UNIVERSITY HEIGHTS
Tech Center

5710, 5726 Hausman Road • San Antonio, TX 78249
5711, 5723, 5811 University Heights Blvd• San Antonio, TX 78249

WORTH
& ASSOCIATES

7373 Broadway, Suite 201 • San Antonio, TX 78209 • 210.822.5220 • Fax 210.822.5224 • www.worthsa.com

UNIVERSITY HEIGHTS
Tech Center

PROPERTY INFORMATION

- University Heights Tech Center Consists of Five Single Story Flex Office Buildings Totaling 246,494 SF
- Gated Office Park with Controlled Access
- Excellent Access to IH-10 via Hausman Road
- Hill Country Feel with Native Oak Trees
- 5/1000 Parking Ratio
- Great Outdoor Common Areas
- Located Next to KCI Headquarters and the FBI Regional Office
- Close to Many Restaurants, Shops, Hotels and Other Area Amenities

Availabilities

Building II

Suite 110 - 10,240 SF

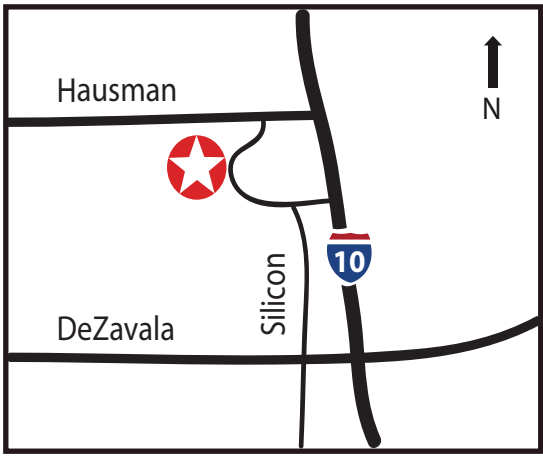
Building III

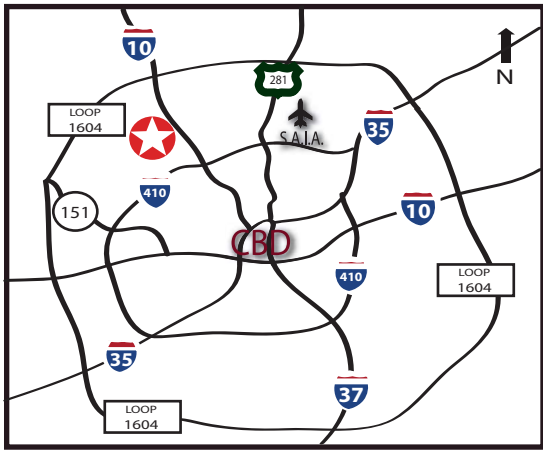
Suite 108 - 10,313 SF
Suite 121 - 18,559 SF

Building IV

Suite 100 - 14,720 SF
Suite 109 - 6,800 SF
Suite 111 - 2,324 SF
Suite 112 - 4,280 SF

