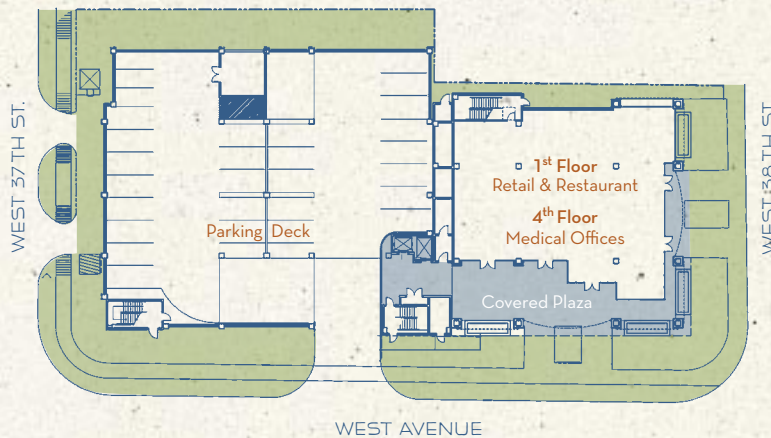


## 801 MEDICAL PLAZA

*Announcing a new retail and medical office project overlooking Central Park in the Central Market/Seton Hospital area. Conveniently located at the corner of West 38th Street and West Avenue, across from the Austin Heart Hospital, 801 Medical Plaza aspires to be the location of choice for medical professionals and retail services.*



### SPACE FOR LEASE



801 MEDICAL PLAZA is a physician-owned, mixed-use development that offers modern design and amenities, convenient location, and attached/covered parking. Single floor plans as large as 7,500 SF (approx) allow for a variety of professional, medical, and retail uses. Garage parking enters directly to corresponding building floor level. The building will feature state-of-the-art communications, air quality, and energy conservation systems.

For leasing information please contact:

Michelle Skeen, Burlington Ventures

tel. 512.476.0111 | email: [bvleasing@austin.rr.com](mailto:bvleasing@austin.rr.com)

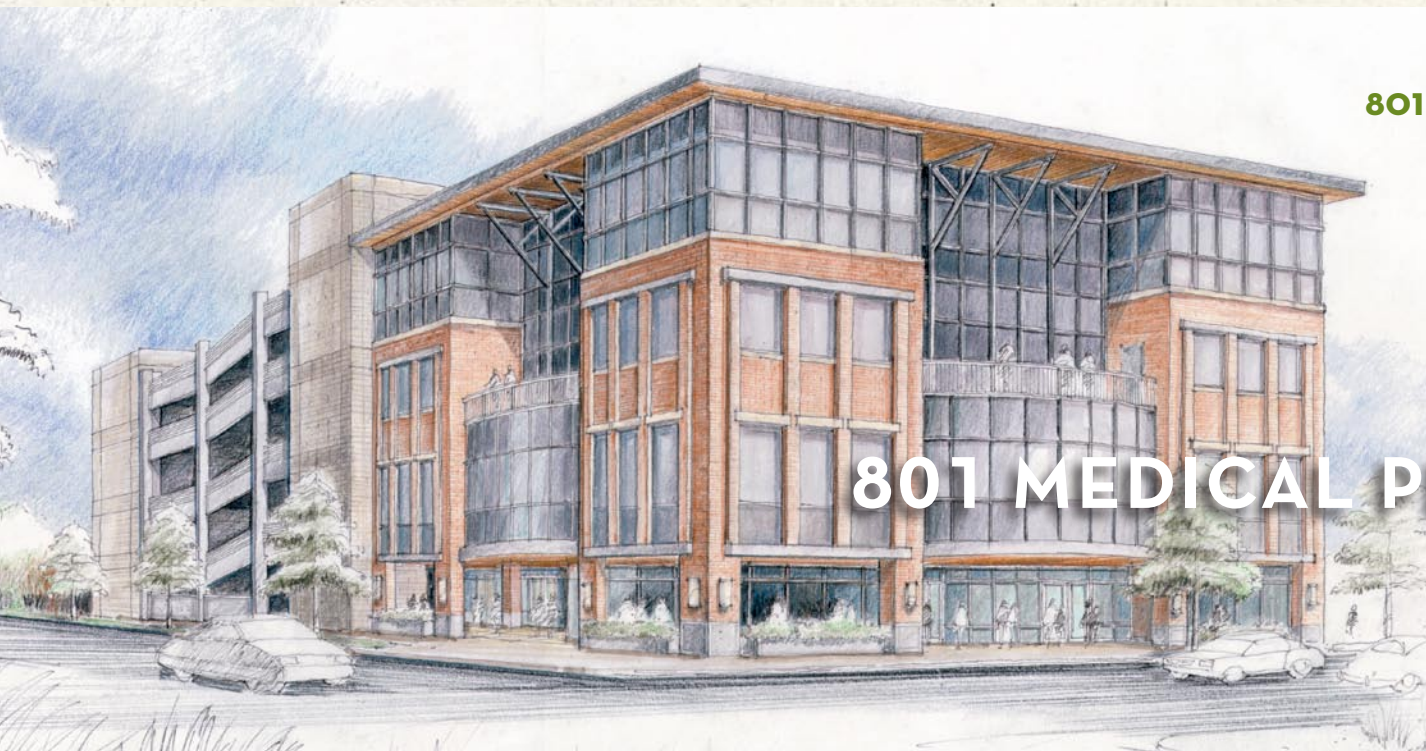
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1. 801 Medical Plaza
2. Central Market
3. Austin Heart Hospital
4. Seton Hospital
5. Bailey Square Surgical Center



**801 MEDICAL PLAZA**

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801 W. 38th Street