

7619 BRANFORD PLACE

7619 Branford Place | Sugar Land, TX 77479



Building Features

- 2-Story Class A Medical Office Building
- 37,413 Gross Square Feet
- Free Surface Parking
- Parking Ratio: 5/1,000
- Located just off Highway 59 S
- Central to the well-established communities of Telfair and First Colony with a populations of 41,191 and average household income of \$169,388
- Across from First Colony Mall and Houston Methodist Sugar Land Hospital



Premier Location

Healthcare

67.8%

Private Insurance

9.7k

Healthcare Spending

81%

Doctor Visits in 2023

Economics

39

Median Age

150k

Per Household Income

Employment

9.6%

Service Employment

10.8%

Blue Collar Employment

79.7%

White Collar Employment

Population

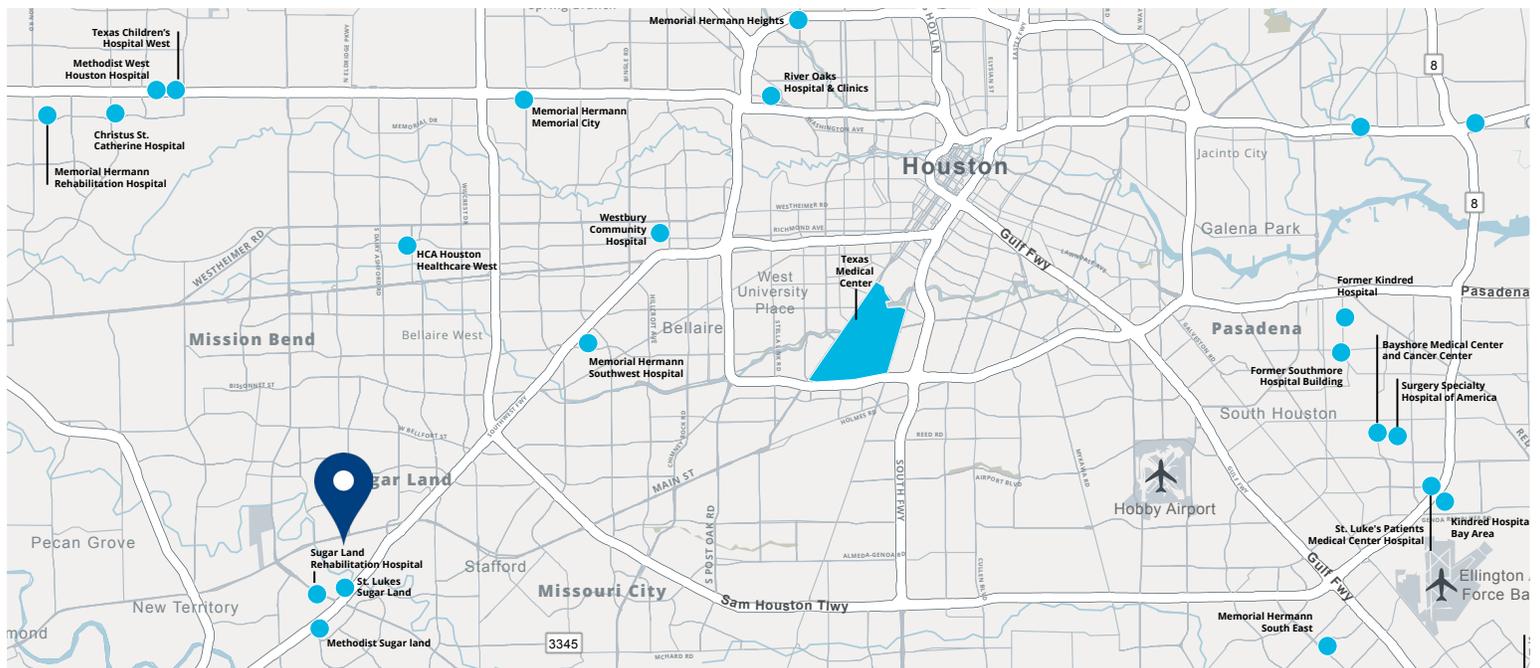
193k

Total Population

190k

Total Daytime Population

*Demographics is within 5 miles of the property



Leasing Information:

