

PARMER

OVER 2M SF INNOVATION SCIENCE CAMPUS

PARMER LABS

SHOVEL
READY

NEWLY DELIVERED

2.1
200K SF

2.2
39K SF
REMAINING

5.2
133K SF

5.1
254K SF



P3.1



P3.4



P3.2



P6.1



P7.2



P7.3



P7.1



P4.2



P4.1



P3.3

**BAE
SYSTEMS
P8**



Parmer Ln

Performance Dr

Parmer Ridge

McCallen Pass

Center Lake Dr

PARMER POND



PARMER FIELD



StDavid's
PERFORMANCE
CENTER



Harris Ridge Dr

Howard Ln

UT DISCOVERY TO IMPACT LABS

A 10,000 square foot wet lab incubator space for the University of Texas Discovery to Impact program.



DISCOVERY TO IMPACT LABS

is geared towards startups in the life sciences market, such as neuroscience, brain computer interface, drug delivery, gene therapy, and RNA therapeutics.

Project Schedule

- Project Kick-Off: July 2024
- Design/Permitting: July to August 2024
- Construction: September 2024 to April 2025
- Lab Occupancy: May 2025

DISCOVERY TO IMPACT LABS

Features a Shared Central Lab and Cell Culture Lab, two large Biosafety Level 2 (BSL-2) labs, two small Biosafety Level 2 (BSL-2) labs, and two small wet labs. The space also includes a shared office with multiple workstations, an open collaboration and breakroom area, two small huddle rooms, and a flexible collaboration room.



PARMER

features institutional-quality laboratory and office space in a vibrant, mixed-use environment that strives to accelerate innovation and bolster efforts to establish Austin and the region as a global life sciences superhub.



PARMER LABS SECTOR 2

UP TO
39K SF



2.2

100K SF
39K SF AVAILABLE

LEVEL 3	34,937 RSF
LEVEL 2	IBM LABS
LEVEL 1	UT IMPACT LABS



2.1

200K SF
PERMIT READY

LEVEL 3	63,000 RSF
LEVEL 2	63,000 RSF
LEVEL 1	63,000 RSF



FLOOR PLANS

PARMER

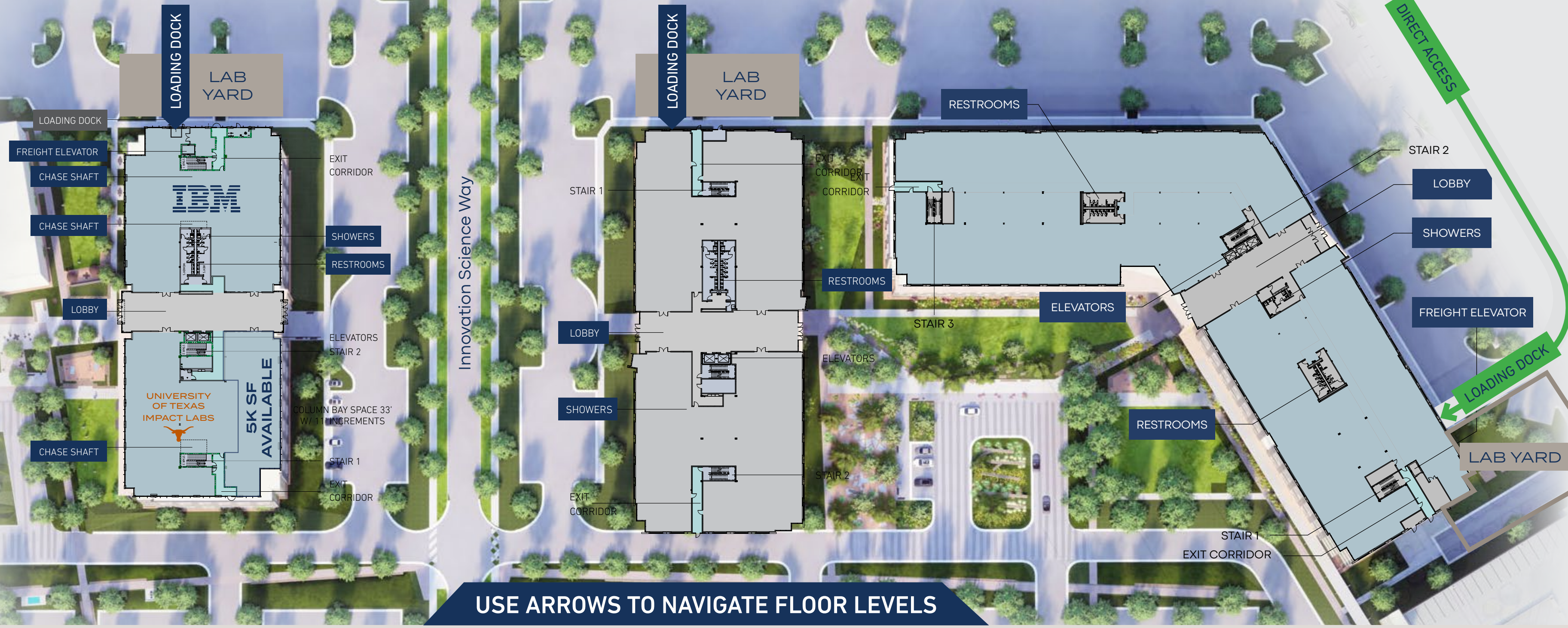
PARMER

PARMER

LABS

5.2

5.1



FIRST LEVEL
5K SF AVAILABLE

FOUR STORY UP TO 133K SF
FIRST LEVEL
29K SF

FOUR STORY UP TO 254K SF
FIRST LEVEL
58K SF

FUTURE SCALE

3.1

4.1

4.2

3.2

Center Lake Dr

3.4

Performance Dr



PARKER POND

NEWLY DELIVERED

3.1

Parmer Ridge

5.1

PARMER 5.1
254K SF
AVAILABLE

5.2

PARMER 5.2
133K SF
AVAILABLE

Innovation Science Way

2.2

PARMER 2.2
39K SF
AVAILABLE

McCallen Pass

SECTOR ONE
UP TO 1M SF
FUTURE CAMPUS
OPPORTUNITY



PARMER 2.1
200K SF
SHOVEL READY

2.1
Shovel Ready

P

Parmer Ln



PARMER CAMPUS

INNOVATION WORKS HERE

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CBRE

**Karlin
Real Estate**