

13729 research blvd austin tx 78750

13729 research blvd austin tx 78750 is a prominent commercial address located in the bustling city of Austin, Texas. Known for its strategic position within the city's dynamic technology and business corridor, this location offers a unique blend of accessibility, modern infrastructure, and vibrant community surroundings. In this article, we will explore the significance of 13729 research blvd austin tx 78750, highlighting its business environment, accessibility, nearby amenities, and available real estate options. The area is particularly favored by tech firms, startups, and professional service providers due to its proximity to key Austin landmarks and transportation networks. Understanding the advantages of this address can benefit businesses and professionals seeking a strategic base in the Austin metropolitan area. The following sections provide a detailed overview to assist in evaluating 13729 research blvd austin tx 78750 as a potential location for commercial operations or investment.

- Location Overview
- Business Environment
- Accessibility and Transportation
- Nearby Amenities and Services
- Real Estate and Property Options
- Market Trends and Investment Potential

Location Overview

13729 research blvd austin tx 78750 is situated in northwest Austin, a region known for its rapid growth and strategic importance in the city's economic landscape. Research Boulevard itself is a major arterial road that connects various business parks, retail centers, and residential areas, making it a vital corridor for commerce and daily commuting.

This address benefits from its proximity to prominent highways such as Mopac Expressway (Loop 1) and U.S. Highway 183, providing seamless access to downtown Austin and the greater metropolitan area. Additionally, the surrounding neighborhoods combine a mix of office complexes, tech campuses, and lifestyle amenities, creating a balanced environment for both work and leisure.

Geographic Significance

Positioned near the northern edge of Austin, 13729 research blvd austin tx 78750 is part of a growing business district that attracts technology companies and service providers. The location leverages Austin's reputation as a tech hub, benefiting from the influx of

innovation-driven companies expanding into the area.

Surrounding Neighborhoods

The immediate vicinity includes well-established communities such as Jollyville and Wells Branch, which provide a residential base and workforce talent pool. This synergy between residential and commercial zones ensures a vibrant local economy and supportive infrastructure.

Business Environment

The business environment surrounding 13729 research blvd austin tx 78750 is characterized by a diverse mix of industries, with a strong emphasis on technology, research, and professional services. The address is embedded within a cluster of office parks and commercial centers that cater to both startups and established corporations.

Key Industry Sectors

Several sectors dominate the economic activity in this area:

- **Technology and Software Development:** Many companies specialize in software engineering, IT services, and tech innovation.
- **Professional Services:** Legal, financial, and consulting firms utilize the office spaces in the vicinity.
- **Research and Development:** The proximity to academic institutions and research centers supports R&D activities.

Business Amenities

Modern office facilities at 13729 research blvd austin tx 78750 offer amenities such as high-speed internet, conference rooms, and flexible lease options. These features attract businesses seeking scalable and efficient work environments that foster collaboration and productivity.

Accessibility and Transportation

Accessibility is a crucial factor for any commercial address, and 13729 research blvd austin tx 78750 excels in this regard. The location is well-served by major highways and public transportation options, facilitating easy commute for employees and clients alike.

Highway Access

Research Boulevard provides direct routes to Loop 1 (Mopac Expressway) and U.S. Highway 183, allowing quick travel to downtown Austin and other key business districts. This connectivity reduces commute times and enhances logistical efficiency.

Public Transit Options

Capital Metro, Austin's public transit system, operates several bus routes near 13729 research blvd austin tx 78750. These routes connect the area to central Austin and surrounding neighborhoods, supporting sustainable commuting options.

Parking and Traffic

The commercial properties around this address typically include ample parking facilities for employees and visitors. Traffic flow in the area is generally manageable, though peak hours may experience moderate congestion consistent with Austin's growth trends.

Nearby Amenities and Services

Businesses and employees at 13729 research blvd austin tx 78750 benefit from a wide array of amenities and services located within close proximity. These conveniences enhance work-life balance and support day-to-day operations.

Dining and Retail

The area boasts a variety of dining options ranging from quick-service eateries to sit-down restaurants, catering to diverse tastes and dietary preferences. Retail centers nearby provide shopping opportunities for essentials and lifestyle products.

Health and Wellness Facilities

Fitness centers, medical clinics, and wellness providers are accessible within a short distance, promoting health-conscious lifestyles among the working population here.

Financial and Professional Services

Multiple banks, postal services, and business support centers operate in the vicinity, facilitating smooth financial transactions and administrative tasks for companies at this location.

Real Estate and Property Options

The real estate landscape at 13729 research blvd austin tx 78750 includes a variety of commercial property types designed to meet different business needs. From office suites to larger corporate campuses, the market offers flexibility in terms of size, lease terms, and amenities.

Office Spaces

Modern office buildings equipped with advanced technology infrastructure are predominant. These spaces often feature open layouts, private offices, and meeting rooms tailored to encourage productivity and innovation.

Industrial and Warehouse Properties

While primarily commercial office space, some light industrial and warehouse facilities are available nearby, catering to logistics and distribution businesses requiring proximity to Austin's transport hubs.

Leasing and Purchase Options

Companies interested in 13729 research blvd austin tx 78750 can explore both leasing and purchasing opportunities. Flexible lease agreements are common, appealing to startups and growing enterprises seeking scalable solutions.

Market Trends and Investment Potential

The market around 13729 research blvd austin tx 78750 reflects Austin's broader economic growth and real estate demand. Increasing interest from technology firms and professional services drives steady appreciation in property values.