Suite 100, 109, 111 & 112 - 28,124 SF





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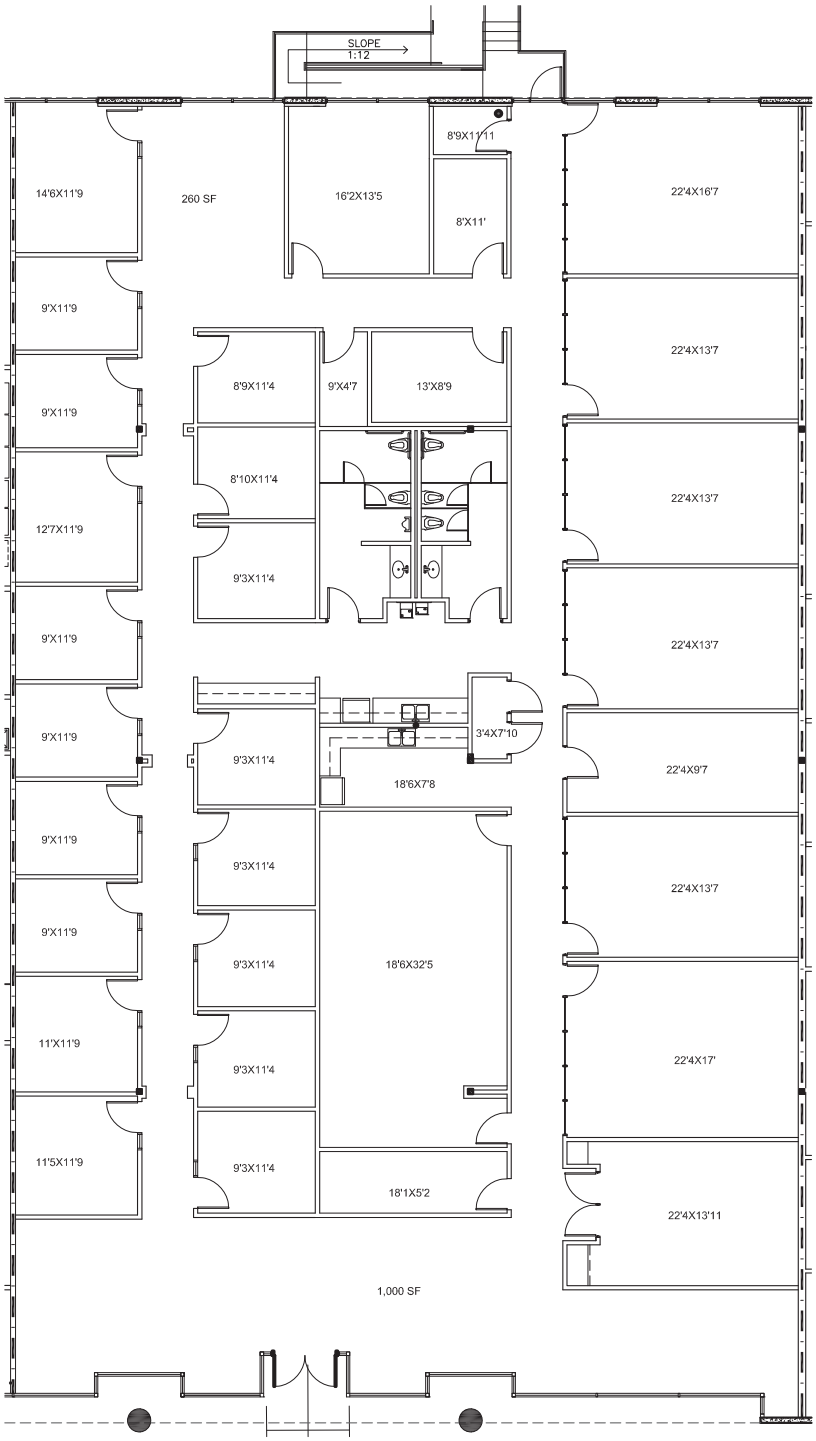
UNIVERSITY HEIGHTS
Tech Center