Christian Connell

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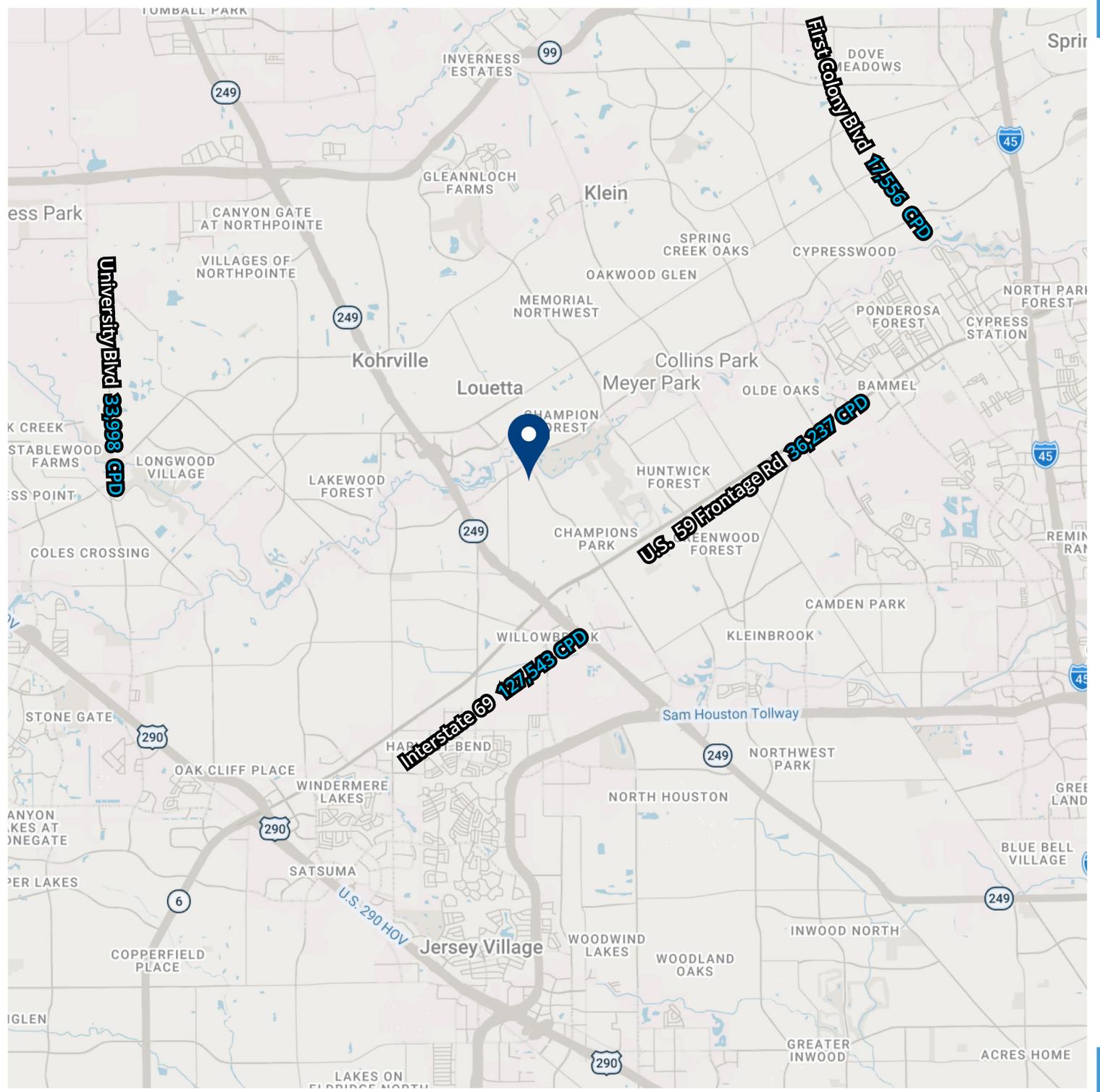
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