

# TWIN OAKS

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Full Floor Available



211 & 227 N. Loop 1604 E. | San Antonio, Texas 78232

# TWIN OAKS

Building One



## About The Property

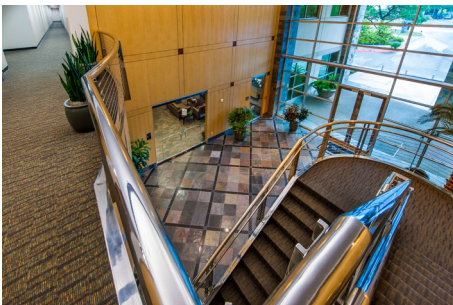
Twin Oaks are two sister office buildings totaling 166,425 rentable square feet with Class A finishes conveniently located on 1604 at 281, just minutes from premier restaurants, shopping, residential areas, financial institutions, entertainment venues, the San Antonio Airport, I-10, and I-35.



Building Two

## Property Highlights

- On-site property management
- Class A buildings with recently renovated common areas
- Ample covered and surface parking
- Ideal location with easy ingress/egress



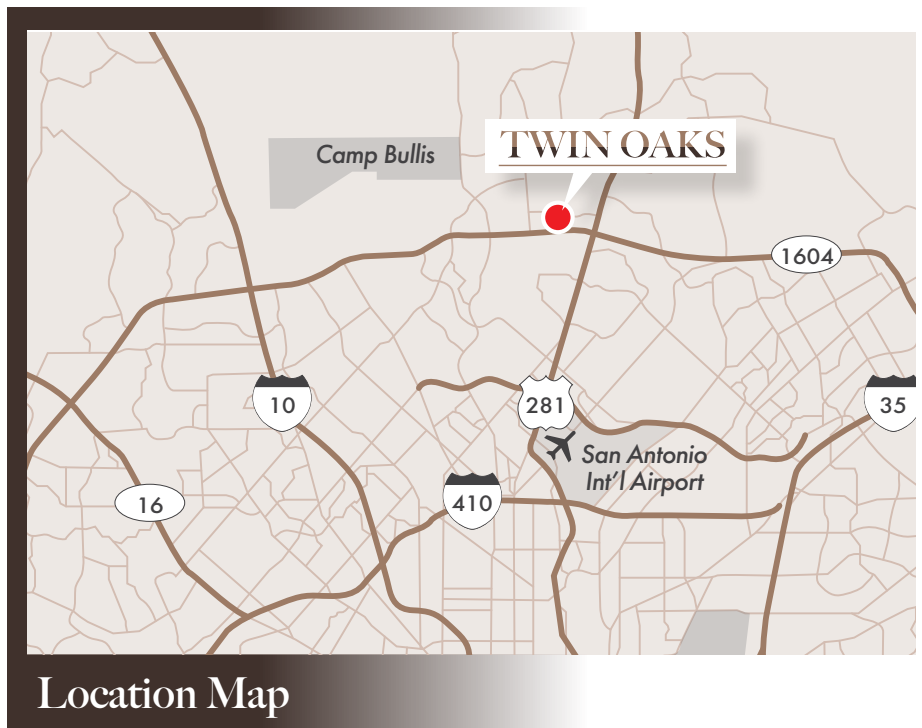
## Available Suites

### One Twin Oaks

Suite 216:	2,984 RSF
Suite 248:	1,076 RSF
Suite 260:	8,288 RSF

### Two Twin Oaks

Suite 140:	2,244 RSF
Suite 200:	33,972 RSF (Full Floor)