SPACE PLAN

Building II - Suite 110 - 10,240 SF

VIEW VIRTUAL TOUR - CLICK HERE



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UNIVERSITY HEIGHTS
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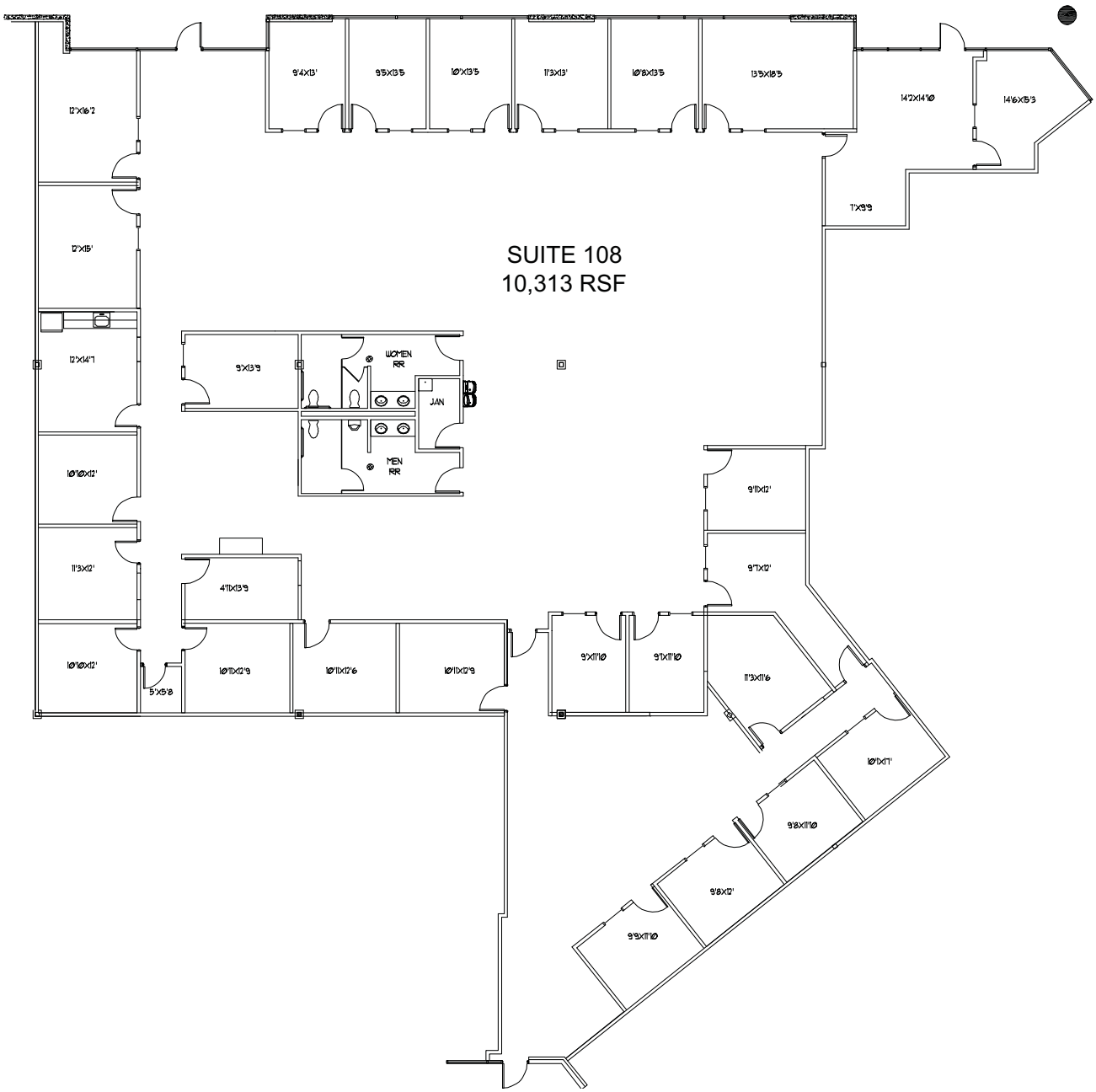
SPACE PLAN

Building III - Suite 108 - 10,313 SF



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UNIVERSITY HEIGHTS
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SPACE PLAN

Building III - Suite 121 - 18,559 SF

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UNIVERSITY HEIGHTS
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SPACE PLAN