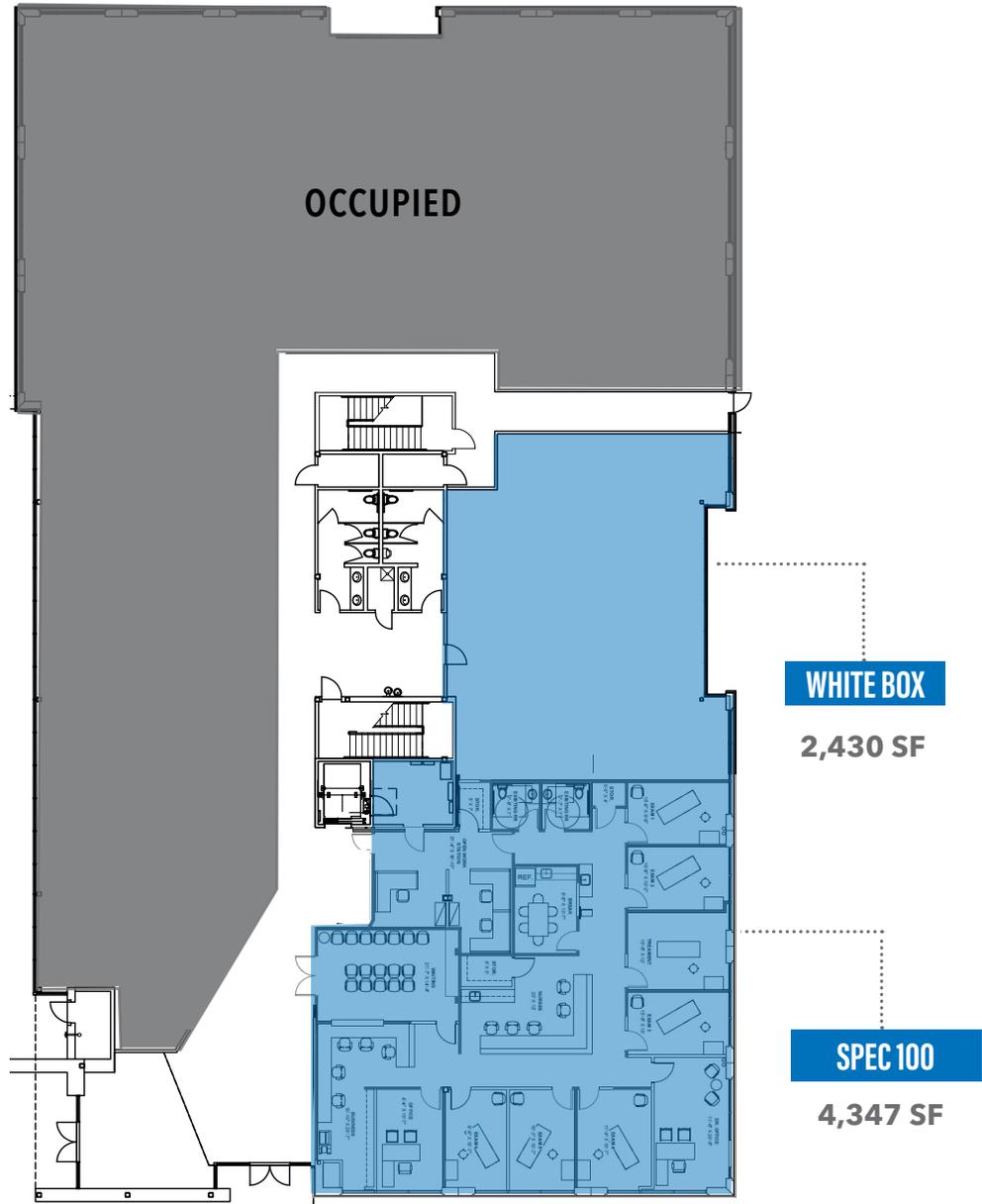
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First Floor
6,777 SF



