



ELDRIDGE
OAKS

eldridgeoaks.com

1080 ELDRIDGE PARKWAY | HOUSTON, TX 77077



SET THE SC

WELCOME

Combining a timeless natural palette with modern amenities, Eldridge Oaks is a contemporary oasis in the heart of Houston's Energy Corridor. Conveniently located on Eldridge Parkway, Eldridge Oaks offers direct access to Terry Hershey Park trails, a state-of-the-art conference center, robust fitness center, updating lobbies and common areas, and close proximity to a variety of restaurants and other attractions.





CLICK TO VIEW



OFFERINGS

- 350,000 square foot, fourteen story office tower
- Typical floor plan is 26,000 square feet
- Class-A, LEED®Gold Certified
- Newly renovated first and second floor lobbies and on-site dining
- Renovated, state-of-the-art, on-site fitness center
- On-site property management
- On-site 24-hour security
- Strong Institutional owner
- 21-acre wooded park setting
- Direct access to Terry Hershey Park hike and bike trails that extend approximately 12.5 miles along Buffalo Bayou
- Adjacent to the Enclave, a 100-acre master planned corporate park located in the Energy Corridor

1 Subway
Five Spice Asian Cuisine

2 Houston Barbeque Co.
Achille Italian Cafe
Staybridge Suites

3 Poblano's Mexican Grill
Residence Inn
State Farm

4 Chipotle
Holiday Inn
Sylvia's

5 Bubble Tea House
Kroger
La Madeleine
Massage Heights
Pecan Creek Grille
Potbelly Sandwich
Trudy's Hallmark Shop
Walgreens

6 LA Fitness
Matsu Sushi Bar
Russo's NY Pizzeria
Smallcakes Memorial
Starbucks
Thai House

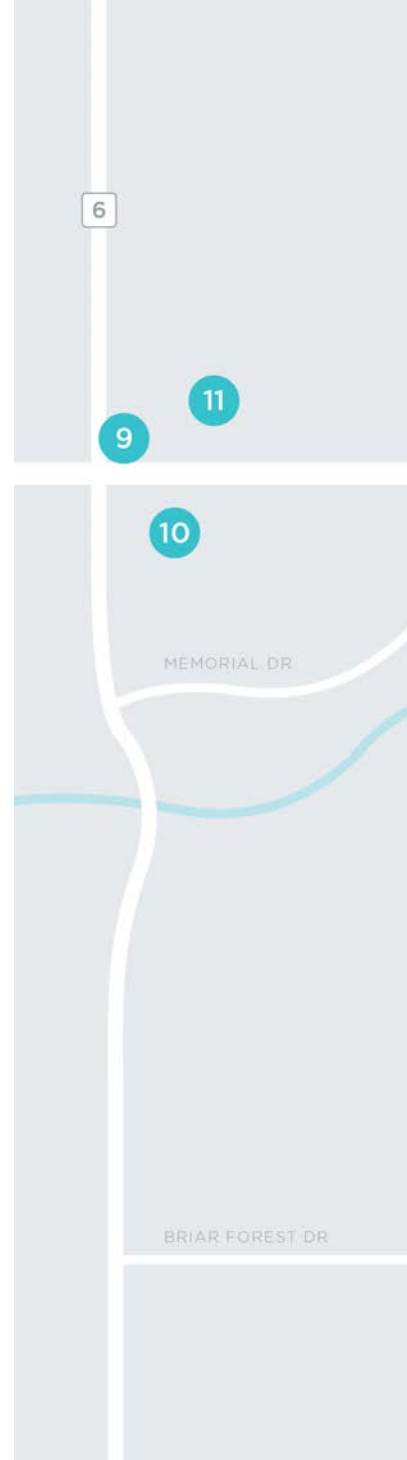
7 BBVA Compass
Bullritos
Discount Tire Store
Falcon Liquor & Cigars
Jack in the Box
Smashburger

