

10497 TOWN & COUNTRY WAY

HOUSTON, TX 77024

BUILDING INFORMATION

Building Size: 149,309 SF
Number of Floors: Nine
Rental Rate: \$29.00 PSF (NNN) Floors 1-8
\$30.00 PSF (NNN)*
Opex: \$14.98 PSF
Lease Term Offered: 3 - 10 year terms

Available Suites and Square Footages:

Suite 100 - 2,811 SF
Suite 230 - 550 Available 04.01.25
Suite 440 - 1,375 - 2,838 SF
Suite 460 - 1,463 - 2,838 SF
Suite 914 - 5,462 SF*

Tenant Parking: 3.5 spaces per 1,000 SF leased
Reserved: \$60/month/space
Covered: \$35/month/space
Building Architect: Philip Ewald Architecture
Telecom Providers: Logix, AT&T, Comcast, Verizon
After Hours HVAC: \$50/ Hour
Amenities: Cafe, Building Conference Room,
On-site management, ownership,&
engineering, Key card access, security on-site



TOWN & COUNTRY
10497



Virtual Tour



Tenant Conference Room



BROCHURE



LEASING INFORMATION

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PROPERTY MANAGEMENT

Lee & Associates
Lillie Norton | *Property Manager*
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Shawn Harvey | *Managing Director*

