

NOW LEASING AND SELLING

Flex spaces that work for you

Office Flex | High visibility Retail storefronts

Prime Office Flex Spaces, Leander

 15901 Ronald Reagan Blvd, Leander, TX 7841

**1,650 - 35,636 SF of flex space available
For your business**



BUILDING 2

Unit

SQFT

Status

Total Building for Sale/Lease

Total Building - 35,636 SF

BUILDING 4

Unit

SQFT

Status

400	2369	Sale/Lease
410	1650	Sale/Lease
420	1650	Sale/Lease
430	1650	Sale/Lease
440	1650	Sale/Lease
450	1650	Sale/Lease
455	1650	Sale/Lease
460	1650	Sale/Lease
470	1650	Sale/Lease
480	4019	Sale/Lease
485	4019	Sale/Lease

Total sqft : 23,607

From SHELL CONDITION UNIT



To



BASIC FINISH OUT



MID VARIANT FINISH OUT



HIGH END FINISH OUT

Level up your business. Fit to choose

PROJECT HIGHLIGHTS

Brand New Delivery: Recently completed office + warehouse + mezzanine combo.

Prime Location: High-traffic visibility just outside Austin, TX.

Booming Area: Directly in front of 2,500+ new homes under development.

Multi-Use Potential: Ideal for office, light industrial, storage, or creative flex use.

Flexible Layout: Modern Design with adaptable layouts including office space, open warehouse, and built-in mezzanine.

Businesses Around: Includes office space, open warehouse, and built-in mezzanine.

SPACE SPECIFICATIONS

Clear Height: 25'

Ceiling Height (Max): 23'

Under Mezzanine Height: 10'

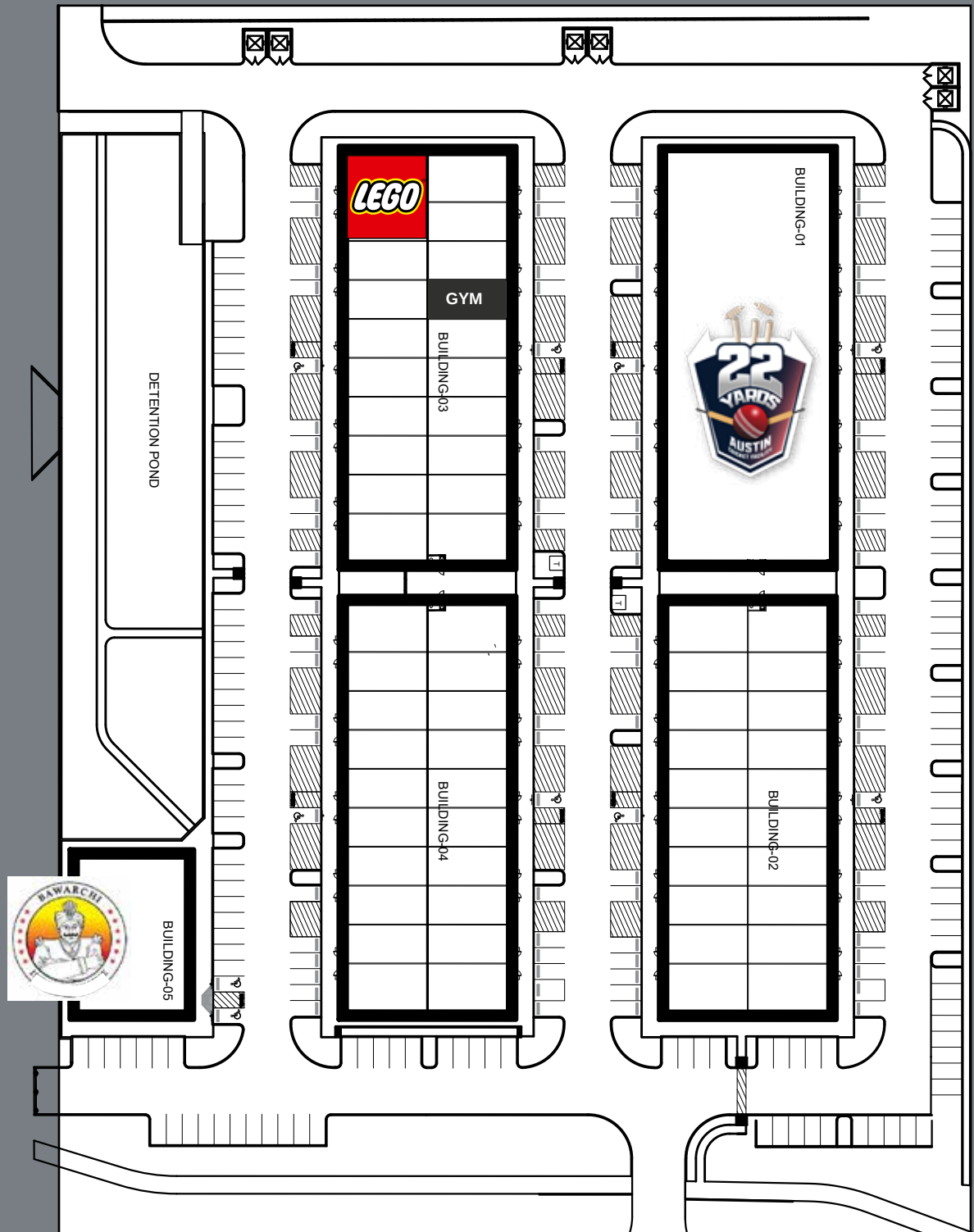
Standard Parking Spaces:

bldg 4 - 60 and 2 loading areas

bldg 2 - 60 and 2 loading areas

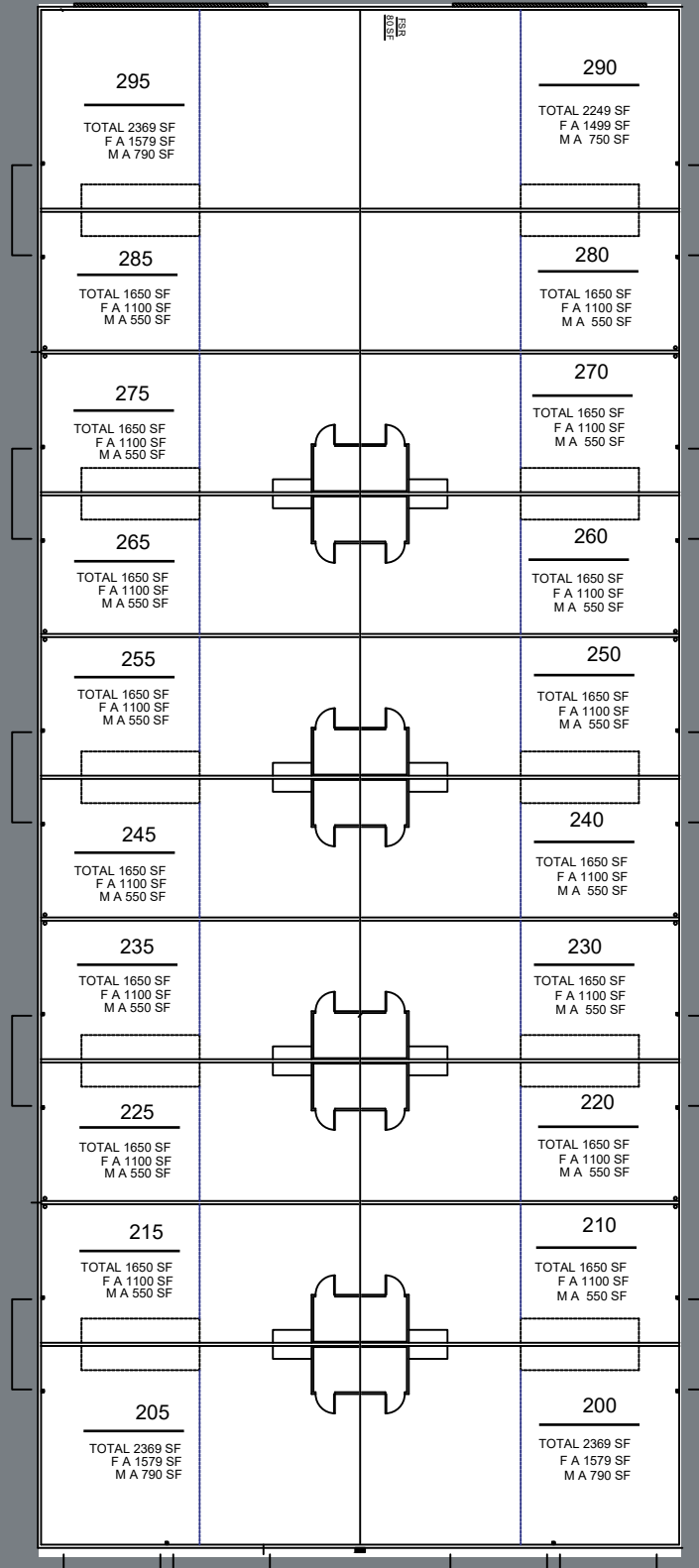


SITE PLAN

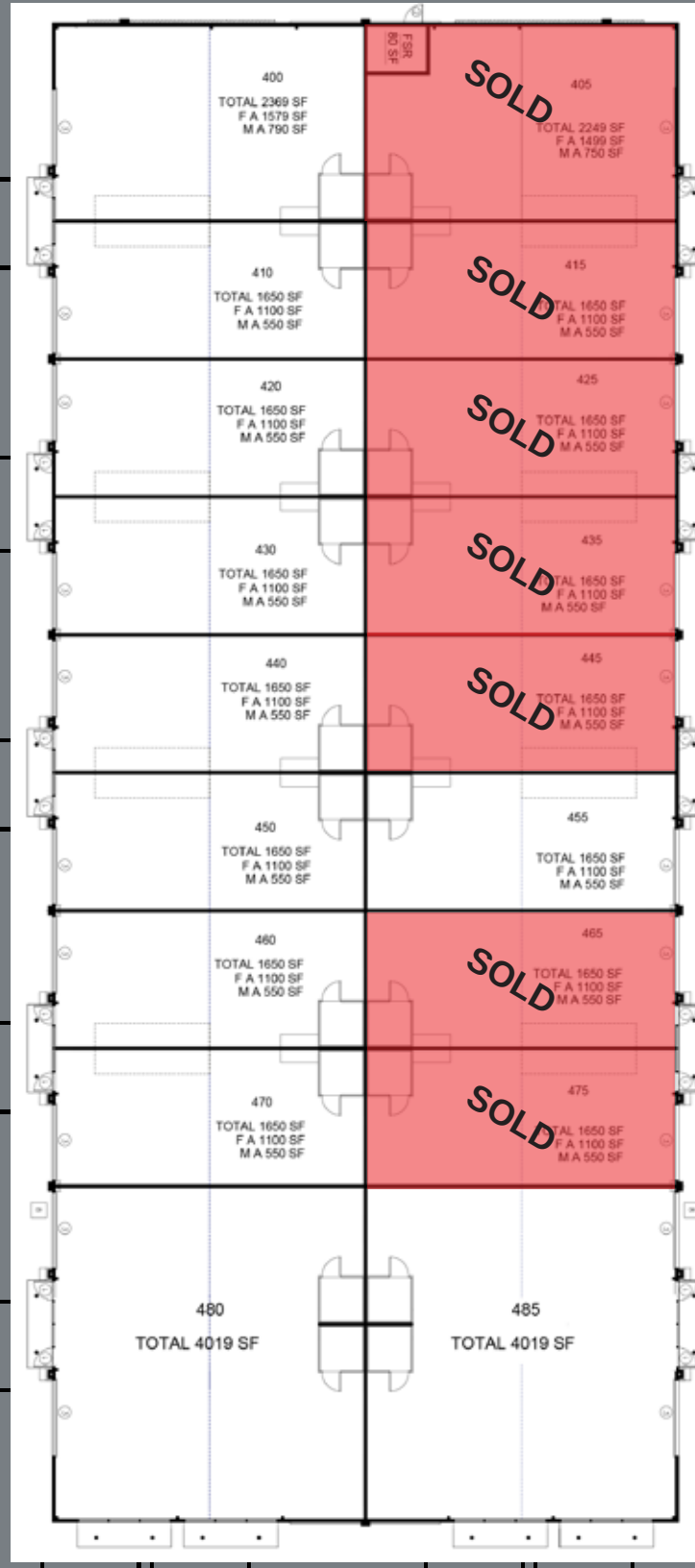


RONAL REAGAN BLVD

BUILDING 2



BUILDING 4







**To know more reach out to us
512-761-8025 | 9372687929
www.theprimedeveloper.com
sales@theprimedeveloper.com**