable
- SewerConnected
- SeeRemarks
- WaterConnected

LISTED BY: Josh Friedman

ADDITIONAL PROPERTY DETAILS

BROKERED BY: Friedman Real Estate, Inc.