



# M<sup>C</sup>COMBS PLAZA

755 E MULBERRY AVENUE, SAN ANTONIO, TX



Jones Lang LaSalle Brokerage, Inc



# PROPERTY HIGHLIGHTS

**WELL CRAFTED, CLASSICALLY DESIGNED, AND EXCEPTIONALLY WELL MAINTAINED, MCCOMBS PLAZA IS A PRESTIGIOUS OFFICE COMPLEX WITH ENGAGING GATHERING SPACES, MODERN COFFEE SHOP, ADVANCED TECH TRAINING ROOM, AND A MUSEUM-QUALITY GALLERY.**

It is a place that commemorates history, represents the American ideals, and celebrates the possibilities created when a community comes together.



## AMENITIES



New coffee shop & café – The Dispatch



Recently renovated lobby, restrooms, & furnishings



Garage & surface space parking options



Brackenridge park hiking and bike trails



Walkable amenities nearby



New tenant training/ conference room



Recent enhancements include redesign of lobby level restrooms.



THE *Dispatch*

The Dispatch is a modern coffee shop in the lobby of the building, also offering catering options for tenant events.



Located off the lobby is a new, AV equipped conference and training center (seating up to 40) exclusively available for tenants to book.



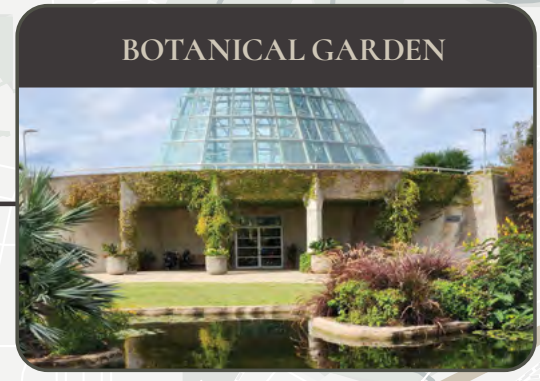
# CENTRAL TO EVERYTHING SAN ANTONIO

6 MILES TO SAN ANTONIO INT'L AIRPORT



Alamo Heights

Terrell Hills

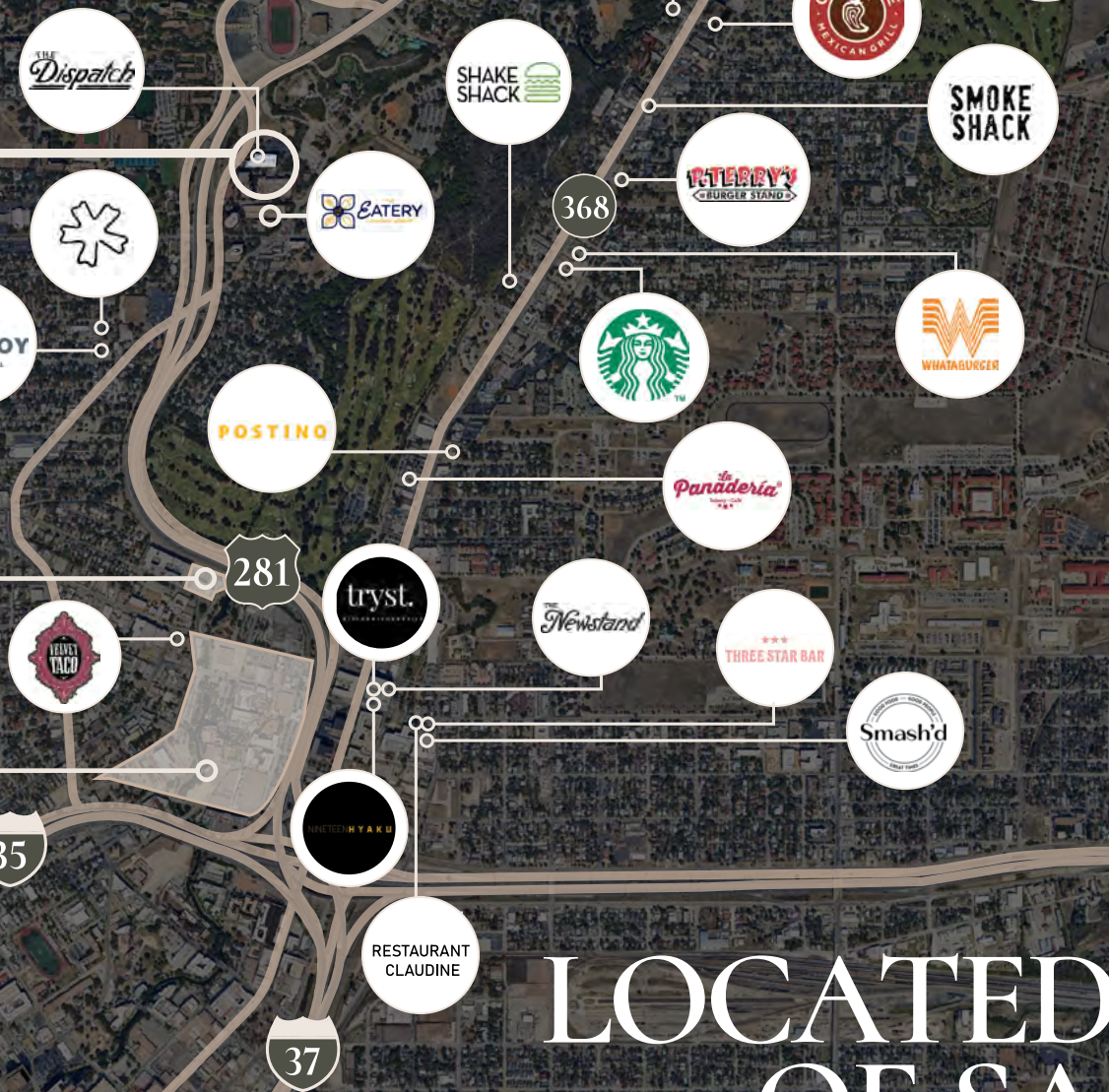


EASY ACCESS TO HIGHWAY 281, I-35, AND I-10



