



PROMINENT POINTE
I&II



PELOTON

8310-1 N. Capital of Texas Hwy | Austin, TX 78731 | [ProminentPointeATX.com](https://www.ProminentPointeATX.com)



PROMINENT **POINTE**
I&II

ADDRESS	8310 N. Capital of Texas Hwy Austin, TX 78731
TOTAL SF	I: 150,218 SF; II: 102,567 SF
FLOORS	I: 4 stories; II: 3 stories
PARKING	3.7:1,000 SF Structured
AVAILABILITY	BUILDING I: Suite 155 - 3,775 SF* Suite 175 - 3,449 SF* Suite 295 - 2,915 SF Suite 330 - 2,606 SF Suite 345 - 2,949 SF Suite 385 - 3,832 SF *Contiguous - 7,224 SF BUILDING II: 100% Leased
FEATURES	• Convenient access to 360, 183 & Mopac Expy • Located at lighted intersection on 360 • Tenant lounge with on-site deli • Full service gym with showers & lockers • Shared conference room • Move-in ready suites available • On-site property management • Structured & surface parking • Beautiful Hill Country views



**DRIVING
DISTANCES**

THE DOMAIN
4.2 mi // 9 min

ARBOR WALK
2.5 mi // 6 min

ARBORETUM
1.6 mi // 4 min

**UNIVERSITY
OF TEXAS**
10.2 mi // 13 min

**DOWNTOWN
AUSTIN**
12 mi // 18 min

ABIA
18.4 mi // 21 min

ACCESSIBILITY

EXCELLENT PROXIMITY TO SHOPPING CENTERS

ARBORETUM

EAT

Amy's Ice Cream
Cheesecake Factory
Drunk Fish
Fire Bowl Café
Five Guys Burgers
Estancia Churrascaria
Eddie V's
Kenobi Sushi
La Madeline
Macaroni Grill
Manuel's
Newk's
Serranos Cafe
Starbucks Coffee
T.G.I. Friday's
Thundercloud Subs
Trulucks
Wiki Wiki Teriyaki
Z' Tejas
Zoe's Kitchen

SHOP

AZIZ Salon
Barnes & Noble
Bella Maui
Blue Baker
C. Kirk Root Designs
Chico's
Coldwater Creek
Con' Olio
Everything But Water
Francesca's Collections
GameStop
Gap
GapKids
Gymboree
Heather Scott Home
Heroes & Legacies
Janie and Jack
Jos. A. Bank
LensCrafters
Nine West
Orvis
Pottery Barn
Ray's Watch Repair
Restoration Hardware
Savory Spice Shop
Soma Intimates
Sunglass Hut
William Sonoma
Z Gallerie

STAY

Embassy Suites Hotel
Extended Stay America
Hampton Inn
Renaissance Austin Hotel
SpringHill Suites

Staybridge Suites

Townplace Suites THE SHOPS AT ARBOR WALK

EAT

BJ's Restaurant
Brewery
Chipotle Mexican Grill
Chuck E Cheese
How Do You Roll?
Lupe Tortilla
Masala Wok
Mighty Fine Burgers
Mimi's Cafe
Natural Grocers
Potbelly Sandwich Works
Salata
Spec's Wines & Spirits
Tino's Greek Cafe

SHOP

Alfred Angelo Bridal
Americus Diamond
Carter's
Destination XL
Dressbarn
DSW Shoe Warehouse
Firestone
Floyd's 99 Barbershop
Home Consignment
Store
Jo-Ann
Lifeway Christian Book-
store
Marshalls
Massage Envy
Mattress Firm
Tempurpedic
Plato's Closet
Sam Moon Trading Co.
Scott Trade
Sketchers
Sport Clips
Sprint
The Breeze Salon & Day
Spa
The Home Depot
Tino's Greek Cafe
Vison Works
Wynn Nails

