



- RidgeWood Business Center is an Office Complex Consisting of Two, Class A Single Story Flex Office Buildings
- Building I is a 67,488 Sf Flex Office Building
- Building II is a 54,217 SF Flex Office Building
- 5/1000 Parking Ratio
- Located in the Master Planned Business Community of RidgeWood Park, a 122 acre Business park with high profile tenants including Marathon, Rackspace, EOG Resources, Charles Schwab, Silotech, RSM, Wellmed and TSAOG
- Great Ingress and Egress to HWY 281, Sonterra Blvd and Redland Road
- Excellent Far North Central Location next to executive housing, award-winning schools, hotels, hospitals, and plenty of retail, restaurant and entertainment amenities



Available Space - Bldg. I

Class A Office Space

- Suite 101: 11,442 SF
- Suite 110: 5,436 SF
- Suite 120: 15,641 SF

Shell Space

- Suite 119: 3,542 SF

Move-In Ready Office Suites

- Suite A: 2,396 SF
 - Suite D: 2,340 SF
- Available Now

Available Space - Bldg. II

Open Office Space

- Suite 118: 9,220 SF

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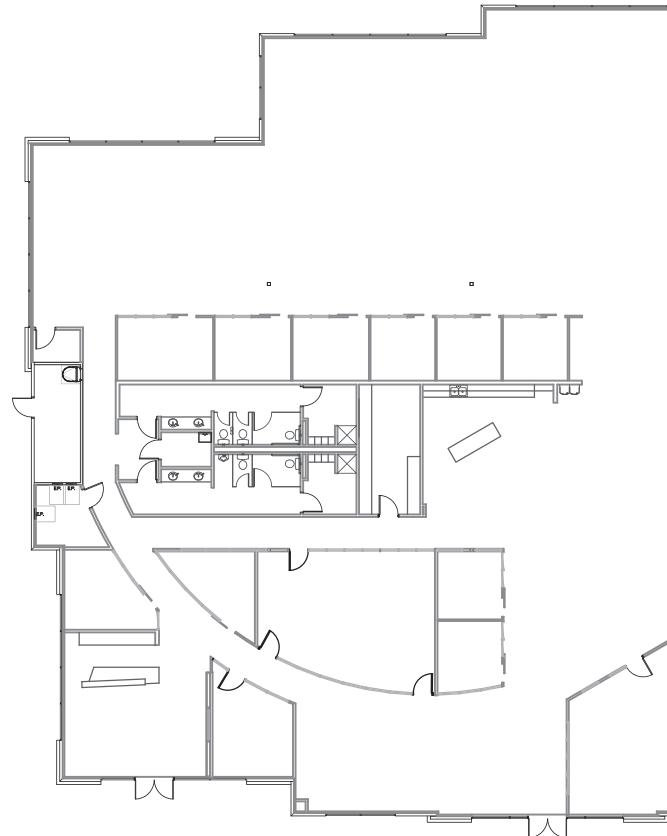




Suite 101
11,442 SF Available

Space Features:

- Water Softener
- Showers
- CCTV
- DIRTT Modular Wall System
- State of the Art Conference Rooms