Building IV - Suite 100 - 14,720 SF

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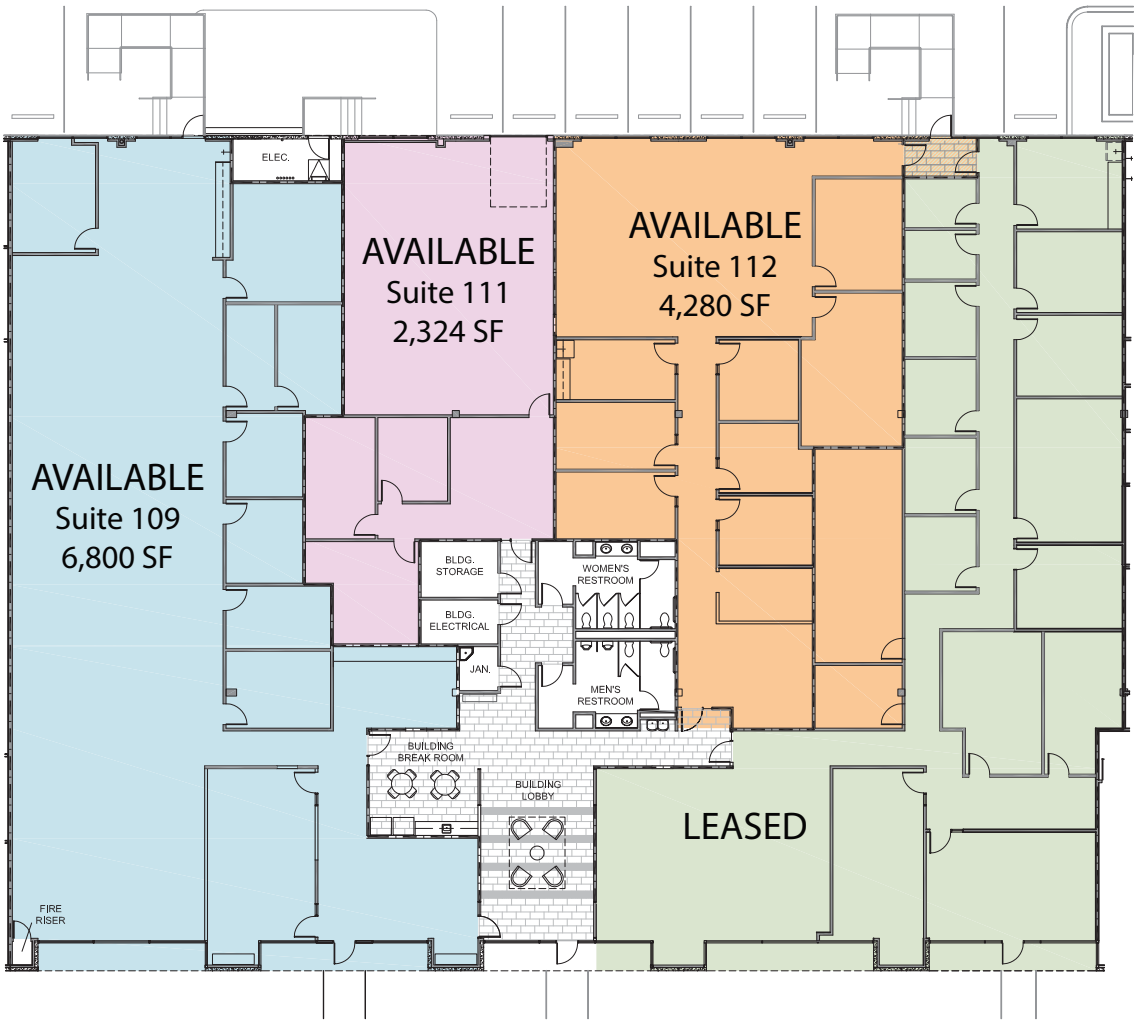
UNIVERSITY HEIGHTS
Tech Center

SPACE PLAN

Building IV - Suite 109 - 6,800 SF
- Suite 111 - 2,324 SF
- Suite 112 - 4,280 SF

Suite 109, Suite 111 and Suite 112 share a common building entrance, lobby, break room and restrooms.



