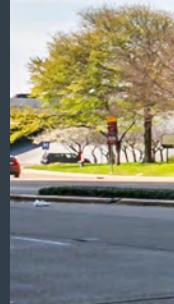




TOWERS
AT WESTCHASE

10350 & 10370 RICHMOND AVENUE, HOUSTON, TX 77042





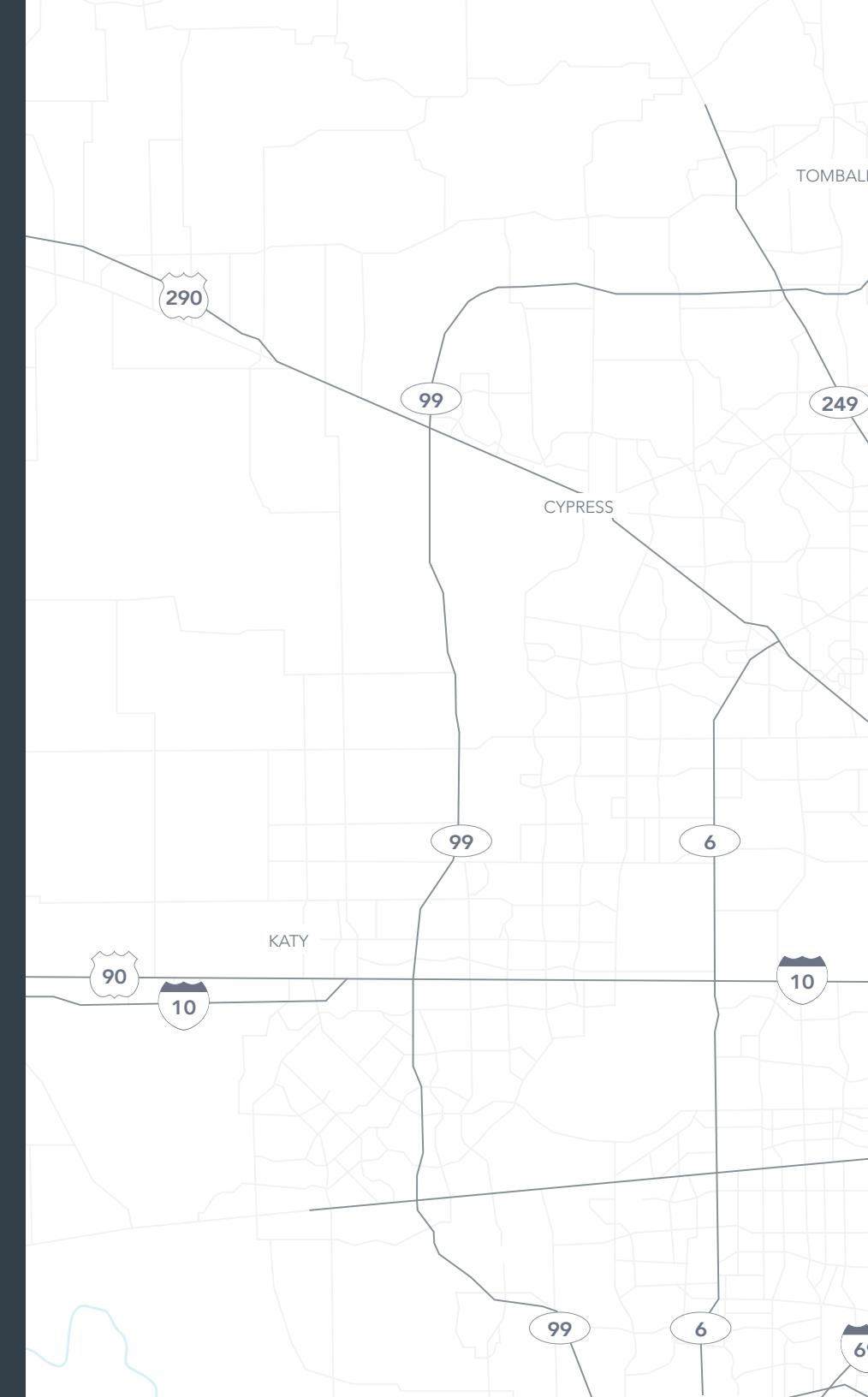


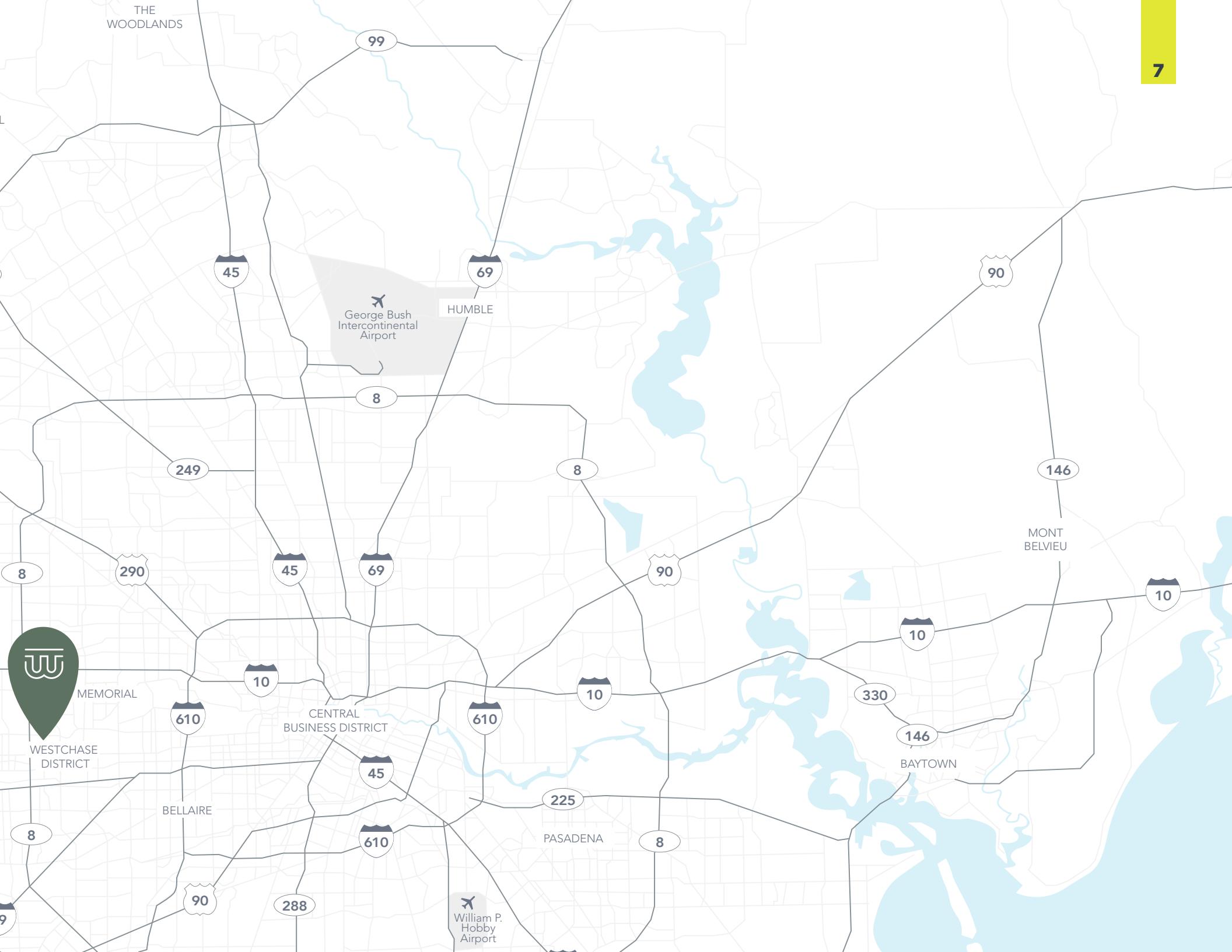


The award-winning, Towers at Westchase I was constructed in 1983 and renovated in 2008 with more than \$1.4 million in capital improvements including a brand new tenant lounge in 2017, and Towers at Westchase II was built in 2008. Both buildings have been meticulously maintained and the property's green space finely manicured and abundantly landscaped. The drive-up appeal of Towers at Westchase creates a truly superior first impression for employees and visiting clients.

Prestigious Location

Towers at Westchase is advantageously situated in the heart of Houston's Westchase District, and serves as a preferred destination for tenants' full employee base. Towers at Westchase's Beltway 8 location provides superior ingress/egress, exceptional regional access and convenience to a host of world-class amenities. The unique design, superior visibility and irreplaceable location of Towers at Westchase assures its long-term prominence and landmark status.