3 MILES TO DOWNTOWN

 **MCCOMBS PLAZA**



**THE CREAMERY DISTRICT**



**TRIBUTE**  
DRINKS • BITES • VIEWS

**AMELIA**

**COSTA PACIFICA**  
COSTA PACIFICA RESTAURANT

**Easy Baby**  
ENTERTAINMENT

**THE PEARL**



**LORRAINE**

**Best Quality Daughter**

**isidore**

**MEEQUITE**

**PULLMAN**

**NICOSI**

**BOILER HOUSE AT PEARL**

**MON CHOU CHOU**

**LADINO**

**Josephine**

**DOWN ON GRAYSON**

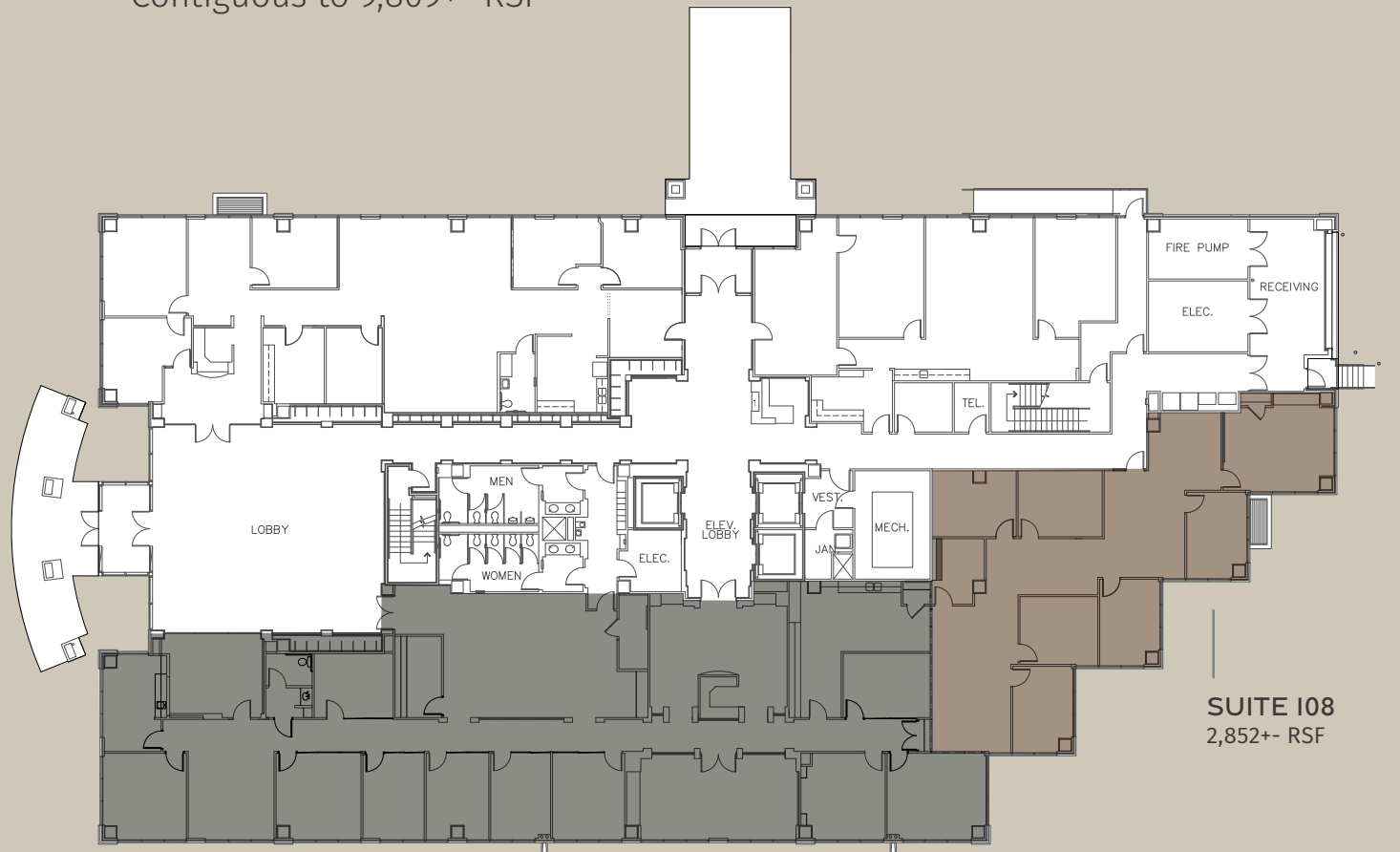
**STABLE HALL**

**LOCATED IN THE HEART  
OF SAN ANTONIO**  
BUSINESS AND CULTURE  
NATURE, COMMUNITY, CONVENIENCE

# AVAILABILITY

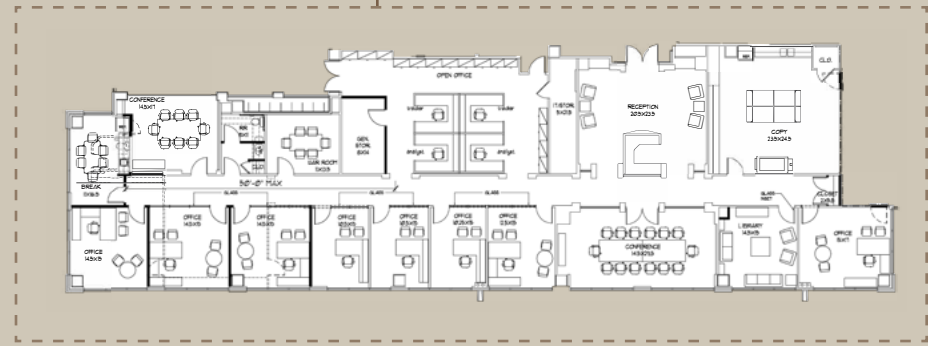
## SUITE 105 & 108

Contiguous to 9,809+- RSF



