

8,431 SF SUBLEASE

1780

HUGHES LANDING BLVD
THE WOODLANDS



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PROPERTY DESCRIPTION

1780 Hughes Landing Boulevard is well suited for tenants seeking a modern, high-quality office environment in a premier mixed-use setting. The property features professional on-site management, structured parking, and flexible office layouts designed to support a variety of business operations. Located in the heart of The Woodlands' Hughes Landing district, the building offers convenient access to major roadways, nearby corporate campuses, dining, hospitality, and waterfront amenities.

Sublet Premises: 8,431 SF (Suite 600)

Term: Through March 31, 2027

Rate: Negotiable

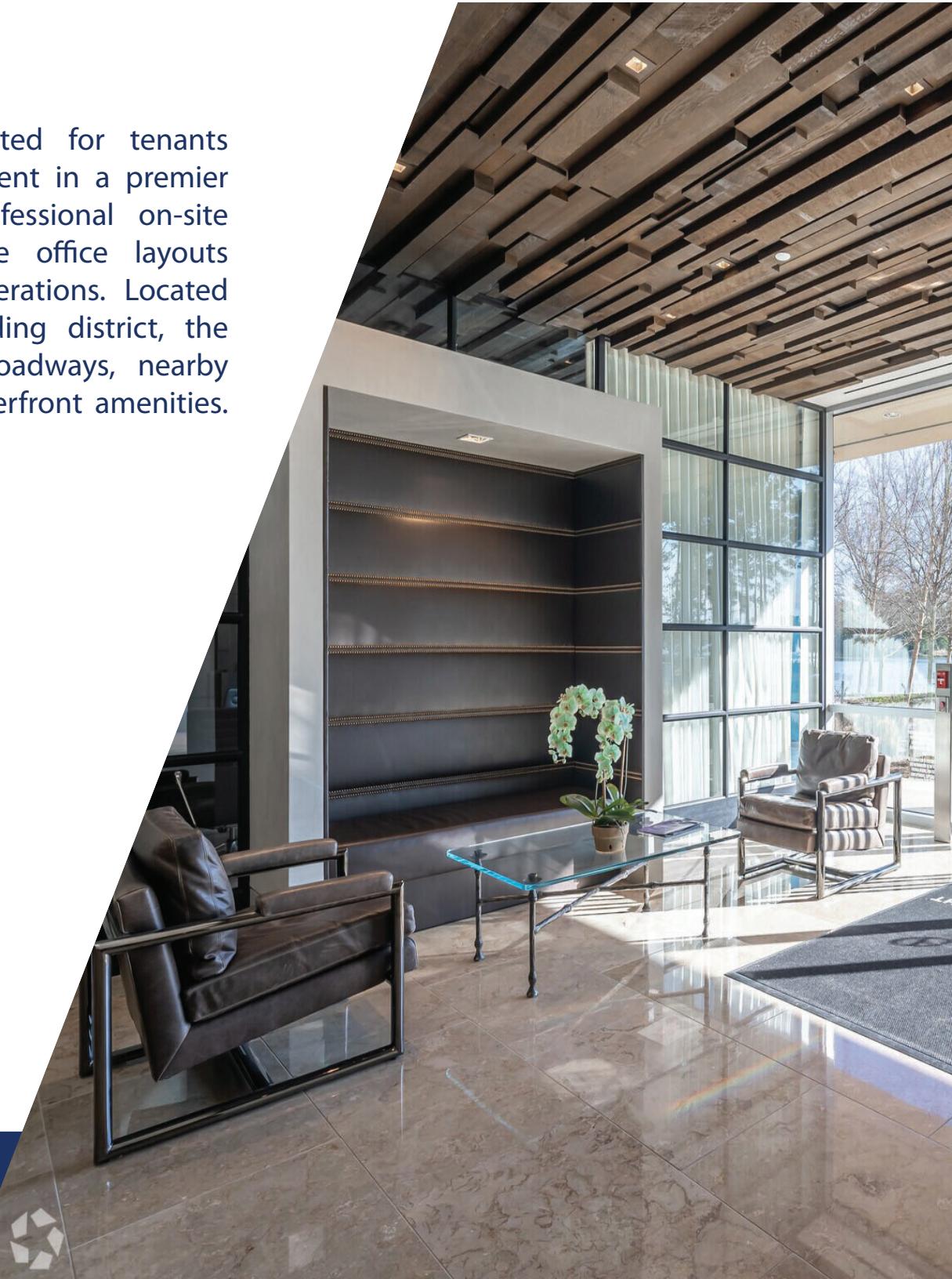
2026 Opex: \$15.22 per SF

Parking: 3.5/1,000 RSF

Parking Rates: \$25.00/space/month
2 reserved spaces for

\$50.00/space/month

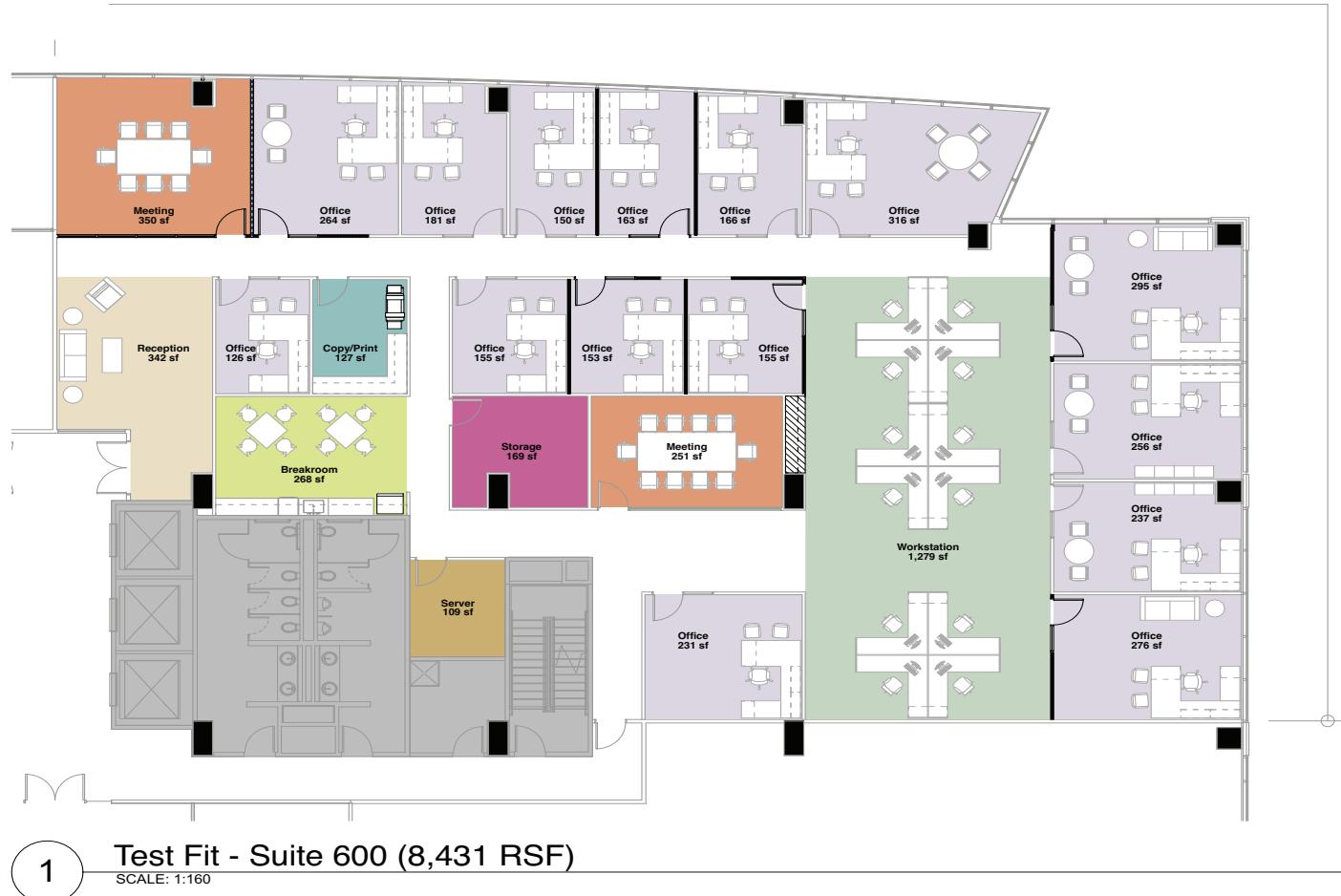
Mutually agreed renewal
options available