GATEWAY SHOPPING CENTER

SHOP

Aaron Brothers Art &
Framing
Avant Salon & Day Spa
Best Buy
Crate & Barrel

Cruise Holidays

David's Bridal
Factory Mattress USA
Fast Forward
Fast Frame
First Leap
Gateway 16 Cinemas
Gateway Nails & Spa
InStep, Birkenstock Store
Learning Express
Men's Warehouse
Nordstrom Rack
Old Navy
Oriental Rug Gallery
Relax the Back
Samuels Diamonds
Sprint
Sushi Sake
TD Ameritrade
Texas Running Company
The Container Store
Tile Shop
Today's Vision
Ultra Salon & Cosmetics
Urban Mattress
World of Decor

EAT

Dave & Buster's
Marie Calendars
Panera Bread
Sushi Sake
Taco Cabana
Whole Foods Market

STAY

Candlewood Suites
Austin
Courtyard Austin
Embassy Suites
Hyatt House
Hyatt Place
Residence Inn Austin

THE DOMAIN

EAT

Blackfinn Ameripub
California Pizza
Kitchen
Coffee Bean & Tea Leaf
Copper Restaurant
Cru - A Wine Bar
Daily Grill
Feed Store
Fleming's Steakhouse
Gloria's
Jasper's
Joe DiMaggio's Chop-
house
Kona Grill

McCormick & Schmick's

Maggiano's
Master Wok
NoRTH
Starbuck's Coffee
Subway
Sushi Zushi
The Steeping Room
Urban - An American
Grill
Whole Foods Market
Yogurt Planet

SHOP

Absolute Software
Aeropostale
A'GACI
Aldo Shoes
All in Veins
Alltar'd State
American Eagle
AmeriPark
Anne Fontaine
Anthropologie
Apple Computer
Art Nova
Bailey Banks & Biddle
Banana Republic
Barneys CO-OP
Bath & Body Works
BCBG MAXAZRIA
Bebe
Ben Bridge Jewelers
Blo Blow Dry Bar
Brighton Collectibles
Brookstone
Buckle
Bui-Yah-Kah
Burberry
Cache
Calypso
Charming Charlie
Clarks
Coach
Cole Haan
David Yurman
Dick's
Diesel
Dillard's
Dolce Blu Eyelash
Express
Fiat of Austin
Forever 21
Fossil
Free People
GameStop
Gloria's Restaurant
Hatbox
iPic Theaters
J.Crew

Juicy Couture

Just Train Fun
Kona Grill
Lacoste
Lilly Pulitzer
L'Occitane
Loft
Loft Home Decor
Louis Vuitton
Lucky Brand Jeans
Lululemon Athletica
Luxe Apothetique
MAC Cosmetics
Macy's
Madewell
Michael Kors
Microsoft
Miller Capital
Neiman Marcus
Origins
Outrageous Gallery
Papaya
Papyrus
Payless Shoe Source
Perfume Palace
ProntoWash
Q1 Media
Ralph Lauren
Shasa Collections
Southern Thread
Spa Reveal
Stride Rite Shoes
Stuart Weitzman
Sunglass Hut
Sur La Table
The Limited
The Range
The Salon
Tiffany & Co.
Tommy Bahama
True Religion
Tumi
Vans
Victoria's Secret
White House Black
Market
Zara
Zumiez

STAY

Aloft Hotel
Fairfield Inn & Suites
La Quinta Inn & Suites
Lonestar Court
Westin Austin



AVAILABILITY

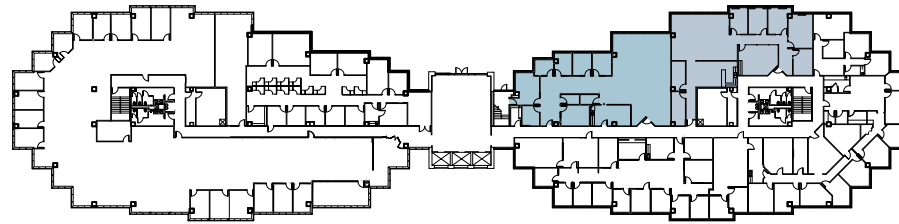
BUILDING I

1ST FLOOR

Suite 155: 3,775 SF*

Suite 175: 3,449 SF*

*Contiguous: 7,224 SF



LEASING INFORMATION:

KEVIN GRANGER

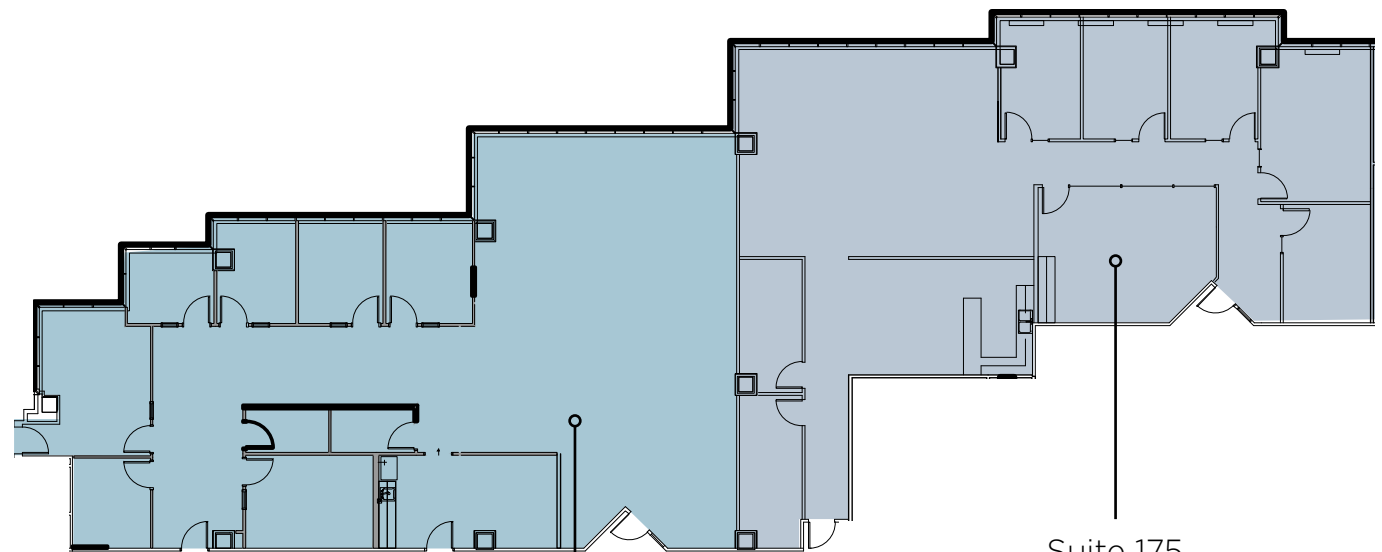
512.814.3403

kgranger@pelotoncre.com

BRIAN LIVERMAN

512.814.3402

bliverman@pelotoncre.com



Suite 155

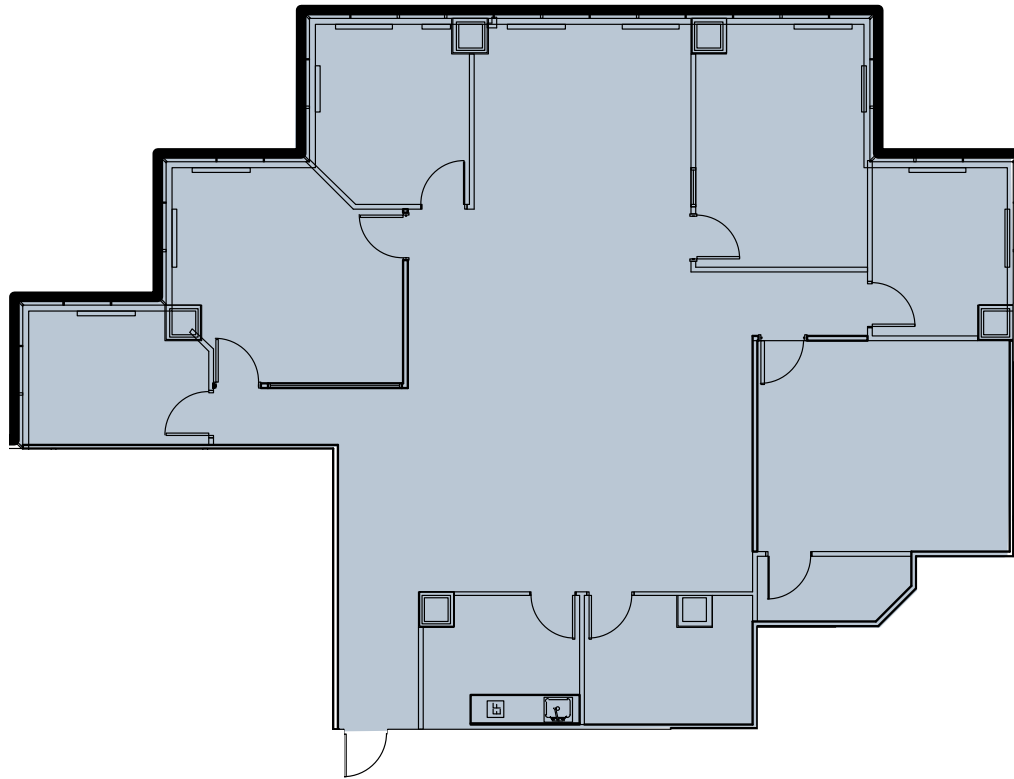
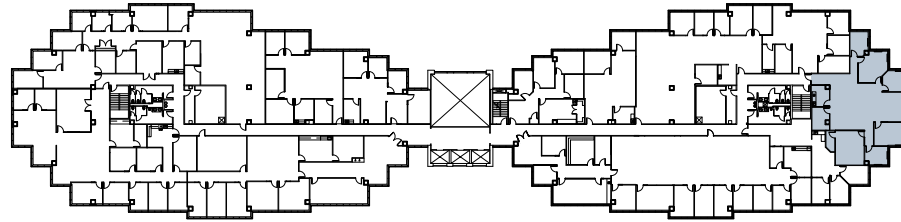