COLOR LEGEND

	COMMON AREA	2,042 SF
	SUITE 109 - VACANT	6,800 SF
	SUITE 111 - VACANT	2,324 SF
	SUITE 112 - VACANT	4,280 SF
	SUITE 115 - LEASED	5,663 SF

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UNIVERSITY HEIGHTS
Tech Center

SPACE PLAN

Building IV Contiguous Spaces

- *Suite 111 & 112 - 6,604 SF*
- *Suite 109 & 111 - 9,124 SF*
- *Suite 109, 111 & 112 - 13,404 SF*
- *Suite 100 & 109 - 21,520 SF*
- *Suite 100, 109 & 111 - 23,844 SF*
- *Suite 100, 109, 111 & 112 - 28,124 SF*

Suite 100
14,720 SF

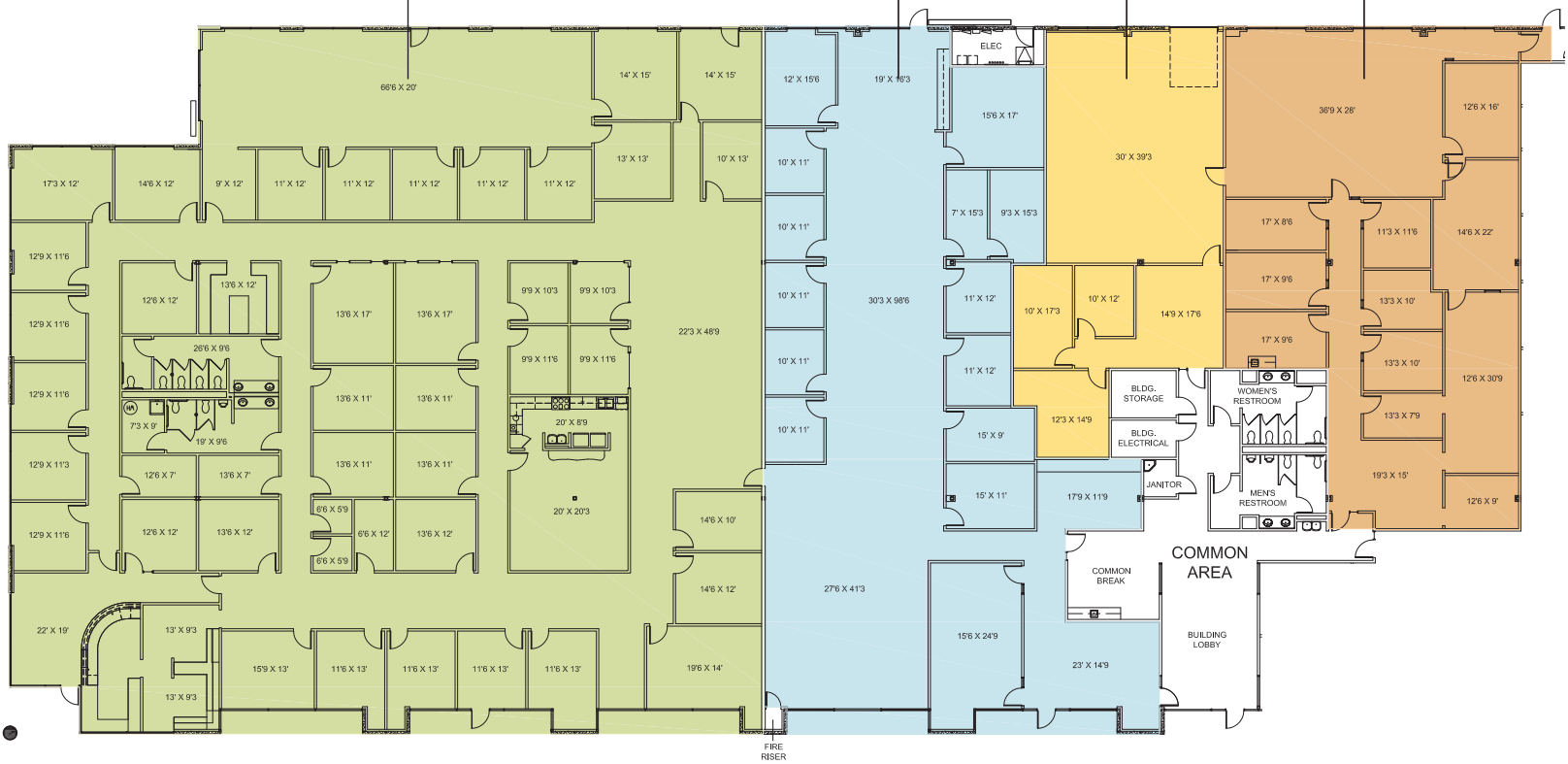
VIEW VIRTUAL TOUR - CLICK HERE

Suite 109
6,800 SF

VIEW VIRTUAL TOUR - CLICK HERE

Suite 111
2,324 SF

Suite 112
4,280 SF



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UNIVERSITY HEIGHTS
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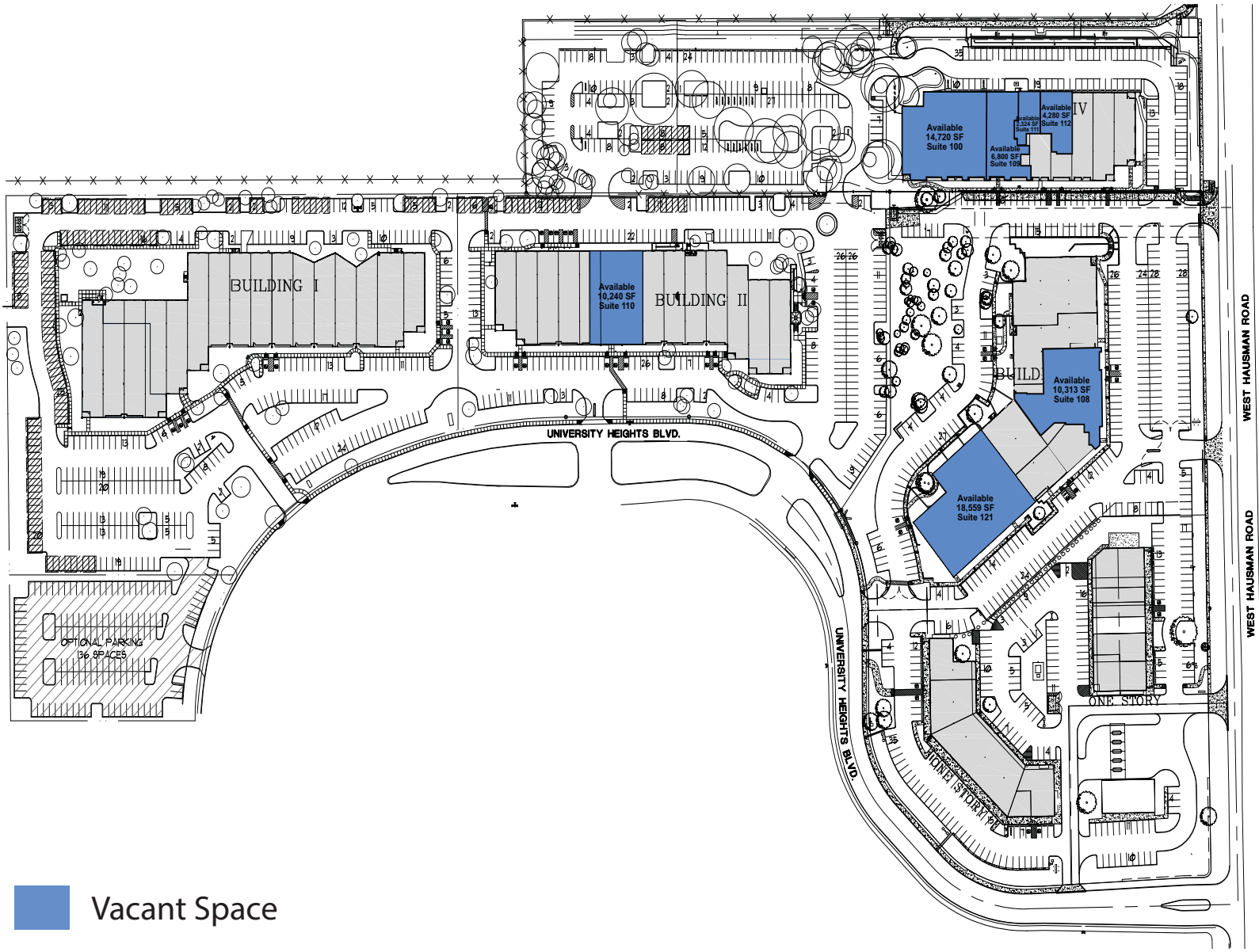
PROPERTY SITE PLAN



