

10497 TOWN & COUNTRY WAY

HOUSTON, TX 77024

BUILDING INFORMATION

Building Size:	149,309 SF
Number of Floors:	Nine
Rental Rate:	\$36.00 PSF (NNN)
Opex:	\$16.38 PSF
Lease Term Offered:	3 - 10 year terms



Available Suites and Square Footages:

Suite 130 -	2,501 - 3,119 SF
Suite 135 -	618 - 3,119 SF
Suite 235 -	3,618 SF - Available 11.01.26
Suite 800 -	4,226 SF



Virtual Tour

BROCHURE

Tenant Parking:	3.5 spaces per 1,000 SF leased Reserved: \$60/month/space Covered: \$35/month/space
Building Architect:	Philip Ewald Architecture
Telecom Providers:	Logix, AT&T, Comcast, Verizon
After Hours HVAC:	\$50/ Hour
Amenities:	Newly Renovated and Expanded Lobby & Building Conference Room, On-Site Management, Ownership, Engineering & Security

LEASING INFORMATION

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PROPERTY MANAGEMENT

Lee & Associates

Lillie Norton | *Managing Director*

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Shawn Harvey | *President*