Growth Drivers

Factors contributing to market growth include:

- Expansion of the Austin technology sector
- Population growth and workforce availability
- Infrastructure investments improving connectivity
- Proximity to educational institutions and research centers

Investment Considerations

Investors targeting 13729 research blvd austin tx 78750 can expect stable rental income and potential capital appreciation. The area's established commercial base and ongoing development projects enhance its attractiveness as a long-term investment.

Frequently Asked Questions

What is located at 13729 Research Blvd, Austin, TX 78750?

13729 Research Blvd, Austin, TX 78750 is a commercial property that houses various offices and businesses in the Research Boulevard area.

Is 13729 Research Blvd in Austin, TX 78750 easily accessible by public transportation?

Yes, 13729 Research Blvd is accessible by several public transit options including Capital Metro bus routes serving the Research Blvd corridor.

Are there any restaurants or cafes near 13729 Research Blvd, Austin, TX 78750?

Yes, there are multiple dining options near 13729 Research Blvd including cafes, fast food, and sit-down restaurants catering to office workers and visitors.

What types of businesses operate at 13729 Research Blvd, Austin, TX 78750?

The businesses at 13729 Research Blvd typically include tech companies, professional services, and medical offices due to the area's commercial zoning.

Is parking available at 13729 Research Blvd, Austin, TX 78750?

Yes, the property at 13729 Research Blvd generally offers on-site parking for tenants and visitors, common for office buildings in the area.

What is the nearest major highway to 13729 Research Blvd, Austin, TX 78750?

The nearest major highway to 13729 Research Blvd is US Highway 183, which runs close to the Research Blvd corridor in Austin.

Are there any hotels near 13729 Research Blvd, Austin, TX 78750 for business travelers?

Yes, there are several hotels within a short driving distance from 13729 Research Blvd, including well-known chains catering to business travelers.

What is the average office rental cost at 13729 Research Blvd, Austin, TX 78750?

Office rental costs at 13729 Research Blvd vary, but average rates for office space in this area of Austin range from \$25 to \$40 per square foot annually.

Is 13729 Research Blvd, Austin, TX 78750 located in a tech hub area?

Yes, the Research Blvd area in Austin is known as a growing tech hub, with many technology companies and startups operating near 13729 Research Blvd.

Additional Resources

1. Exploring the Tech Hub: Innovation at 13729 Research Blvd, Austin

This book delves into the bustling technology and research culture centered around 13729 Research Blvd in Austin, TX. It highlights various startups, tech giants, and research institutions that contribute to the area's dynamic innovation ecosystem. Readers will gain insights into how this location fosters collaboration and drives technological advancements in the region.

2. Austin's Research Triangle: The Growth of Innovation Corridors

Focusing on Austin's emerging research corridors, this book examines the strategic development of areas like Research Blvd. It discusses urban planning, economic impact, and the role of local government in nurturing tech clusters. The narrative includes interviews with entrepreneurs and city officials who have shaped Austin's tech landscape.

3. Business and Technology in Central Austin: A Case Study of 13729 Research Blvd

This case study offers an in-depth look at the business environment surrounding 13729 Research Blvd. It covers the types of companies located there, from startups to established firms, and their contributions to the local economy. The book also explores the challenges and opportunities faced by businesses in this thriving area.

4. Green Spaces and Urban Development near 13729 Research Blvd

Highlighting the balance between urban growth and environmental sustainability, this book explores the green initiatives around Research Blvd. It discusses how Austin integrates parks, trails, and green infrastructure within its tech corridors to improve quality of life. The book also features community projects aimed at maintaining ecological health amid rapid development.

5. The Future of Work: Offices and Innovation Centers in Austin's Research District

This book investigates the evolving nature of workspaces in the Austin research district,

with a focus on 13729 Research Blvd. It covers trends such as coworking spaces, smart offices, and the impact of remote work on local businesses. Readers will learn about how workspace design influences creativity and productivity in tech industries.

6. Transportation and Accessibility in Austin's Research Blvd Corridor

A comprehensive look at transportation infrastructure supporting the 13729 Research Blvd area, this book reviews public transit, road networks, and bike-friendly initiatives. It analyzes how accessibility affects employee commutes, business operations, and regional connectivity. The book also considers future transportation projects aimed at sustaining growth.

7. Startups and Venture Capital: Funding Innovation in Austin's Research Blvd Area

This book highlights the vibrant startup ecosystem around Research Blvd, focusing on funding sources and venture capital trends. It showcases success stories of companies that began near 13729 Research Blvd and secured significant investment. The narrative provides practical advice for entrepreneurs seeking to navigate Austin's competitive funding landscape.

8. Educational Institutions and Workforce Development near 13729 Research Blvd

Exploring the relationship between education and industry, this book examines how nearby universities and training centers support the workforce needs of businesses at Research Blvd. It discusses partnerships, internship programs, and skill development initiatives that prepare graduates for tech careers. The book emphasizes the importance of continuous learning in sustaining the area's economic vitality.

9. Architectural Trends in Austin's Research and Innovation Centers

This title focuses on the architectural styles and design philosophies of buildings in the vicinity of 13729 Research Blvd. It highlights how modern architecture caters to innovation, sustainability, and employee well-being. Through detailed case studies, readers discover how physical spaces influence company culture and technological progress in Austin.

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