

FOR SUBLEASE

Paloma Ridge C

13620 Ranch Road 620, Austin, TX 78717



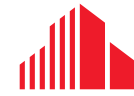
SUITE 150 | 20,963 RSF

- ~7,300 RSF LAB
~13,700 RSF OFFICE
- \$10/RSF NNN +
\$15.22/RSF OPEX
- AVAILABLE
IMMEDIATELY
- LED
8/31/2025

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CUSHMAN &
WAKEFIELD



FOR SUBLEASE

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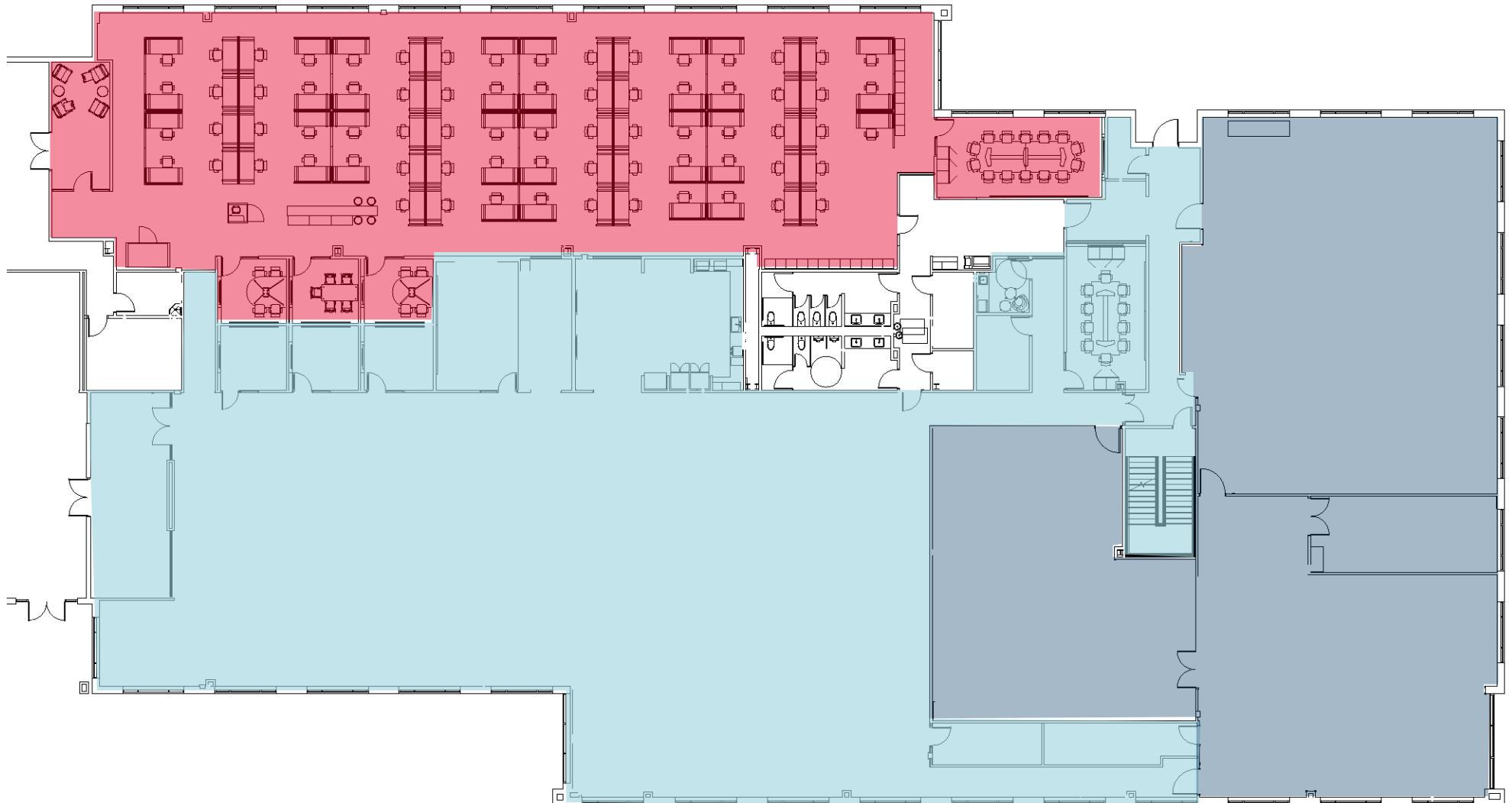
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FLOOR PLAN

