



# 200 ACADEMY

200 Academy Drive - Austin, TX 78704

**\$40  
GROSS  
RATE**



### Available Space

Suite	RSF
150	12,476
250	4,640

### Building Features



Creative Office in the SoCo District



Short-Term Opportunities Available



Direct Walking Access to Music Lane



5 Min. Scooter Ride to Downtown Austin



Surrounded by SoCo's Most Popular Dining, Retail, & Entertainment



Former Austin Opera House & Current Home of Arlyn Studios

**RICHARD PADDOCK**  
(512) 538-0057  
paddock@hpitx.com

**J.D. LEWIS**  
(512) 538-0064  
jdlewis@hpitx.com

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the principals.



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**SUITE 150**

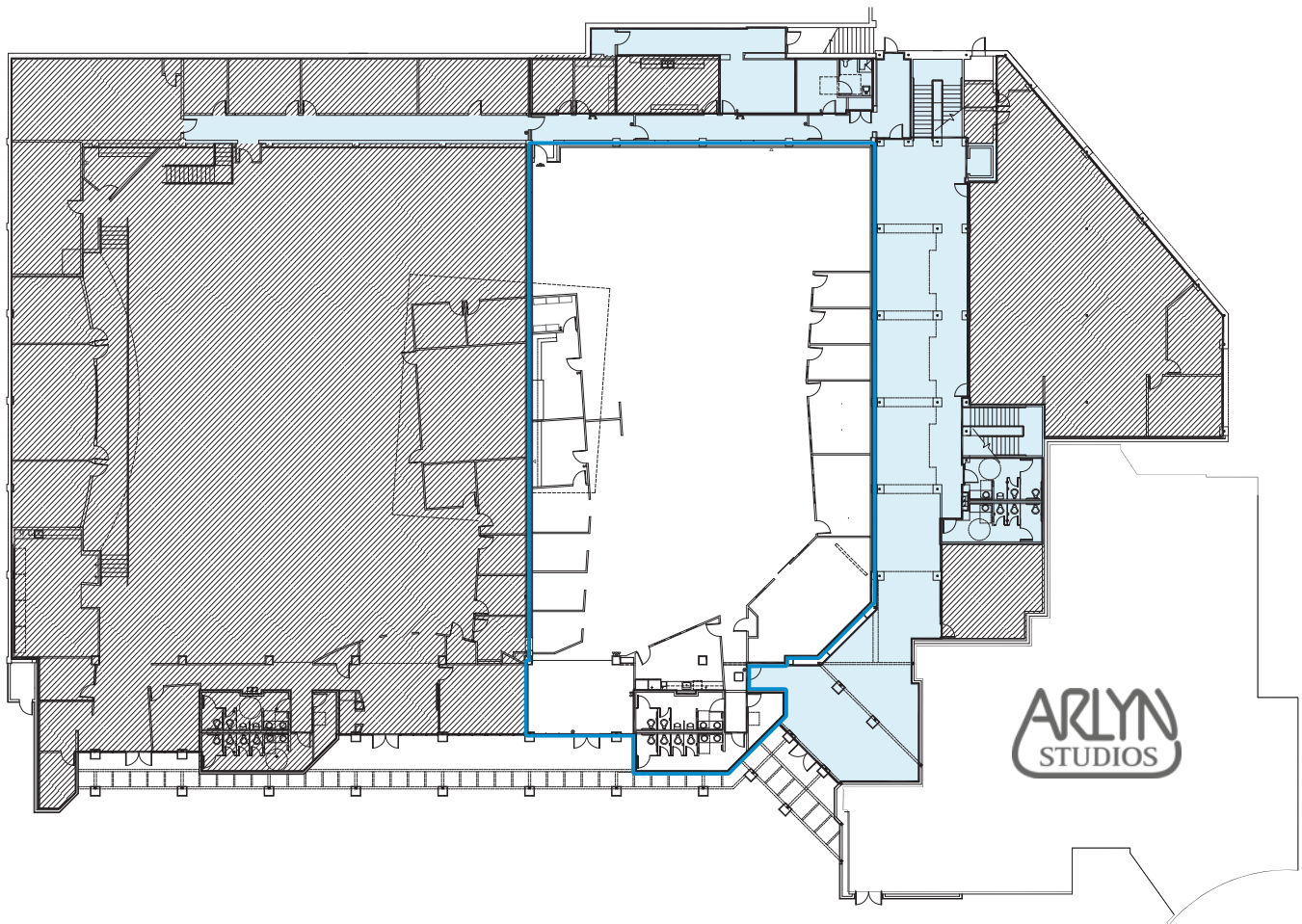
AVAILABLE NOW

**12,476 SF**

AVAILABLE SF

**CREATIVE OFFICE**

SPACE TYPE



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**SUITE 250**

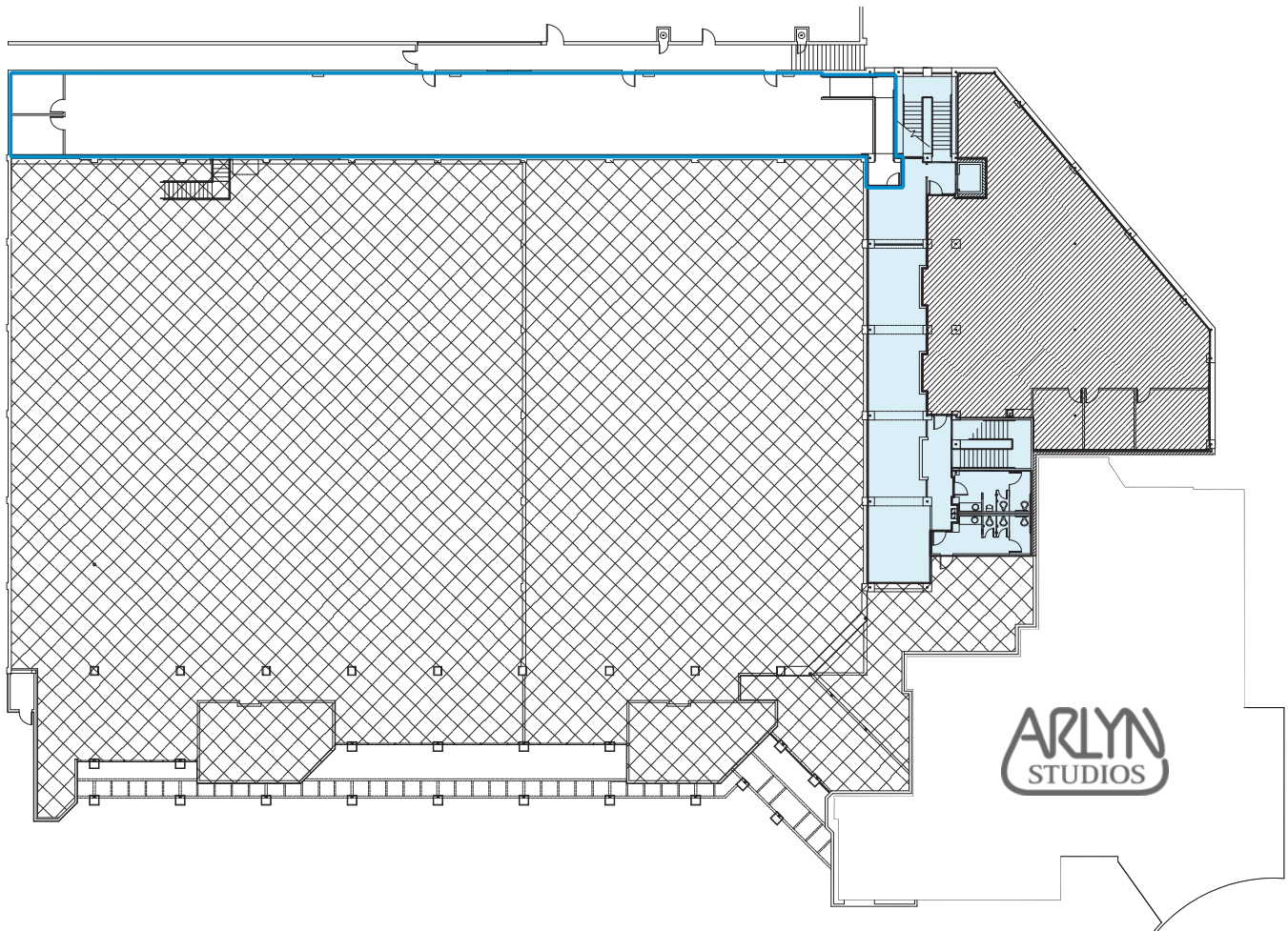
AVAILABLE NOW

**4,640 SF**

AVAILABLE SF

**CREATIVE OFFICE**

SPACE TYPE



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