



RHODES MEADOW BUSINESS PARK

21631 RHODES ROAD, SPRING, TX 77388

BUILDING A

SUITE A101

SIZE: 3,150 SF

Lease Type:

Modified Gross Lease

Base Rent:

\$1.35 SF/MO. +\$0.03 SF/MO. for additional rents

Total Rate: \$1.38/SF/MO. (all-in)

Total Monthly Rent: \$4,347.00 per month

Total Yearly Rent: \$52,164.00 per year

Suite A101 is approximately 3,150 SF at \$1.35 per SF in base rent with \$0.03 per SF in additional rents for exterior care and maintenance. A101 is a second generation space coming available after December 30, 2025. This space is 45' wide by 70' deep and offers a climate-controlled large bullpen area, one office in the back, and an ADA compliant restroom. The warehouse space is not climate controlled, comes with raw concrete floors, a 12' x 14' overhead garage door. We conduct a standard background screening for the business and the individual(s) to be named on the lease. First month's rent and a security deposit equal to the last month of rent are due at signing.

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 **Third Generation**
DEVELOPMENT, LP