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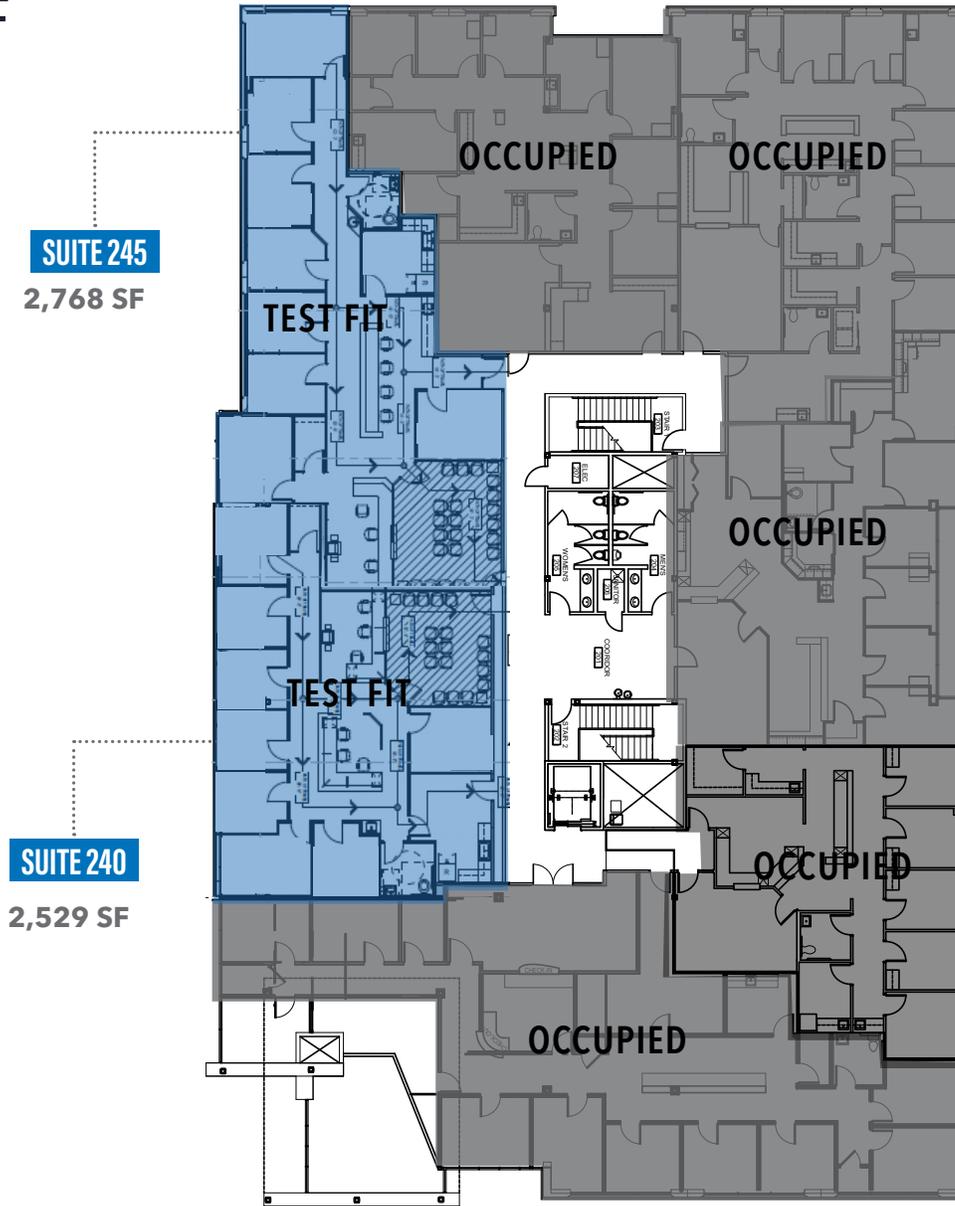