Suite 175

AVAILABILITY

BUILDING I

2ND FLOOR

Suite 295: 2,915 SF



LEASING INFORMATION:

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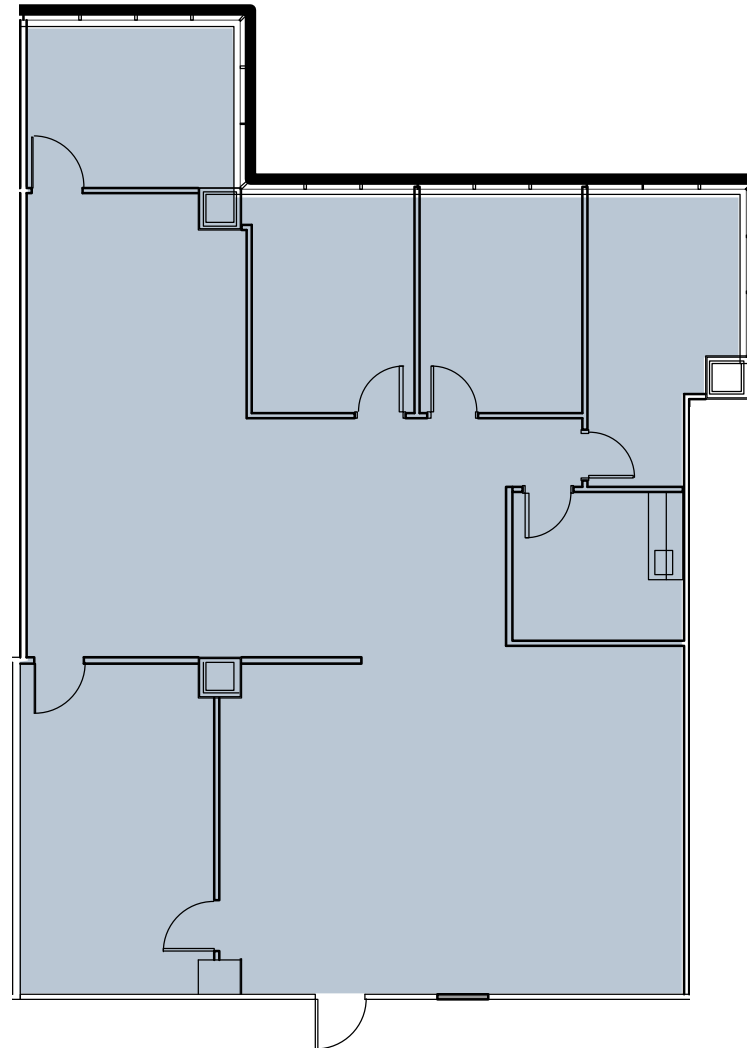
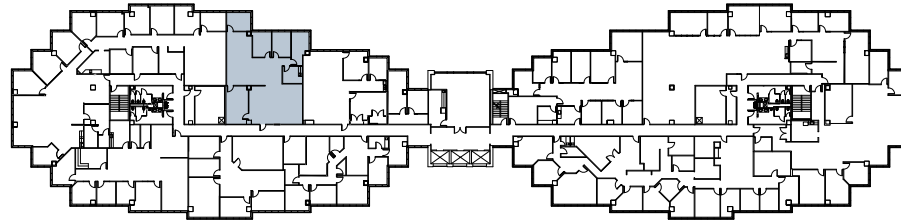
bliverman@pelotoncre.com

