



14751 Old Bandera

14751 Old Bandera, Helotes, TX 78023



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\$12.00 /SF/YR

Position your business for success in one of the most sought-after locations in the region. Old Town Helotes exudes charm, character, and a sense of community, making it the ideal backdrop for your corporate endeavors. Enjoy the convenience of being surrounded by boutique shops, artisanal cafes, and a vibrant local culture that resonates with your brand's values. The opportunity to be a part of Old Town Helotes' transformative commercial landscape is at your fingertips. Don't miss out on the chance to secure your high-end office space and elevate your business in an environment that speaks volumes about your commitment to excellence....

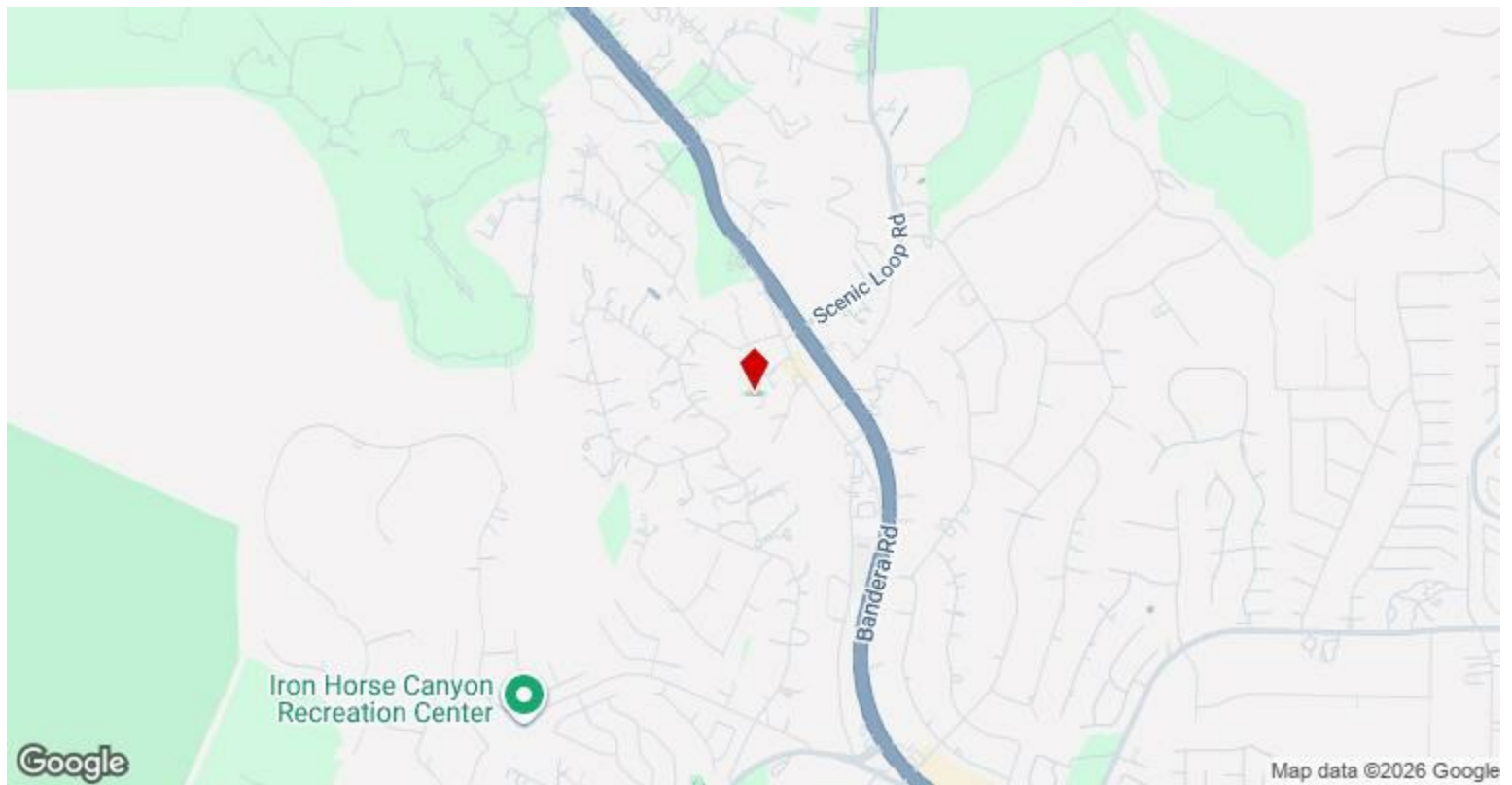


Rental Rate:	\$12.00 /SF/YR
Property Type:	Multifamily
Property Subtype:	Apartment
Apartment Style:	Low Rise
Year Built:	2022
Walk Score ®:	30 (Somewhat friendly)
Rental Rate Mo:	\$1.00 /SF/MO

1st Floor

Space Available	2,376 SF
Rental Rate	\$12.00 /SF/YR
Date Available	July 13, 2026
Service Type	Commercial]
Space Type	New
Space Use	Office
Lease Term	Negotiable

Positioned in the heart of Old Town Helotes, this private three-story office suite at Haciendas Del Rio offers a rare opportunity to lease an entire standalone commercial building rather than a slice of shared floor plate. Unit B spans approximately 2,376 square feet across three distinct levels, giving a growing professional services firm a dedicated address with true separation of client-facing, collaborative, and executive space. Arrival is made through a covered street-level entry on the ground floor, adjacent to an attached two-car garage with 18-foot roll-up door — ideal as secure vehicle storage, equipment and inventory staging, or drive-in receiving for a firm that needs more than a typical suite allows. A dedicated ground-floor workspace and restroom round out the entry level, setting a professional tone from the moment clients arrive. The second floor functions as the main open-plan work floor, with a generous open work area suited to bullpen seating, a conference layout, or collaborative workstations, complemented by a fully appointed break room with quartz countertops and stainless steel appliances. A powder room, storage and utility closet, and a covered outdoor deck extend the floor's utility, giving staff a private outdoor space for informal meetings or breaks with Texas Hill Country views. The top floor is built for leadership and client privacy, offering two private executive offices, each with generous closet storage for files and records, two full baths — including one en-suite — and a second covered balcony overlooking the surrounding Hill Country. Throughout the building, porcelain tile flooring, quartz surfaces, high ceilings, and abundant natural light reinforce a polished, upscale environment. Haciendas Del Rio is a boutique commercial development of only 16 total units, delivering an intimate, low-density setting free of the scale and congestion typical of larger office buildings — all within walking distance of Old Town Helotes dining and less than three miles from San Antonio's northwest edge.



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Property Photos



Interior Photo



Building Photo

Property Photos



Property Photos