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Second Floor

5,297 SF



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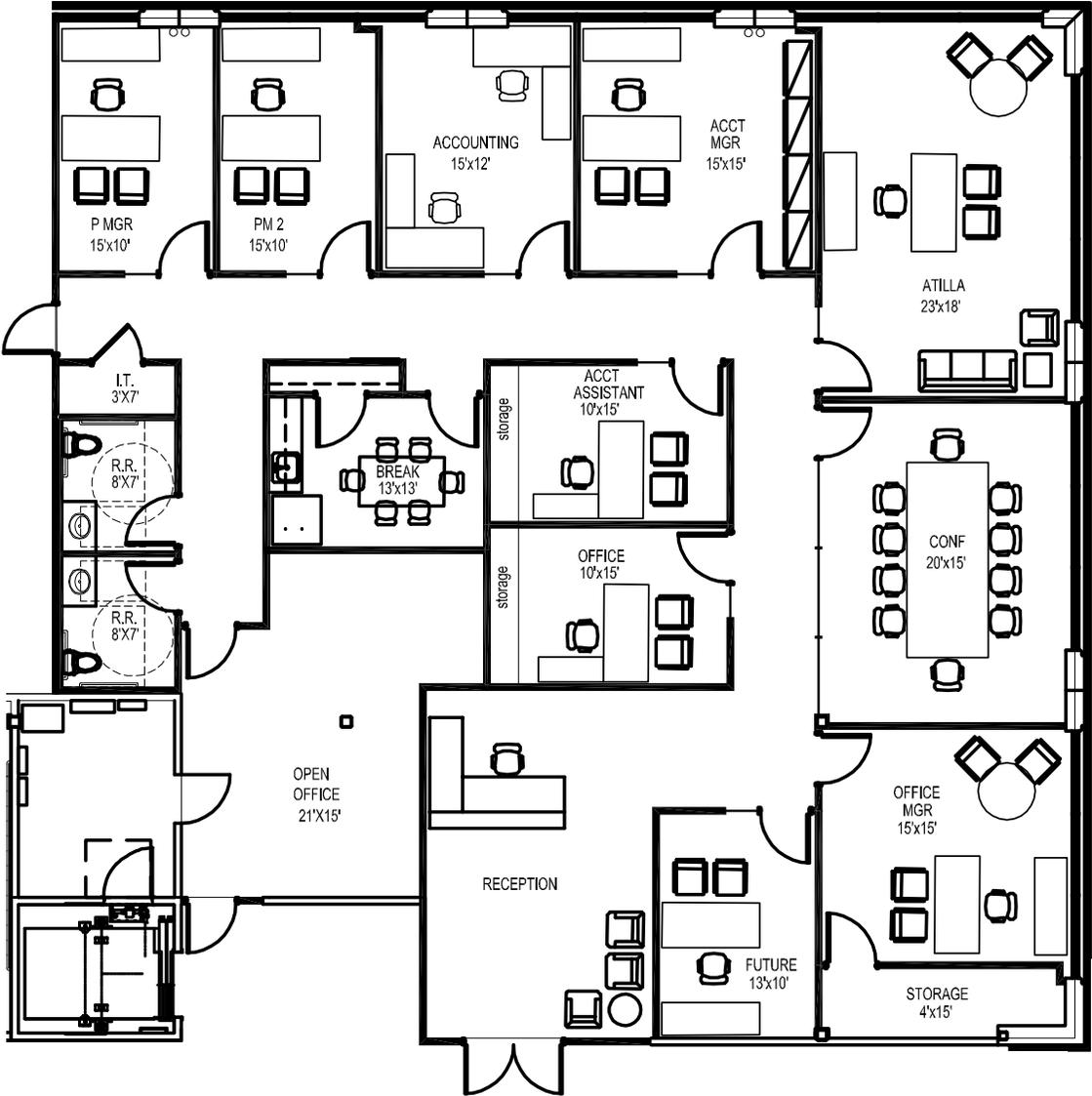