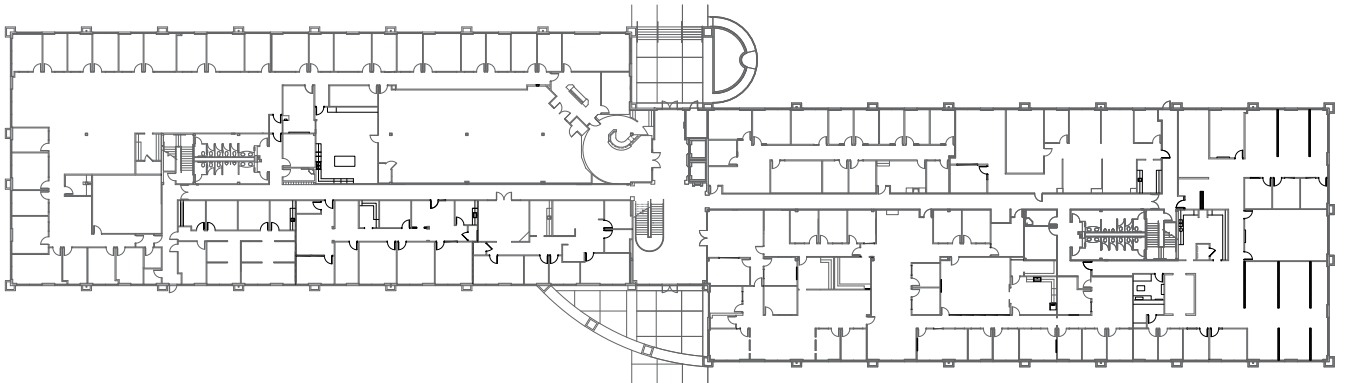
Location Map

# TWIN OAKS

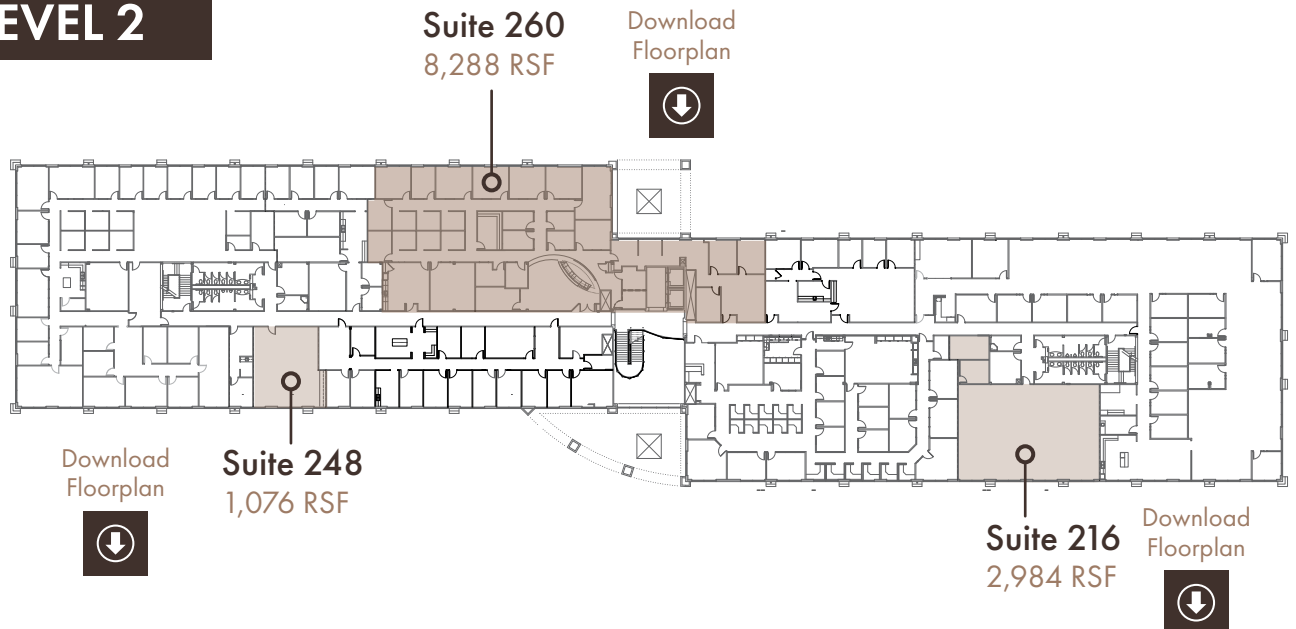
Building One

## LEVEL 1

100% LEASED



## LEVEL 2



# TWIN OAKS

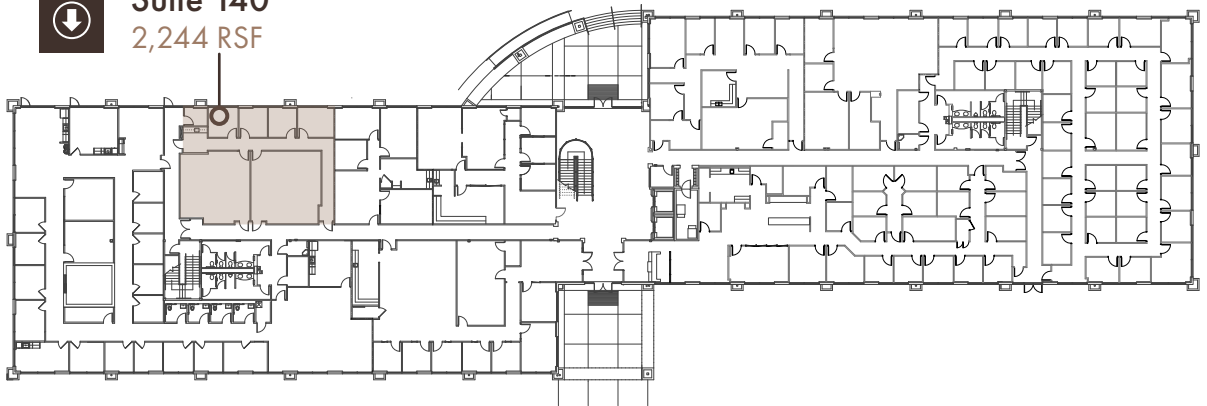
Building Two

## LEVEL 1

Download  
Floorplan



**Suite 140**  
2,244 RSF



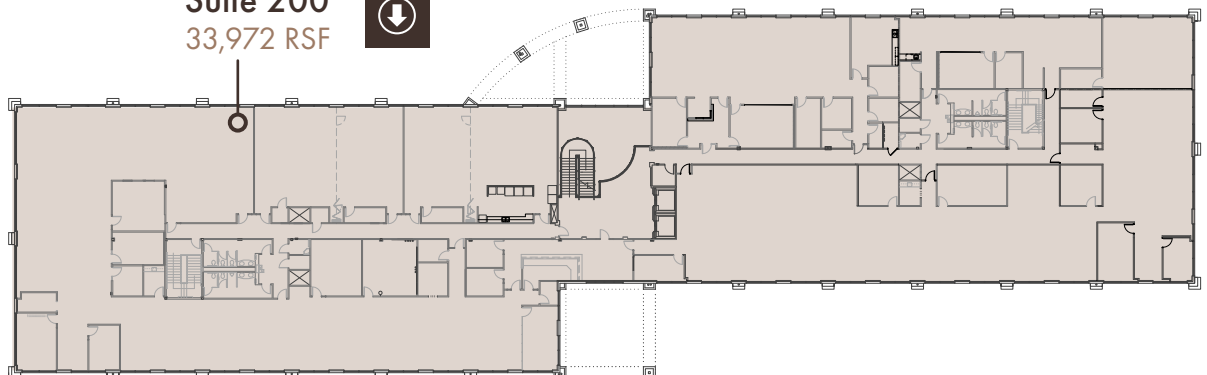
## LEVEL 2

Download  
Floorplan



**Suite 200**  
33,972 RSF

| Full Floor





# TWIN OAKS

## Ingress/Egress Map



Ingress   
Egress 

Starbucks - 2 Minute Drive



## Travel Times

Loop 1604 >> Immediate  
Hwy 281 >> 4 Minutes  
IH-10 >> 13 Minutes  
Loop 410 >> 13 Minutes  
IH-35 >> 18 Minutes

Smashin Crab - 2 Minute Drive



Chama Gaucha - 2 Minute Drive



Full Belly Cafe + Bar - 3 Minute Drive



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