LOCATION MAP



Conference Room



Lounge/Break Area



Open Office



* Furniture Not Included

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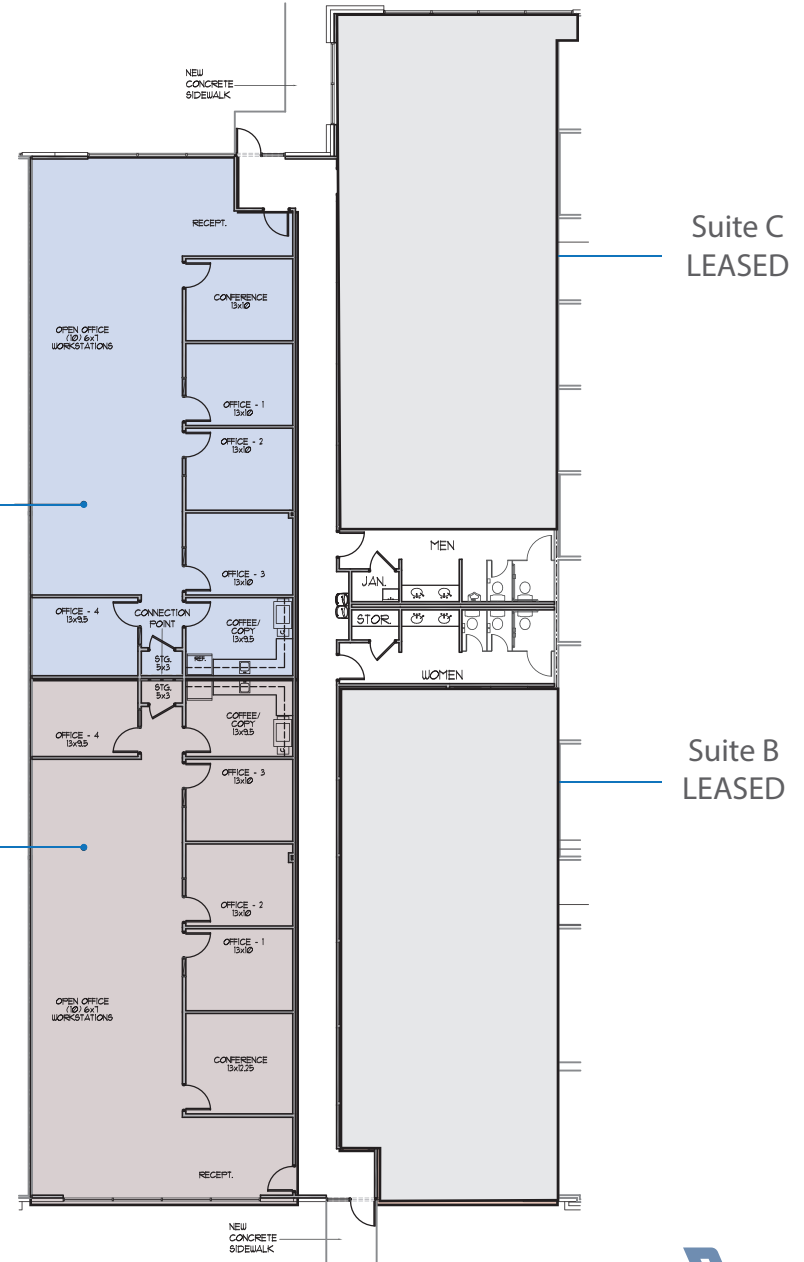
Move-In Ready Office Suites

- Class A Finishes
- Pre Wired Suites for Voice and Data
- Available NOW
- Common Area Restroom and Building Entrances