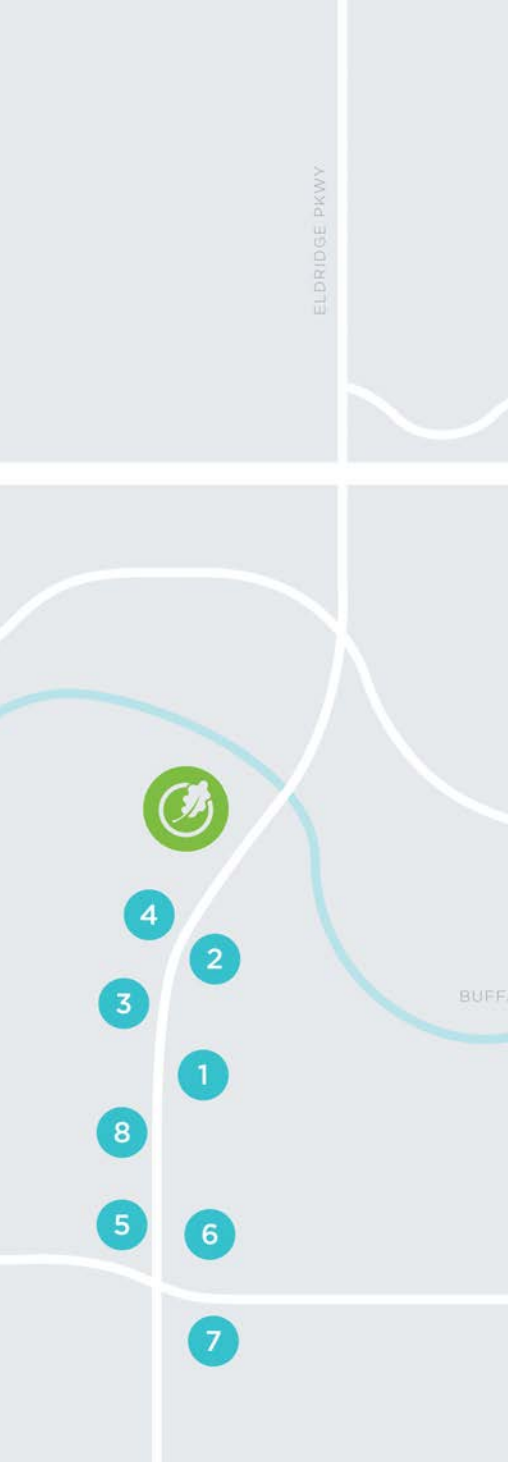
8 Le Mistral
Rouge Wine Bar
Rattan Asian Bistro
Aka Japanese Cuisine
Shell
Amma's

