

OAK PARK



1020 NE LOOP 410, SAN ANTONIO, TEXAS
A MAIER SIEBEL BABER PROPERTY

OAK PARK

PROJECT OVERVIEW

<i>Project</i>	Eight-story, Class A, multi-tenant office building with a four level above ground parking structure, located in the North Central sub-market of San Antonio, Texas.	<i>Location</i>	Conveniently located in north central San Antonio at the intersection of Loop 410 and N. New Braunfels Ave.
<i>Year Built</i>	1986	<i>Access</i>	Oak Park has immediate access to the San Antonio International Airport, Alamo Heights, The Quarry Market, affluent residential neighborhoods to the north via Highway 281 North and to downtown San Antonio via Highway 281 South, and Highway 281.
<i>Total SF</i>	159,281		
<i>Site</i>	3.087 acres		
<i>Construction</i>	St. Joe Brick and precast concrete lintel with tinted glass exterior on a poured in place post-tensioned concrete.		

DESIGN FEATURES

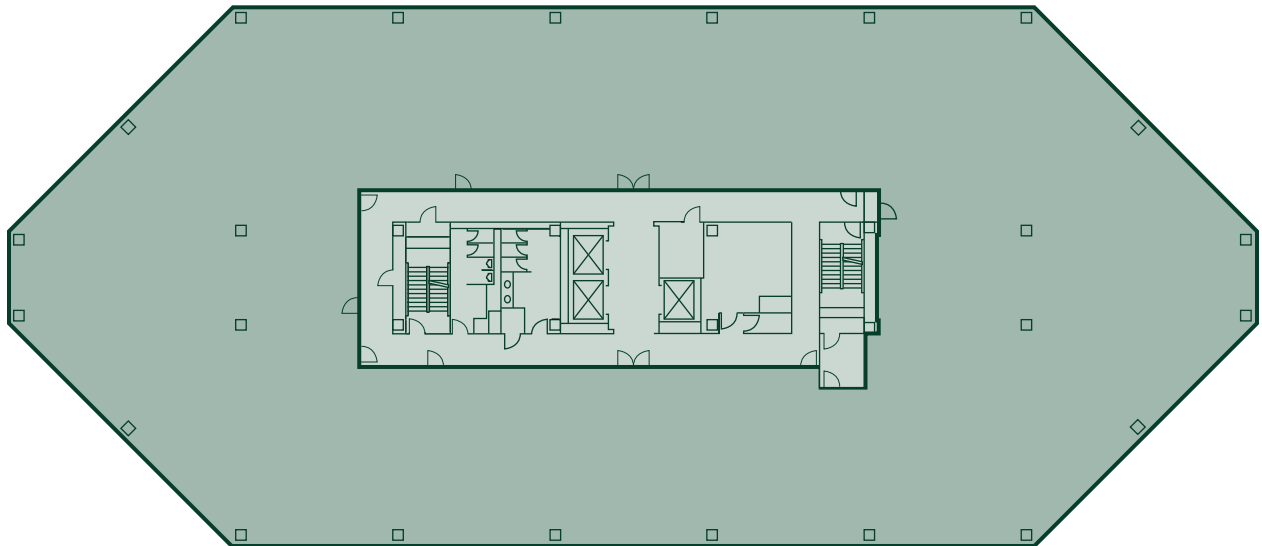
<i>HVAC</i>	Building is cooled by a central chilled water plant. Heating and cooling is pneumatically controlled by tenant thermostats linked to an energy management system.	<i>Elevators</i>	The building is served by four passenger elevators, three of which serve each floor of the building and one which serves the garage.
<i>Life Safety</i>	The building is fully sprinklered. Building is secured via proximity card after normal business hours.	<i>Floor Plates</i>	Varies from 18,000SF to 21,000SF
		<i>Load Factor</i>	17% (multi-tenant)

AMENITIES

<i>Parking</i>	Total parking provides a ratio of 3.0 spaces per 1,000 SF. Parking is provided for 441 vehicles. Tenant parking is access controlled.	<i>Building Services</i>	Full service bank operated by JPMorgan Chase on ground floor lobby with six drive-through lanes. Postal and courier services, controlled access and covered parking.
<i>Building Hours</i>	Building hours and services are from 7:00 a.m. to 6:00 p.m. Monday through Friday.	<i>View</i>	The building offers unobstructed views of San Antonio including downtown, Alamo Heights and the Hill Country.
<i>Retail Services</i>	Conveniently located near the North Star Mall, San Pedro Crossing, Alamo Quarry Market, and numerous restaurants and hotels.		