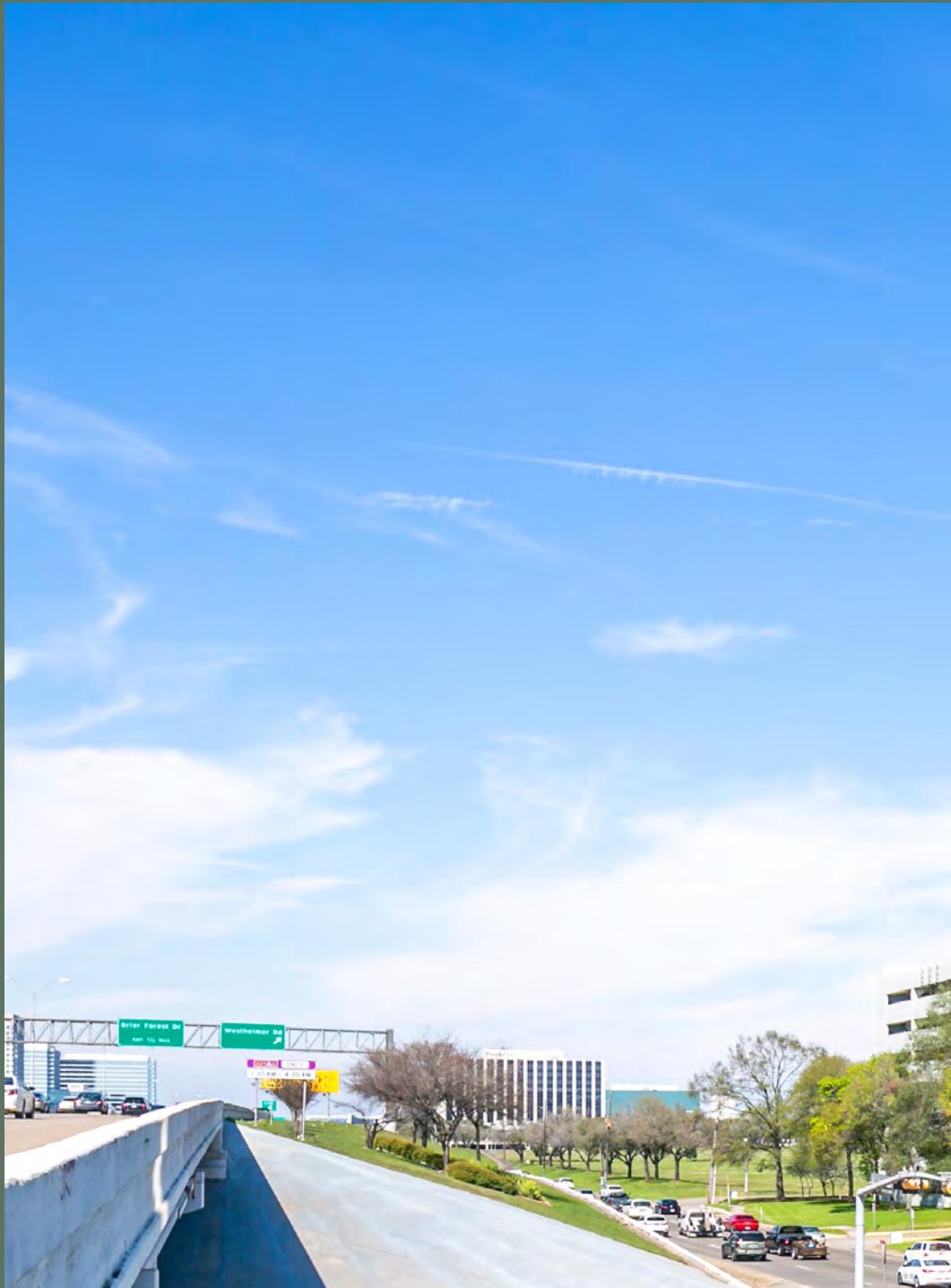






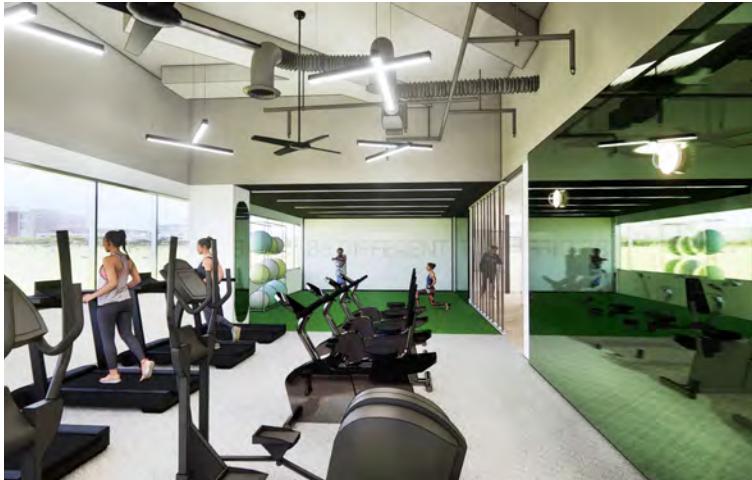
With a commitment to energy efficiency and environmental conservation, these two buildings have each attained the prestigious LEED EB Silver Certification from the U.S. Green Building Council. In recognition of their superior operating efficiencies, both buildings have received the U.S. Environmental Protection Agency's prestigious ENERGY STAR designation.

Towers at Westchase provides an environmentally responsible, productive and healthy workplace for its tenants.





CLICK TO
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Towers at Westchase I

BUILDING SIZE:	310,555 SF
CLASS:	A
YEAR BUILT:	1983
PARKING:	3.3/1,000 (Clear height: 6' 9")
AWARDS:	LEED EB Silver Certified Energy Star Award Winner BOMA 360 Performance CEL "A-List Award" Winner
AMENITIES:	On-site Property Management Front desk with 24/7 security Fitness Center



Tenant Lounge and Conference Room





CLICK TO
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Towers at Westchase II

BUILDING SIZE: 318,467 SF

CLASS: AA

YEAR BUILT: 2008

PARKING: 3.3/1,000 (Clear height: 6' 9")

AWARDS:
LEED EB Silver Certified
Energy Star Award Winner
BOMA 360 Performance

AMENITIES:
On-site deli: Peppercini's
On-site Property Management
Front desk with 24/7 security
Fitness Center (coming soon)







Towers at Westchase's architecturally distinct exteriors are complemented by expansive lobbies that are well-appointed with modern finishes. Tenant suites have large expanses of windows and the efficient floor plate design allows for a variety of tenant layouts. Additionally, tenant suites on the upper levels enjoy unobstructed views of the Galleria and downtown Houston skylines.





13

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