AVAILABILITY

BUILDING I

3RD FLOOR

Suite 330: 2,606 SF



LEASING INFORMATION:

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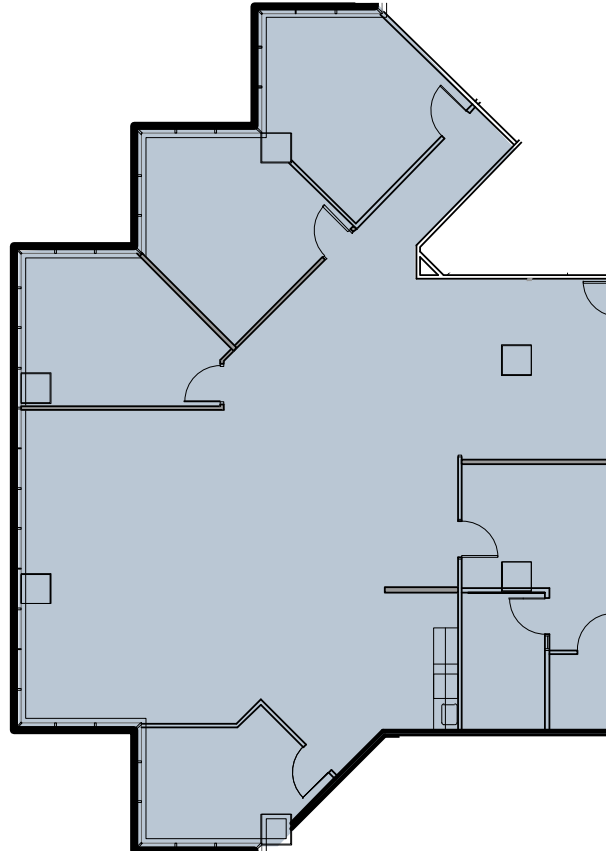
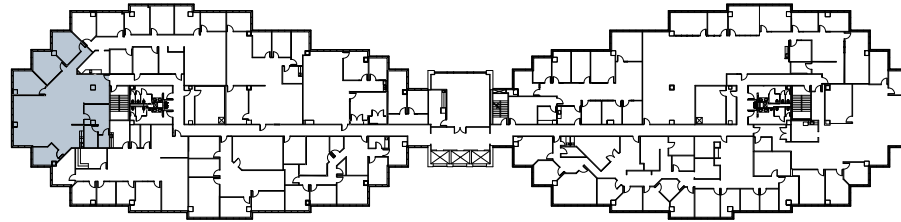
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AVAILABILITY