Vacant Space

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UNIVERSITY HEIGHTS
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AERIAL

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UNIVERSITY HEIGHTS
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PROPERTY PHOTOS

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UNIVERSITY HEIGHTS
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AMENITY MAP

RESTAURANTS

1. Cracker Barrel
2. Bill Miller
3. Jims Restaurant
4. Luce Ristorante E Enoteca
5. Flying Saucer
6. Pericos
7. Panera Bread
8. Fire Wok
9. California Pizza Kitchen
10. Saltgrass Steakhouse
11. Romanos Maccaroni Grill
12. La Madeline
13. Ihop
14. Einsteins Bros Bagel
15. HuHot Mongolian Grill
16. Whataburger
17. Matamoros Restaurant
18. Zios Italian Kitchen
19. Sapporro Sushi
20. Picnickens
21. Espana Bar De Tapas
22. McDonalds
23. Five Guys Burger and Fries
24. Burger King
25. Wendys
26. Chick Fil A
27. Taco Cabana
28. Outback Steakhouse
29. Carrabbas Italian Grill
30. Logan's Roadhouse
31. Chili's
32. Joe's Crabshack
33. Starbucks
34. Cheddar's
35. Chuy's
36. Olive Garden
37. Red Lobster
38. Longhorn Steakhouse
39. Pappadeaux's
40. Buffalo Wild Wings

RETAIL

1. Wal Mart
2. Sam's Club
3. Birkenstock
4. New Balance
5. Half Price Books
6. REI
7. Ann Taylor
8. Banana Republic
9. Talbots
10. Bed Bath and Beyond
11. Pier 1 Imports
12. Old Navy
13. Gap
14. Jos. A. Bank
15. Target
16. HEB
17. Home Depot
18. Golds Gym
19. Ashley Furniture
20. Marshalls
21. Office Max
22. La Z Boy Furniture
23. Petco
24. Stein Mart
25. Party City
26. Good Sports
27. Rooms To Go
28. Costco
29. Ross Dress for Less
30. Lenscrafters
31. Gymboree
32. Game Stop
33. Eddie Bauer
34. Ethan Allen
35. Havertys
36. Americus Diamond
37. Louis Shanks
38. PetSmart
39. Specs
40. Bath and Body Works

BANKS

1. Wells Fargo
2. BBVA Compass
3. Bank of America
4. Chase Bank
5. Frost Bank
6. Security Service Federal Credit Union
7. United SA Federal Credit Union
8. Firstmark Credit Union
9. San Antonio Credit Union
10. Randolph Brooks Federal Credit Union

HOTELS

1. La Cantera Resort
2. Drury Inn & Suites
3. Four Points by Sheraton
4. Holiday Inn
5. Springhill Suites
6. Towneplace Suites
7. La Quinta Inn and Suites
8. Quality Inn
9. Studio 6
10. Best Western
11. Super 8

ENTERTAINMENT

1. Top Golf
2. Huebner Oaks Theater
3. Fiesta Theater
4. University Bowl
5. The Shops at LaCantera
6. iFLY

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