

FOR SALE

# 1810 Snake River Office

1810 Snake River Road

Katy, TX 77449

PRIME KATY TX OFFICE FOR SALE

**\$1,310,904**

PRICE

**Heather Carlile**

Broker

936-672-7671 (Mobile)

heather@blavesco.com



**Blavesco Ltd**

594 Sawdust Rd #400

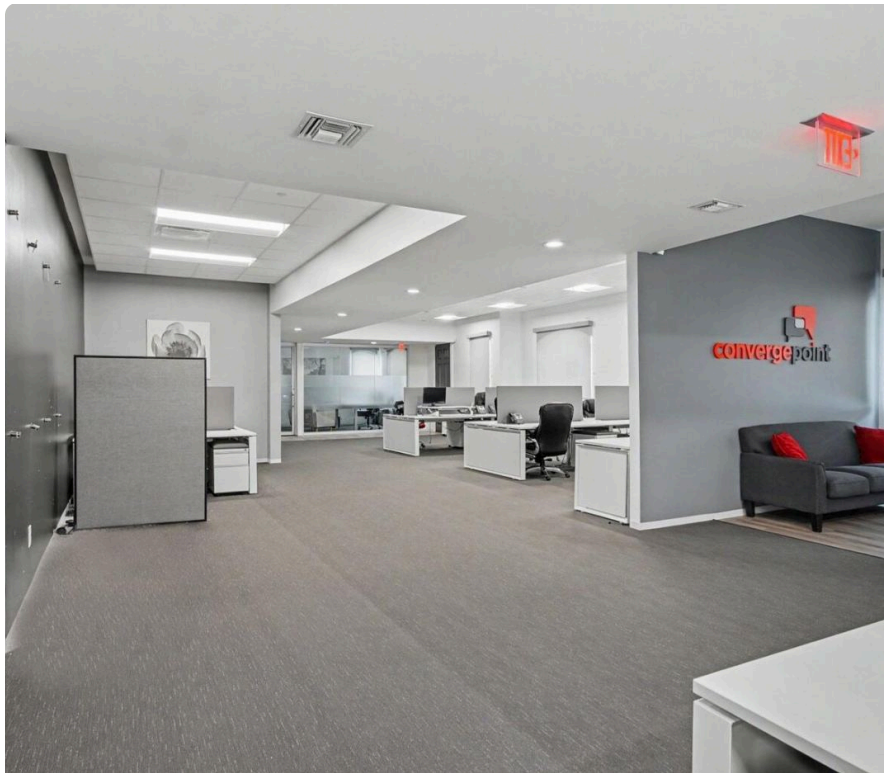
Spring, TX 77380

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Lic# 9003447





# 1810 Snake River Office

1810 Snake River Road, Katy, TX, 77449

**\$1,310,904** PRICE

**\$306.00** PRICE/SF

**4284** BUILDING SQFT

**2006** YEAR BUILT

**2,666** LOT SIZE (SF)

**Harris** COUNTY

**29.792362,-95.723044** COORDINATES

**2019** REMODELED

**6** UNITS

**THE PALMS OFFICE CONDO WEST AMEND** SUBDIVISION

## PROPERTY HIGHLIGHTS

Rare opportunity to acquire a fully remodeled office condominium consisting of six combined units configured as a single professional office headquarters in the heart of Katy. The property features a modern, functional layout with private offices, conference rooms, collaborative workspaces, reception area, breakroom, and upgraded glass partition systems throughout.

The current configuration accommodates a variety of professional users including engineering, technology, medical administration, insurance, financial services, legal, and corporate office operations. Furniture may be available separately, creating a potential turnkey occupancy opportunity.

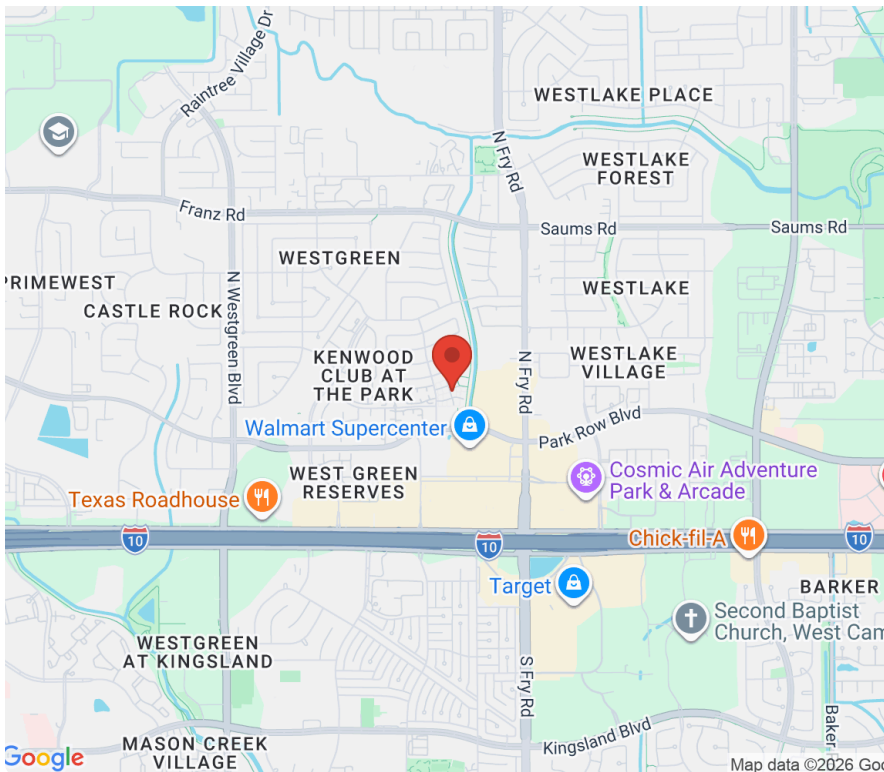
Located with convenient access to I-10, Grand Parkway (SH 99), and the West Houston Energy Corridor, the property offers excellent accessibility for employees and clients.

### Highlights

- Six combined office condominium units
- Approximately 4,284 SF (survey)
- Modern remodeled interior
- Private offices and executive suites
- Large conference room
- Open collaborative workspace
- Reception area
- Breakroom/kitchen
- Multiple restrooms
- Glass office partitions
- Move-in ready condition
- Furniture package available
- Ideal owner-user opportunity
- Strong Katy location

### Investment / Owner-User Opportunity

Ideal for an owner-user seeking a corporate headquarters environment without the cost of new construction. The flexible floor plan allows for a variety of business operations and future reconfiguration if desired.



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