Suite D
2,340 SF
Available

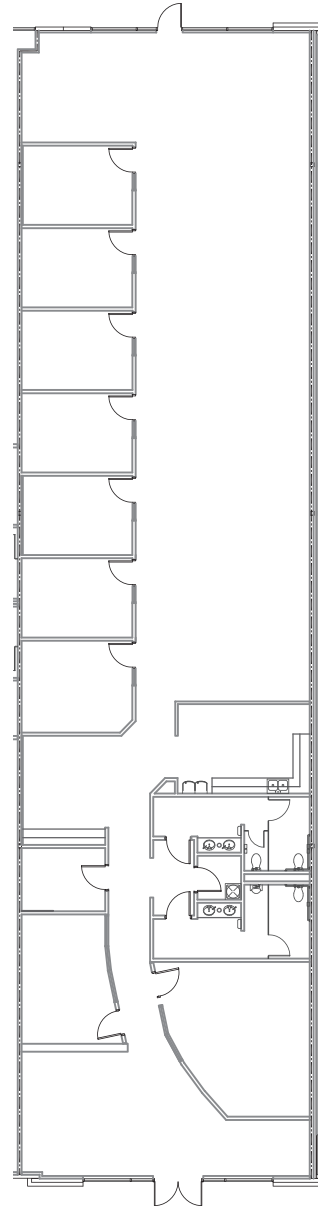
Suite A
2,396 SF
Available



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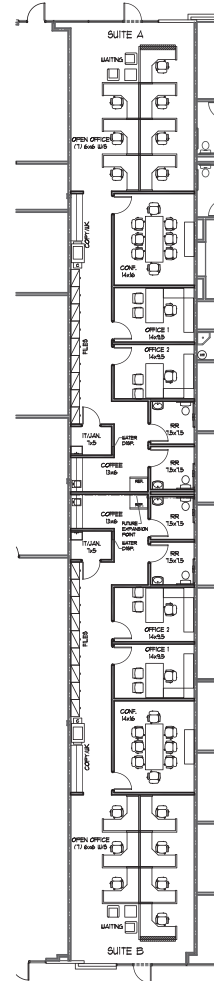
Suite 110