BUILDING I

3RD FLOOR

Suite 345: 2,949 SF



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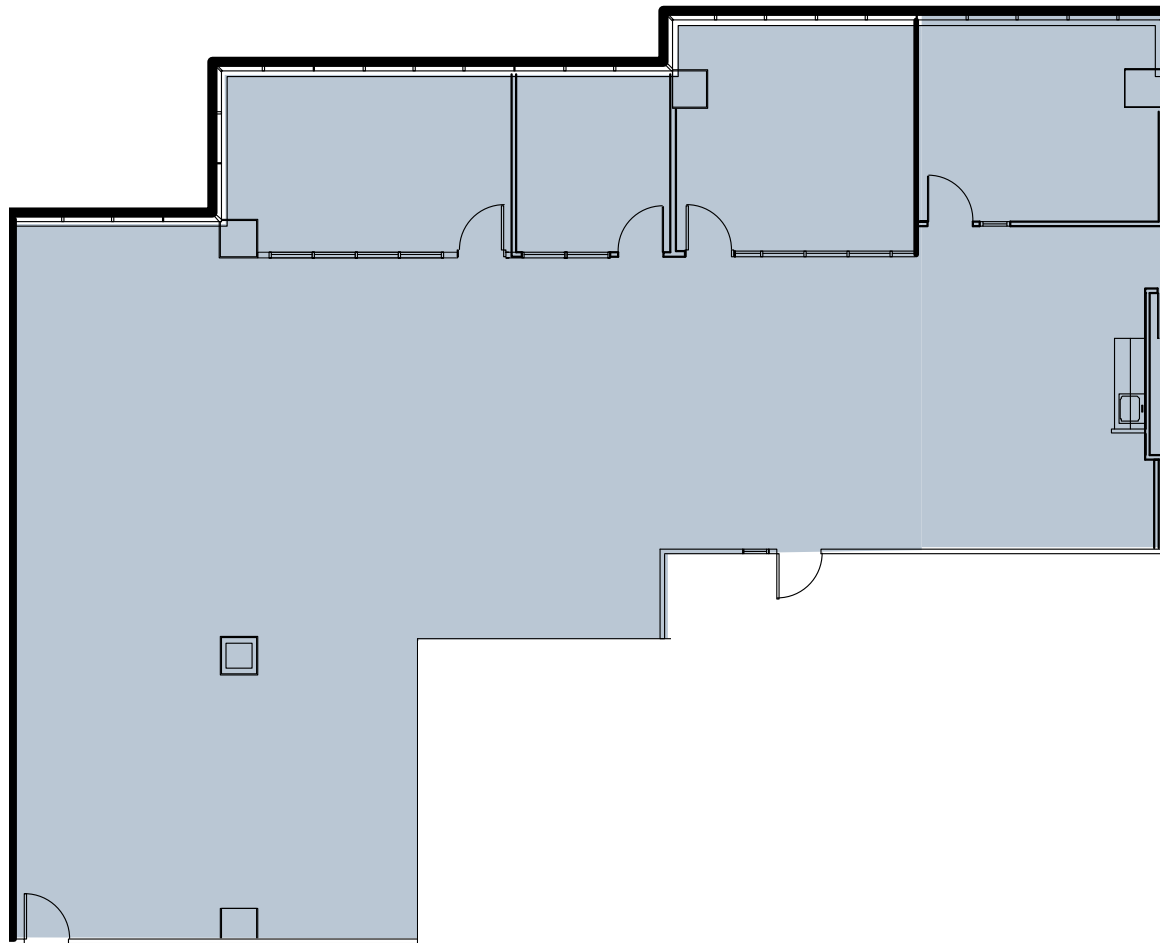
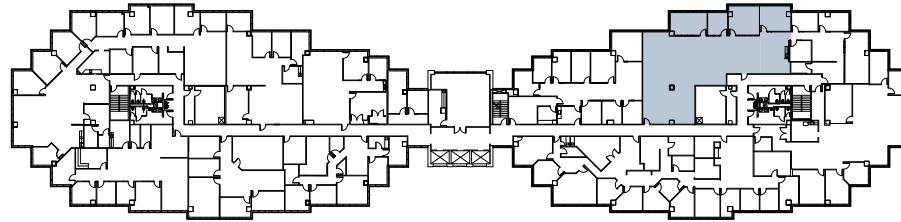
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AVAILABILITY

BUILDING I

3RD FLOOR

Suite 385: 3,832 SF



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