OAK PARK

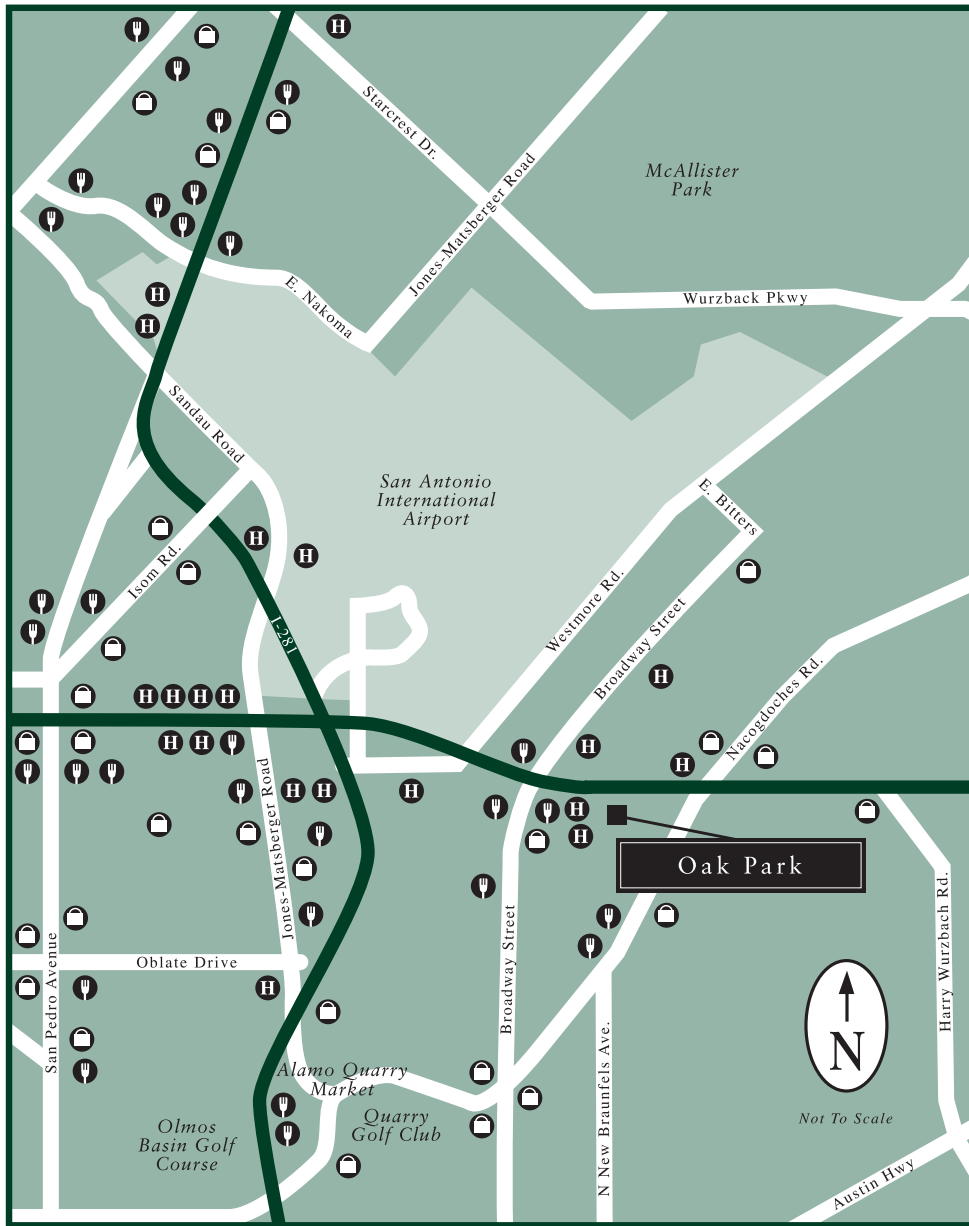
Typical Floor Plan
21,000 RSF



1020 NE LOOP 410, SAN ANTONIO, TEXAS
A MAIER SIEBEL BABER PROPERTY

OAK PARK

Location Map



🛍️ — Retail Services

H — Hotels

🍴 — Restaurants

1020 NE LOOP 410, SAN ANTONIO, TEXAS

A MAIER SIEBEL BABER PROPERTY