SUITE 150

Office Lab Subleased



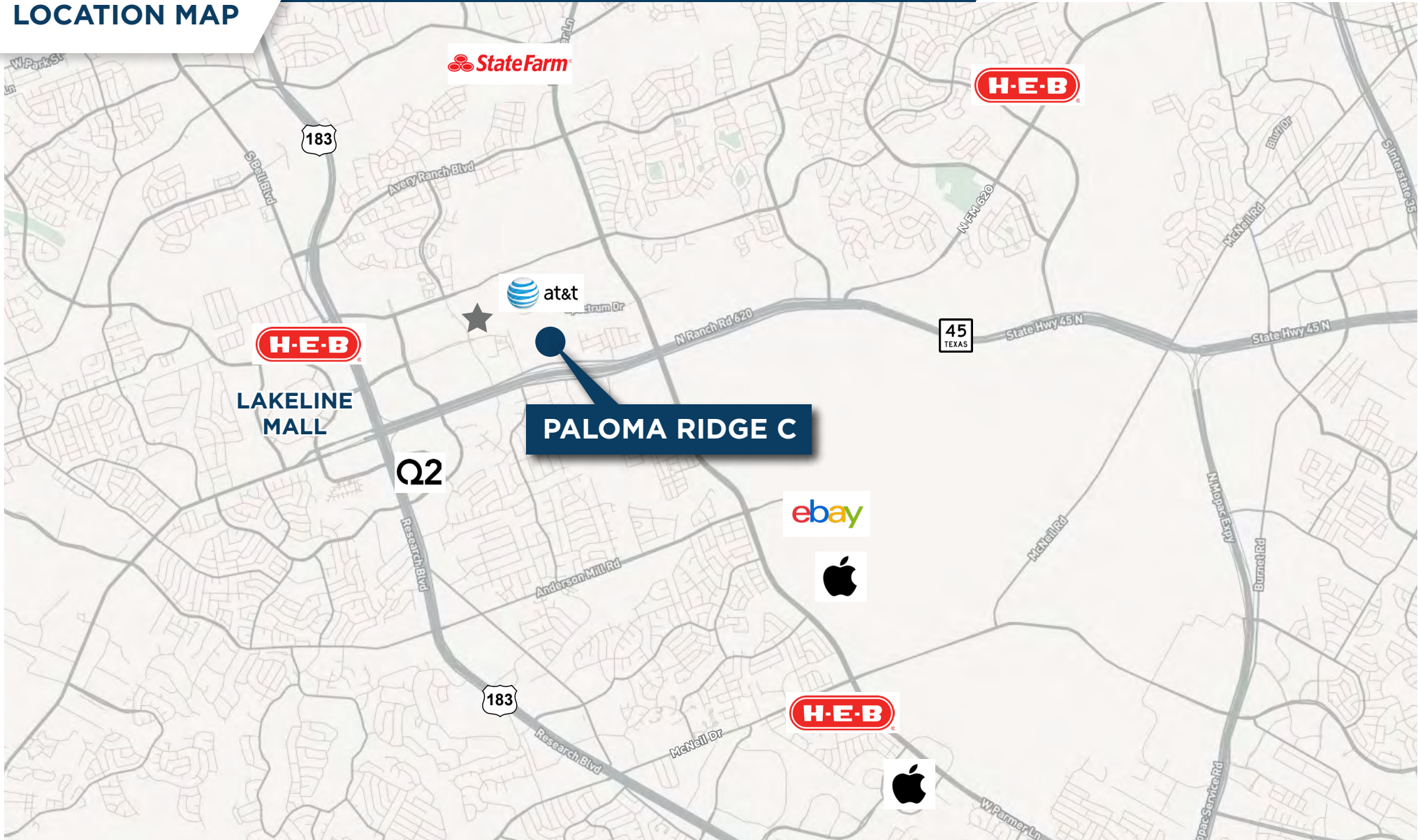
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LOCATION MAP



★ Lakeline MetroRail Station

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AERIAL

PALOMA RIDGE C

N FM 620

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