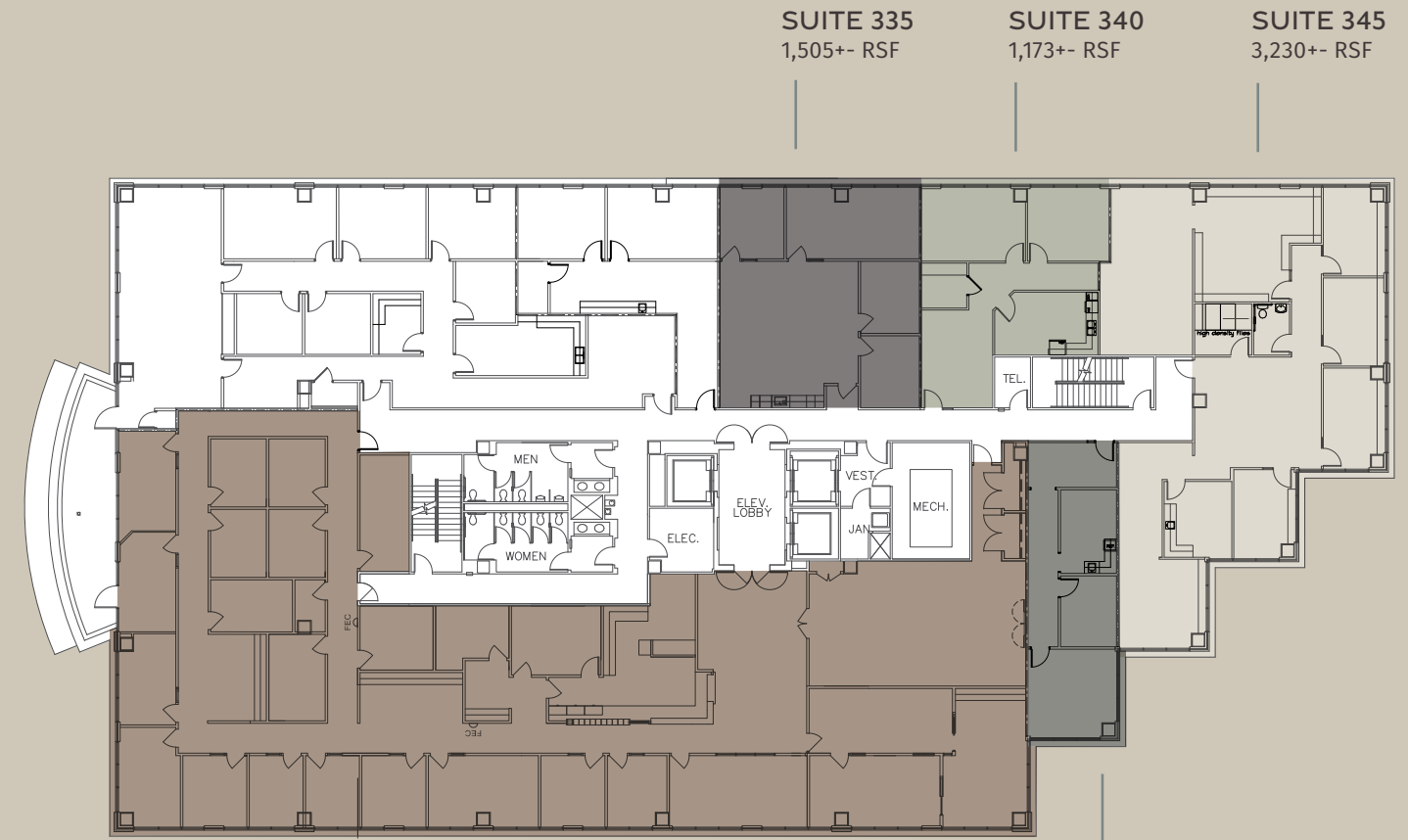
SUITE 105  
6,957+- RSF

SUITE 108  
2,852+- RSF



## SUITES 300, 335, 340, 345 & 350

Contiguous to 16,162+- RSF



SUITE 335  
1,505+- RSF

SUITE 340  
1,173+- RSF

SUITE 345  
3,230+- RSF

SUITE 300  
9,349+- RSF

SUITE 350  
905+- RSF

# MICHELIN GUIDE SAN ANTONIO

LET'S COUNT THE ELEGANCE –  
WITHIN A 5-MINUTE DRIVE

Michelin Starred  
Restaurants



NICŌSI  
DESSERT BAR

isidore



Michelin Bib Gourmand  
Restaurants



CULLUM'S  
ATTABOY  
San Antonio, Texas

LADINO

MEZQUITE



One Of Only Three  
Michelin Two-Key Hotels  
In Texas



— HOTEL —  
E M M A





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