7619 BRANFORD PLACE

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Suite 100 - SPEC Suite

4,347 SF



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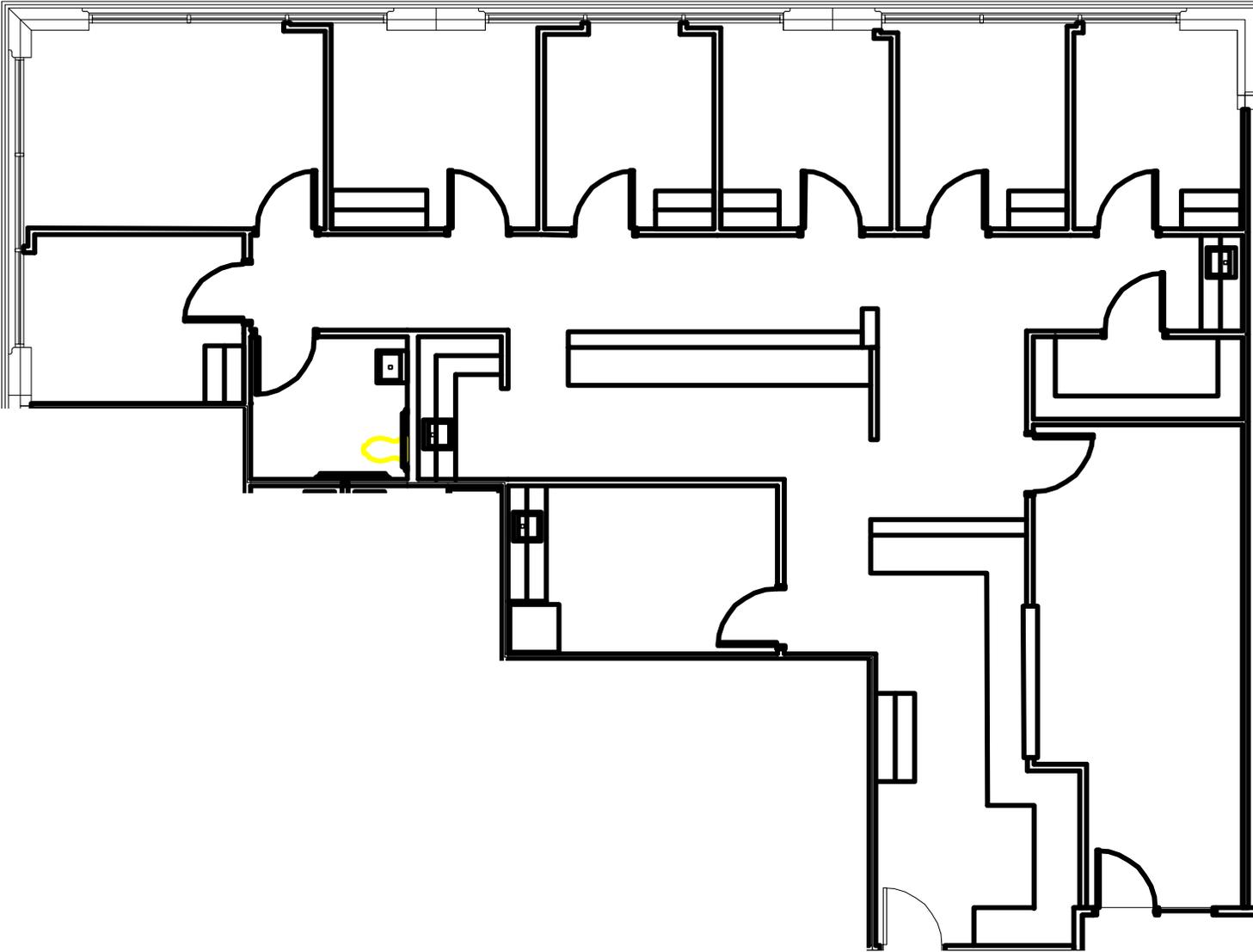
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Suite 230 - SPEC Suite

2,463 SF



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