9 Top Golf

10 Lupe Tortilla

11 Wyndham Houston



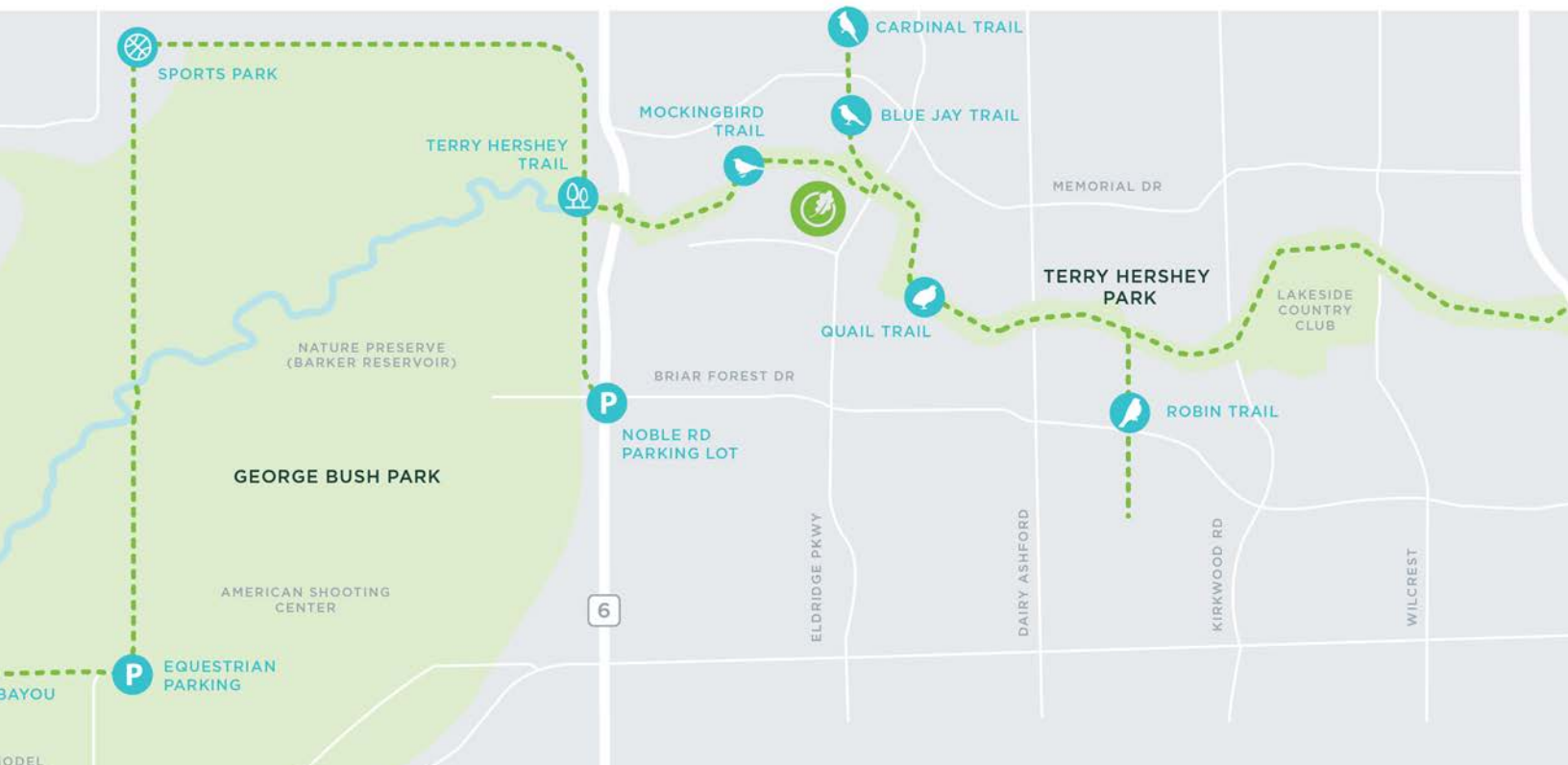


EXPLORATION





EXPLORE NATURE



GEORGE BUSH PARK

Highland Knolls to T-103 Bridge	1.34 mi
T-103 Bridge to Fun Fair Positive Soccer	.32 mi
T-103 Bridge to Buffalo Bayou Bridge	1.17 mi
Buffalo Bayou Bridge to Equestrian Parking	.96 mi
Equestrian Parking to Sport Park	3.46 mi
Sport Park to Terry Hershey Trail	3.14 mi
Noble Road to Buffalo Bayou	.97 mi

TERRY HERSHEY PARK

Cardinal Trail Loop	.90 mi
Blue Jay Trail Loop	1.25 mi
Mockingbird trail to Eldridge Pkwy.	1.62 mi
Quail Trail	
Eldridge Pkwy. to Dairy Ashford	1.50 mi
Dairy Ashford to Kirkwood	1.10 mi
Kirkwood to Wilcrest	1.09 mi
Wilcrest to Sam Houston Tollway	1.31 mi
Robin Trail	.45 mi

UTILIZATION



GATHERING AREAS





NEW CAPITAL IMPROVEMENTS

LOUNGE

From morning coffee to an early evening libation, tenants can enjoy a carefully curated food and beverage selection at the redesigned tenant lounge.

GATHER

Drawing inspiration from nature, these welcoming spaces will offer a serene backdrop for casual meetings with colleagues, team functions, collaborations, and more.

CONFERENCE

Equipped with the latest technology and amenities, the state-of-the-art conference space will accommodate up to 96 individuals, providing the perfect environment to seamlessly execute a productive meeting.



ON THE MOVE

Escape the everyday frenzy at Eldridge Oaks. The renovated first and second floor lobbies, and tenant lounge will spark creativity and productivity. Tenants can take a group fitness class at a robust fitness center, refine their swing with the golf simulator, or retreat to the Terry Hershey park hike and bike trail. The boutique café will be stocked with coffee, take away meals, and more.



TENANT APPRECIATION





COMMON SPACES



ACTIVATION



FOR LEASING INFORMATION CONTACT
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