



For Immediate Release

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Downtown Office Building Almost at Capacity
1300 Guadalupe Fills Special Niche for Businesses Needing Office Space

Austin, November 3, 2010 – Completed in the fall of 2009, 1300 Guadalupe, a 55,000-square-foot Class A office building in downtown Austin, nears tenant capacity. Over a year after being renovated by Burt-Watts Industries, Inc. and Noack Little Architecture and Interiors, the four-story building which sits on the northwest corner of 13th and Guadalupe streets is 83 percent full.

“We’re encouraged but not surprised by the healthy leasing activity we’ve seen at 1300 Guadalupe,” said Ben Tolson, associate, AQUILA Commercial. “Limited availability of modern Class A office space in the urban core during recent years has created healthy demand for this type of space in downtown Austin.”

Burt-Watts takes up 7,300 square feet on the first -floor of the building for its headquarters. Earlier in the year, projekt202, a leading-edge user interface design studio, moved its headquarters in East Austin to the third floor of the building, also acquiring 13,800 square feet for its growing workforce. Other tenants at 1300 Guadalupe include: Adaptive Path and North American Life.

“Since moving downtown last fall, we have enjoyed being located closer to many of our clients and partners in the industry. We have the space to continue our growth and are excited about the successful leasing of the building. It is a unique, modern building with amazing views of the Capitol and beyond. There’s nothing else like it downtown and we believe that’s been the key to its success in attracting tenants,” said Tommy Burt, president, Burt-Watts.

1300 Guadalupe was overhauled and upgraded to a Class A building with a dramatic exterior and interior renovation, including the addition of two new floors that will expand the building by almost 50 percent. The top floor features a roof-top terrace with stunning views of the State Capitol building. Burt-Watts Industries specializes in tenant finish-out, ground-up developments, design-build services, retail and health care projects. The company has completed projects with leading architects, developers and companies throughout the Greater Austin area. Clients of the firm include Advanced Micro Devices, Seton Family of Hospitals and Goodwill Industries of Central Texas.

About Burt-Watts Industries, Inc.

Burt-Watts Industries, Inc. is a leading Austin-based commercial general contracting firm specializing in tenant finish-out, ground-up developments, design-build services, retail and healthcare projects. Founded in 2002, the company has completed projects with leading architects, developers and companies throughout the Greater Austin area. For more information, visit www.BurtWatts.com.

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