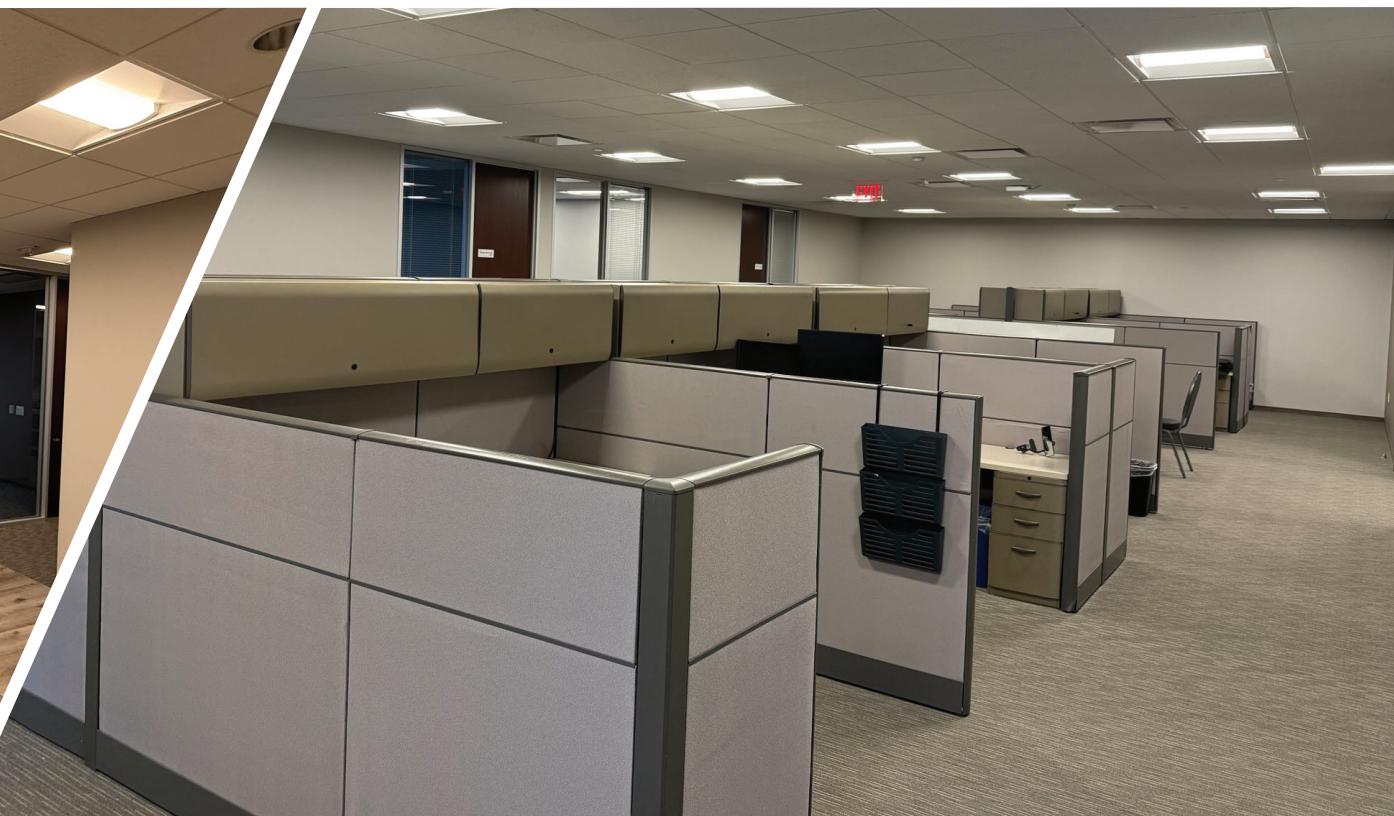
FLOOR PLAN

SUITE 600 - 8,431 SF

Term: Through March 2027



SUITE 600



MAP



NEARBY AMENITIES

Food

- 01. Black Walnut
- 02. Terra Vino Italian Kitchen
- 03. Paris Baguette
- 04. Fogo de Chao
- 05. Postino
- 06. Lama Mediterranean Cuisine
- 07. Goode Company Kitchen

Shopping

- 08. Best Buy
- 09. Burlington
- 10. Target

Healthcare

- 11. Woodlands Family Dentist
- 12. Memorial Hermann The Woodlands

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**FOR MORE INFORMATION
PLEASE CONTACT THE BROKER BELOW**

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