

# NEWLY BUILT FREESTANDING OFFICE BUILDING

**BUILDING 1 LEASED**      **BUILDING 2 AVAILABLE**

**UPPER KIRBY/RIVER OAKS AREA**  
**4722 W. ALABAMA STREET HOUSTON, TX 77027**

**NOW LEASING**

**5,450**

Total Square Feet

**10/1/2022**

Availability

**Negotiable**

Rate

**11**

Parking Spaces

**82'**

Frontage on W. Alabama St

**Easy Access**

To Hwy. 59 & 610 Loop

**1 Mile**

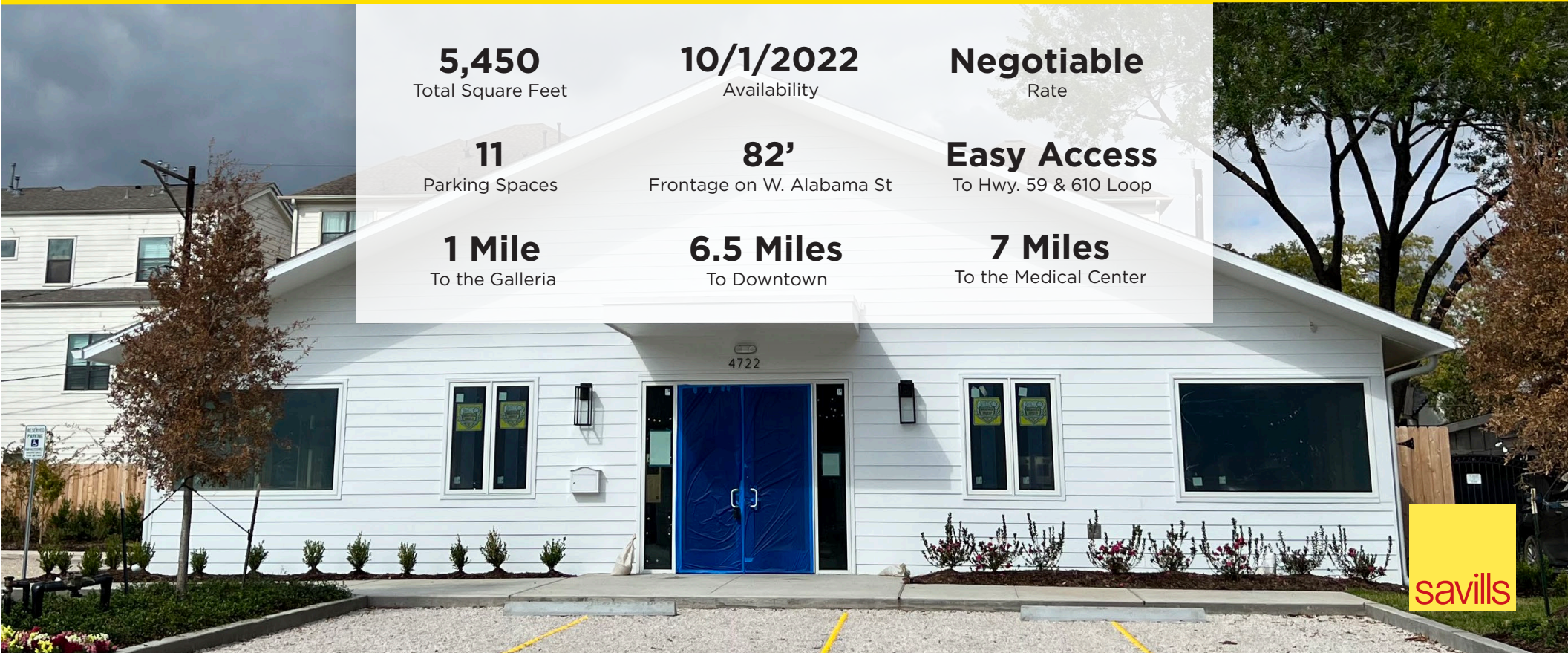
To the Galleria

**6.5 Miles**

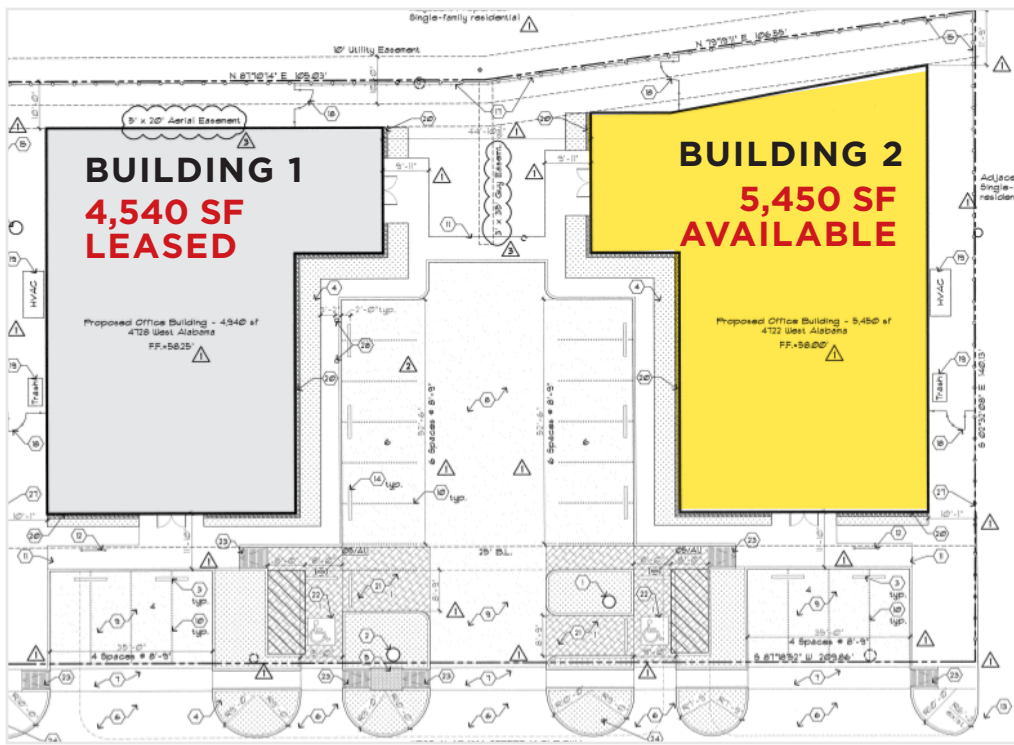
To Downtown

**7 Miles**

To the Medical Center

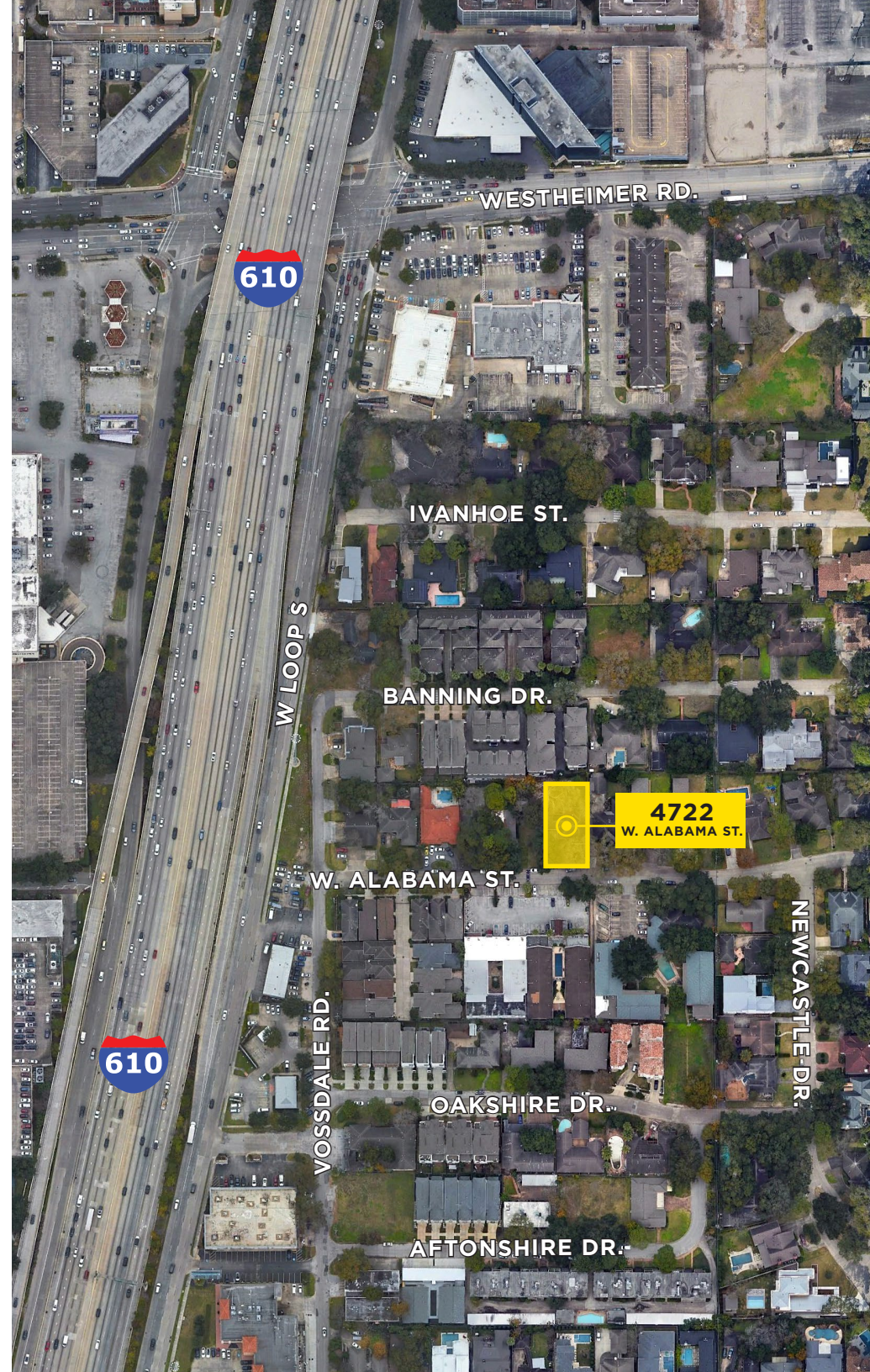