5,436 SF Available



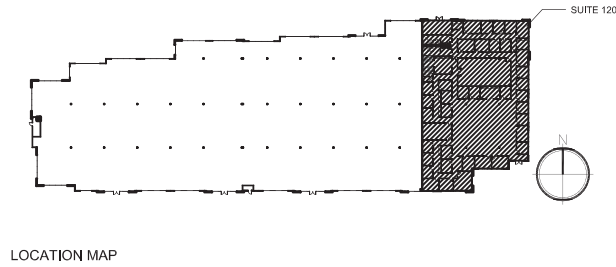
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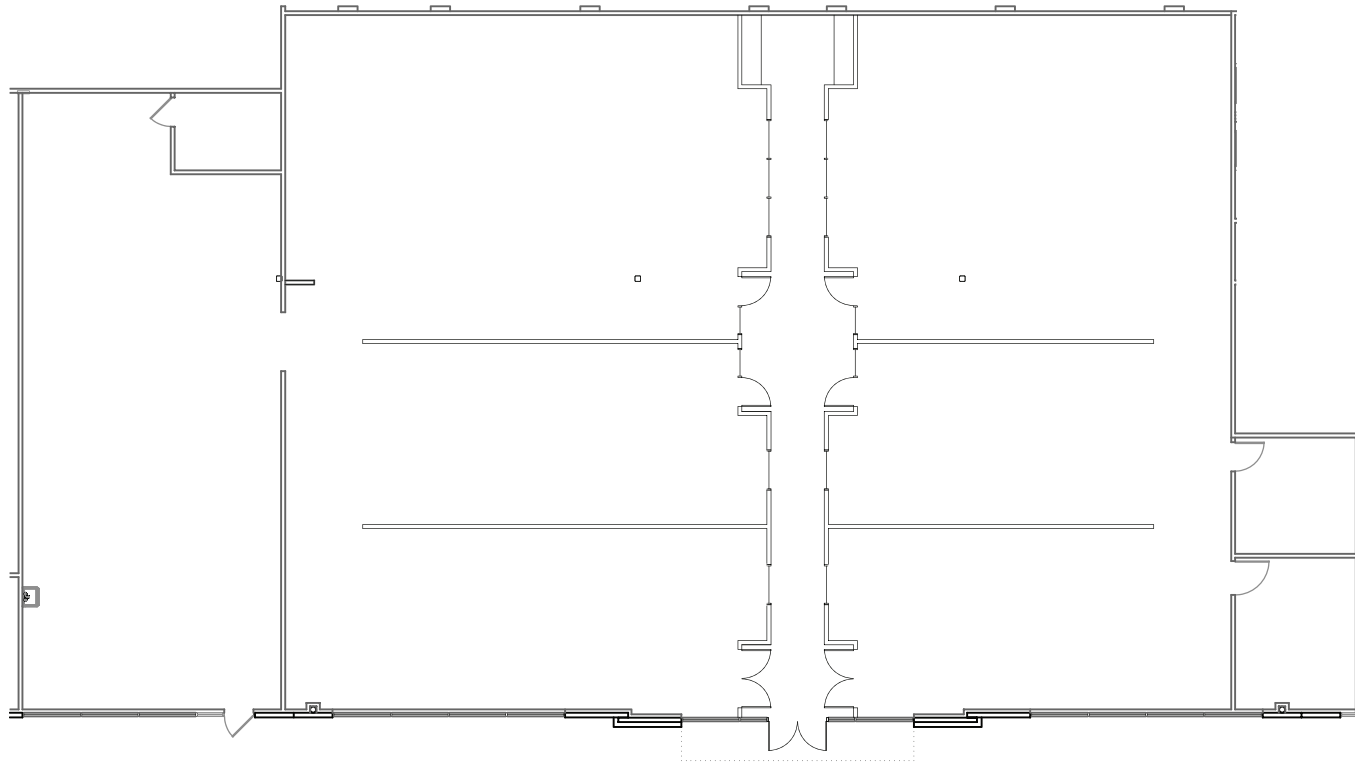
Suite 119 - Spec Plan
3,542 SF Available



