



# EXPO BUSINESS PARK 8



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**± 122,400 RSF SUBLEASE AVAILABLE  
THROUGH AUGUST 31, 2031**

**6301 STASSNEY LANE • AUSTIN, TEXAS 78744**

Wet Lab  
Infrastructure Available

100% HVAC

5 High Power  
Generators

# PROPERTY OVERVIEW

<b>SQFT AVAILABLE</b>	± 122,400 RSF
<b>SUBLEASE</b>	THROUGH 8/31/31
<b>BUILDING TYPE</b>	30% OFFICE 70% LAB/WAREHOUSE
<b>FURNITURE</b>	AVAILABLE
<b>HVAC</b>	100%; HEAVY INFRASTRUCTURE
<b>POWER</b>	3 PHASE, UP TO 480 V, 4,000 AMPS
<b>GENERATORS</b>	5 ON SITE
<b>DOCK HIGH DOORS</b>	15 (ABLE TO EXPOSE MORE)
<b>RAMP</b>	1 (OVERSIZED)
<b>CLEAR HEIGHT</b>	±24'
<b>PARKING</b>	2.03 : 1,000, CONCRETE TRUCK COURTS

CONTACT BROKERS TO SCHEDULE TOUR

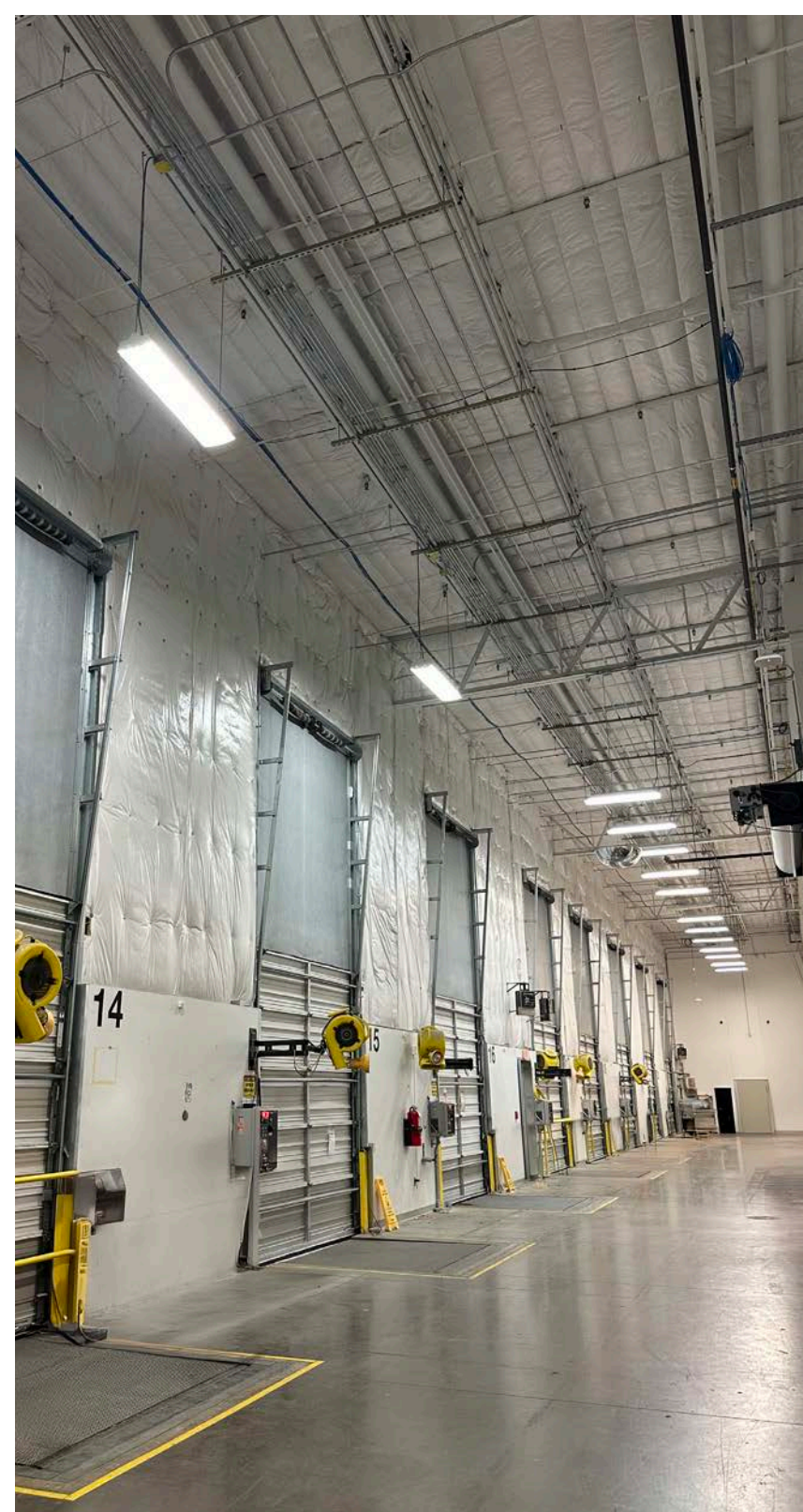
## EXPO 8

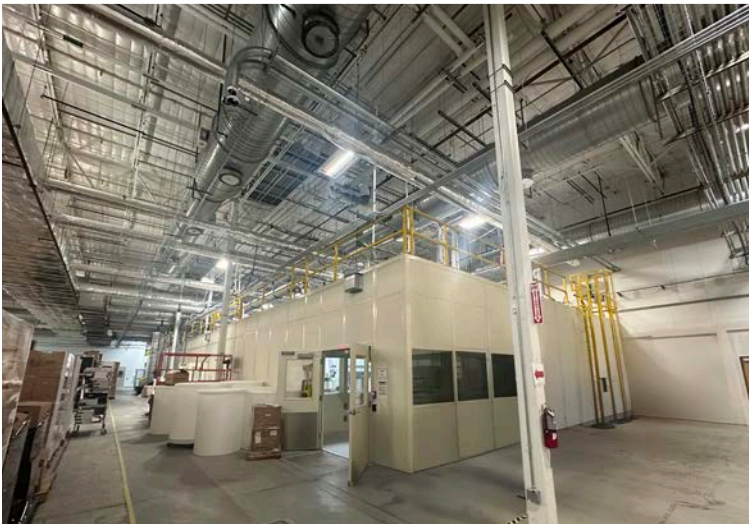


# FLOOR PLAN



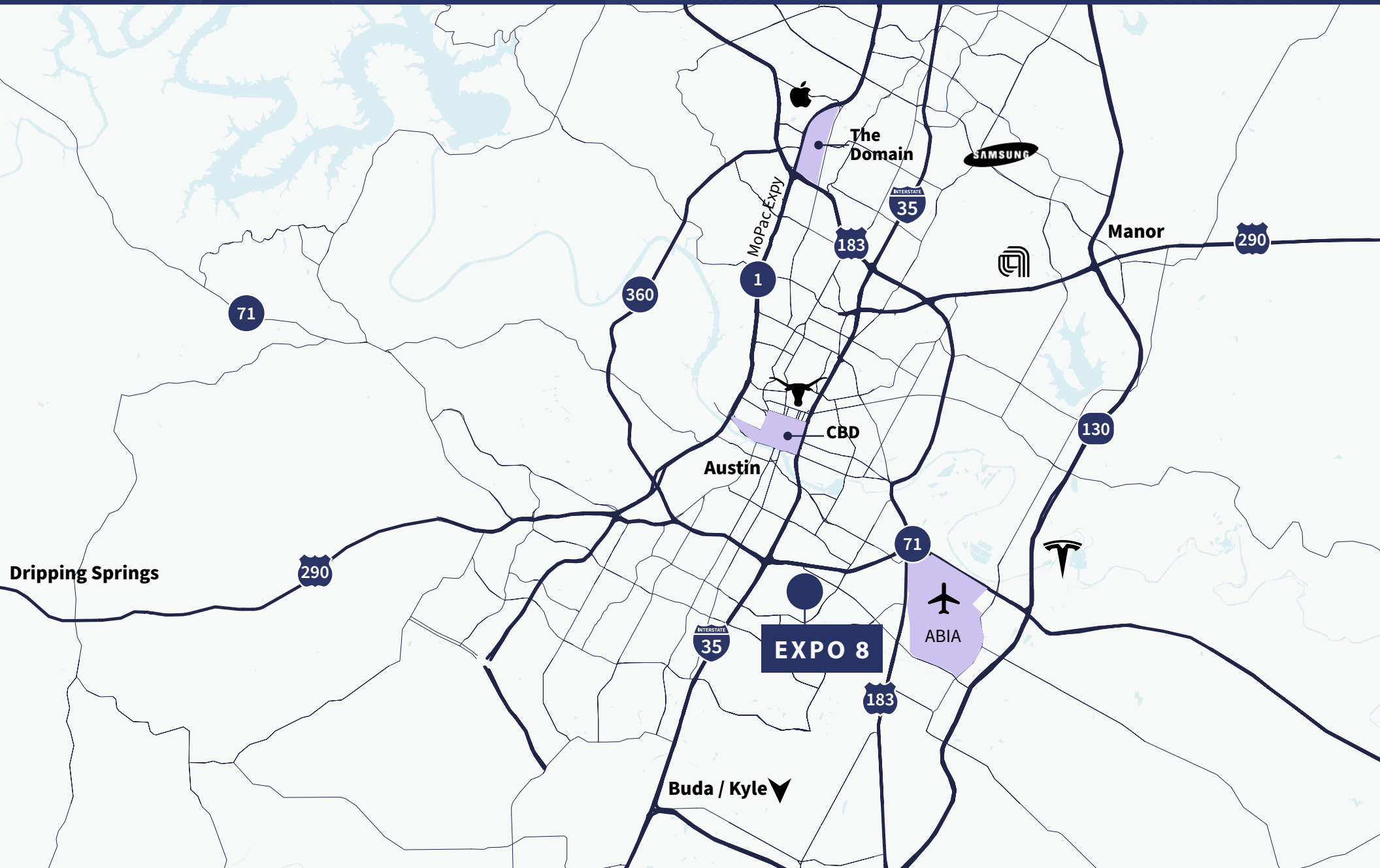








# SITE MAP



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**ALEXX MONTANEZ**  
alex.montanez@jll.com  
T +1 512 532 1908  
M +1 916 812 7135

**ZANE COLE**  
zane.cole@jll.com  
T +1 512 225 2708  
M +1 512 636 1657



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