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**PROPERTY HIGHLIGHTS**

- Single story freestanding office provides tenants and visitors with easy and direct walk-up access to their space
- Neighborhood feel with abundant amenities nearby
- New construction
- Designated tenant / guest parking
- Centrally located in the middle of Houston's most exclusive neighborhood



## BLVD PLACE

**NORTH**  
ITALIA



True Food  
kitchen

## UPTOWN PARK

**THE RUSTIC**



**FLOWER CHILD**  
HEALTHY FOOD FOR A HAPPY WORLD

ETHAN ALLEN

**drybar**

## RIVER OAKS DISTRICT

Steak  
48

EQUINOX *bisou*

*Cartier* *iPic* Dior

TOULOUSE  
CAFFÈ BAR



## HIGHLAND VILLAGE



Crate&Barrel

WILLIAMS  
SONOMA  
CALIFORNIA

ESCALANTE'S  
FINE TEX-MEX & TEQUILA

RH

SOLAYA  
SPA | SALON  
BY THE HOUSTONIAN

**4722**  
W. ALABAMA ST.



Westheimer Rd.

Westheimer Rd.

Alabama St.

**THE GALLERIA**  
A SIMON MALL

## AFTON OAKS

Richmond Ave.

Southwest FWY

**A LOCATION  
UNPARALLELED.**

Situated in the heart of Houston's high-end retail district and surrounded by Houston's most prominent neighborhoods

For more information, please contact:

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