Suite 120
15,641 SF Available

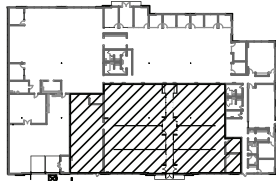


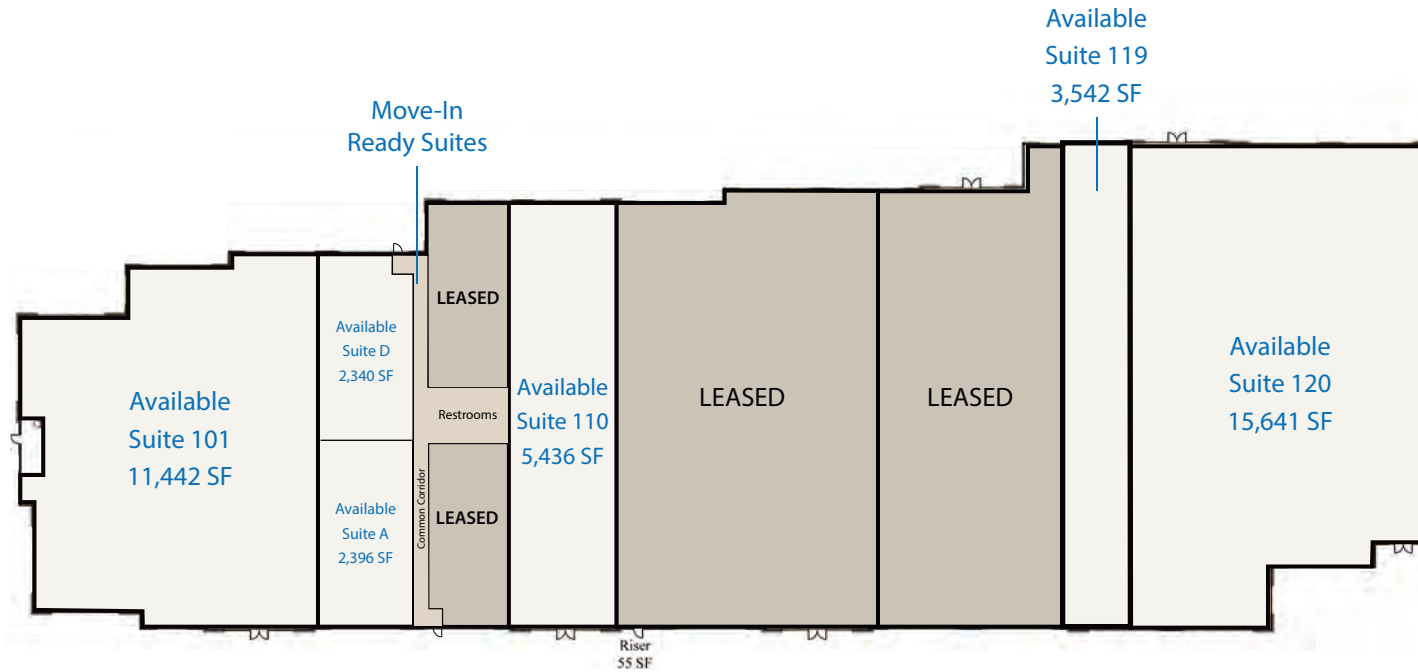
Suite 118
9,220 SF Available



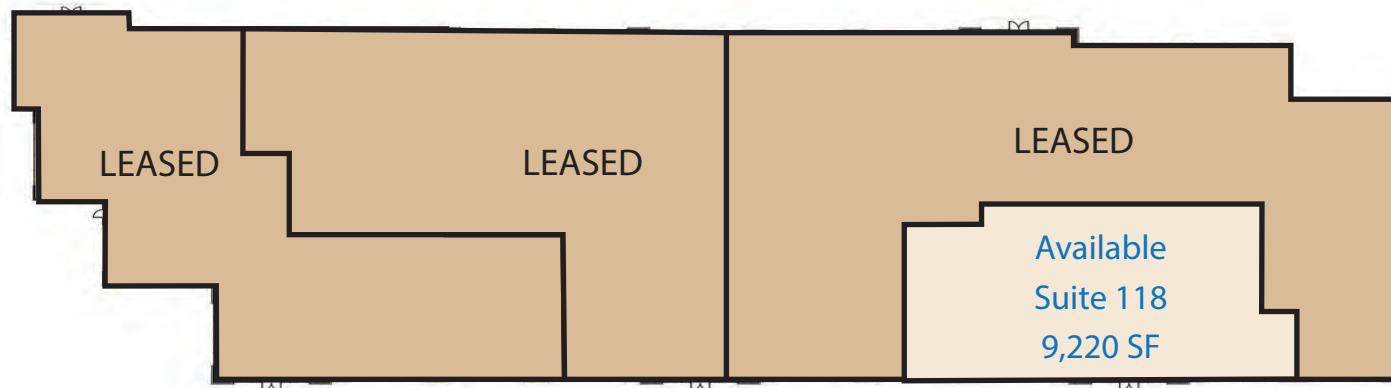
SCALE: 1/16" = 1'-0"

LOCATION MAP



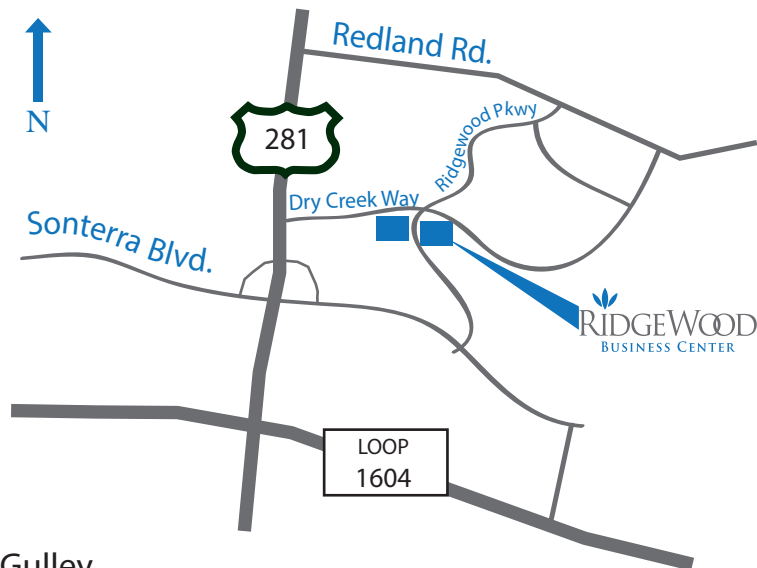


BUILDING I



BUILDING II

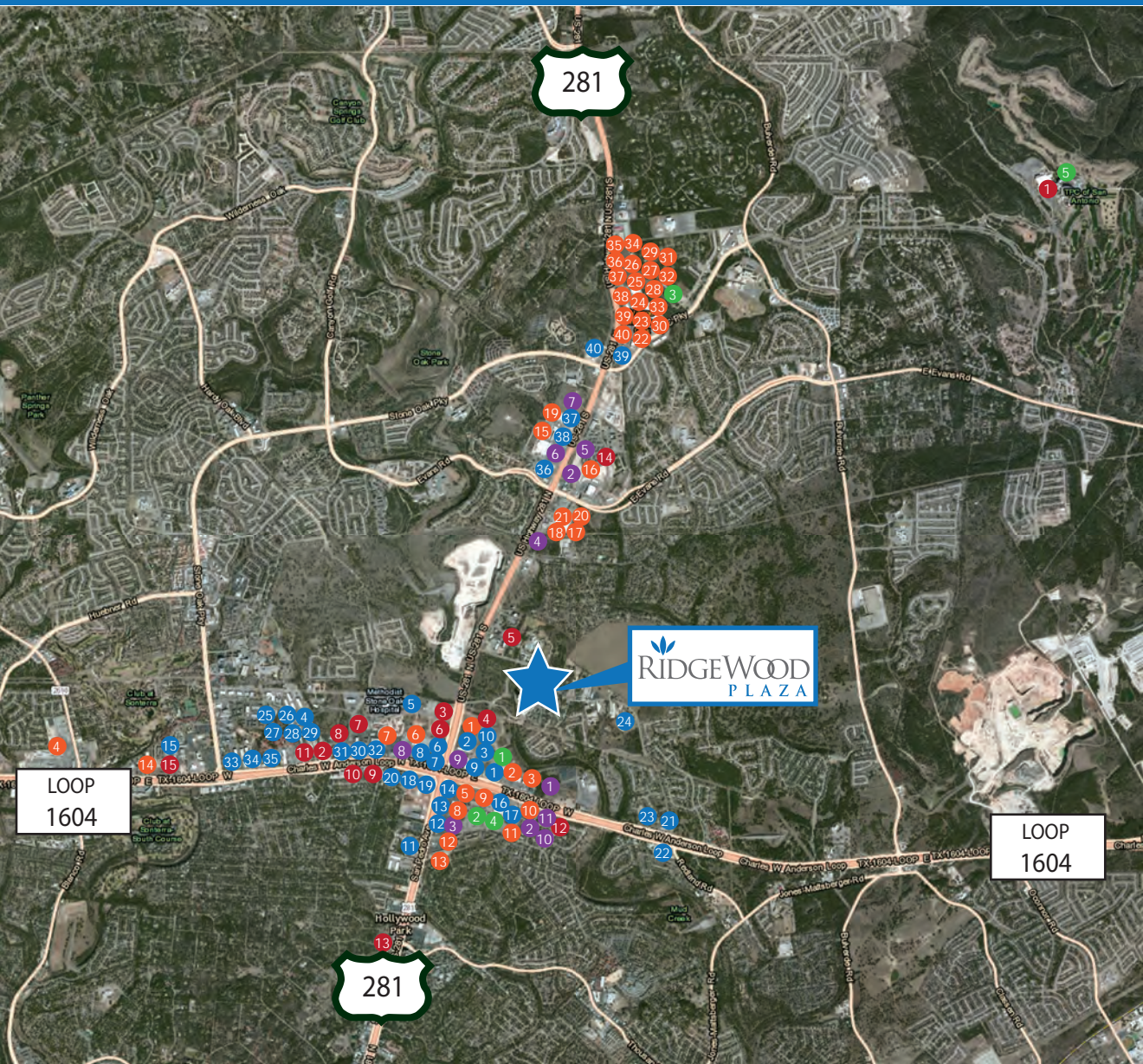




- LOCATED AT THE CORNER OF REDLAND ROAD AND RIDGEWOOD PARKWAY JUST NORTH OF THE LOOP 1604 HWY 281 INTERSECTION
- A PART OF THE 122 ACRE MASTER PLANNED BUSINESS COMMUNITY OF RIDGEWOOD PARK
- LESS THAN 9 MILES FROM SAN ANTONIO INTERNATIONAL AIRPORT
- CLOSE TO EXECUTIVE HOUSING, AWARD WINNING SCHOOLS, HOTELS, HOSPITALS AND PLENTY OF RETAIL, RESTAURANT AND ENTERTAINMENT AMENITIES







RESTAURANTS

- 1 Genghis Grill
- 2 Buffalo Wild Wings
- 3 Cake Art
- 4 Local Coffee
- 5 Pericos
- 6 Whataburger
- 7 Chick-Fil-A
- 8 Las Palapas
- 9 Starbucks
- 10 Subway
- 11 Red Lobster
- 12 Chili's
- 13 Chuy's
- 14 La Madeleine
- 15 Chama Gaucha
- 16 Pei Wei
- 17 Red Robin
- 18 IHOP
- 19 Bill Miller
- 20 Schlotzsky's
- 21 Bourbon Street Cafe
- 22 El Chaparral
- 23 Shipley's DoNuts
- 24 La Hacienda De Los Barrios
- 25 Kumori
- 26 Local Coffee
- 27 Choicolate
- 28 First Watch
- 29 Lion & Rose Pub
- 30 Brick House
- 31 Meson
- 32 Jasons Deli
- 33 Sushi Zushi
- 34 Kirbys Steakhouse
- 35 Mellow Mushroom
- 36 Lupe Tortilla
- 37 Five Guys
- 38 Panda Express
- 39 Bar Louie
- 40 Longhorn Steakhouse

RETAIL

- 1 Lifetime Fitness
- 2 Best Buy
- 3 Staples
- 4 Target
- 5 HEB
- 6 Wal Mart
- 7 Costco
- 8 Barnes & Nobles
- 9 Kohls
- 10 Academy Sports
- 11 Bed Bath & Beyond
- 12 Old Navy
- 13 Marshalls
- 14 Trader Joes
- 15 Sports Authority
- 16 Golds Gym
- 17 Alamo Crossfit
- 18 Home Depot
- 19 Half Price Books
- 20 Walgreens
- 21 My Fit Foods
- 22 Loft
- 23 Brighton
- 24 Justice
- 25 Charming Charlies
- 26 Gymboree
- 27 Eddie Bauer
- 28 White House Black Market
- 29 Bath & Body Works
- 30 Talbots
- 31 J-Jill
- 32 James Avery
- 33 Jos A Bank
- 34 Hobby Lobby
- 35 World Market
- 36 Party City
- 37 Learning Express
- 38 Francescas
- 39 Chiccos
- 40 Apricot Lane

HOTELS

- 1 JW Marriot Resort
- 2 Drury Plaza Hotel
- 3 Hyatt Place
- 4 Courtyard Marriot
- 5 Holiday Inn
- 6 Best Western Plus
- 7 La Quinta Inn & Suites
- 8 Residence Inn
- 9 Fairfield Inn & Suites
- 10 Staybridge Suites
- 11 Drury Inn & Suites
- 12 Hampton Inn
- 13 Holiday Inn Express
- 14 Candlewood Suites
- 15 Homewood Suites

BANKS

- 1 BB&T
- 2 Wells Fargo
- 3 BBVA Compass
- 4 Broadway Bank
- 5 Bank of America
- 6 Chase Bank
- 7 Frost Bank
- 8 Security Service Federal Credit Union
- 9 San Antonio Credit Union
- 10 Firstmark Credit Union
- 11 Randolph Brooks Federal Credit Union

ENTERTAINMENT

- 1 Main Event
- 2 Northwoods Theater
- 3 Alamo Drafthouse
- 4 ICE & Golf Center
- 5 JW Marriot Resort



FOR LEASING INFORMATION
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RidgeWood Business Center is Developed, Leased
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