

# KINGWOOD MEDICAL CENTER

1330 Kingwood Drive | Kingwood, TX 77339



## Building Features

- 12,000 RSF single-story medical office building
- Covered patient dropoff
- Building signage available
- Parking ratio 5.4/1,000 SF
- Conveniently located close to I-69
- Minutes from HCA Houston Healthcare Kingwood & IAH Airport



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|                             |                                   |
|-----------------------------|-----------------------------------|
| <b>Owner</b>                | PrimeHealth Properties Trust LLC  |
| <b>Total NRA</b>            | 12,000 SF                         |
| <b>Floors</b>               | 1                                 |
| <b>Year Built/Year Reno</b> | 1996/2022                         |
| <b>Smallest Contiguous</b>  | 1,864 SF                          |
| <b>Largest Contiguous</b>   | 7,000 SF                          |
| <b>Rental Rate</b>          | \$22.00 - \$24.00/SF NNN          |
| <b>Operating Expenses</b>   | \$14.64/SF                        |
| <b>Parking Ratio</b>        | 5.4/1,000 SF                      |
| <b>Building Hours</b>       | Mon-Fri 8AM-5PM; Sat & Sun CLOSED |

| Suite | Available SF | Links and Notes   |
|-------|--------------|---|
| 100   | 1,864        |  |
| 300   | 7,000        |  |

## Leasing Information:

**Evelyn Ward, CCIM, SIOR**

713.270.3352

Evelyn.Ward@transwestern.com

**Sarah Carter**

713.231.1629

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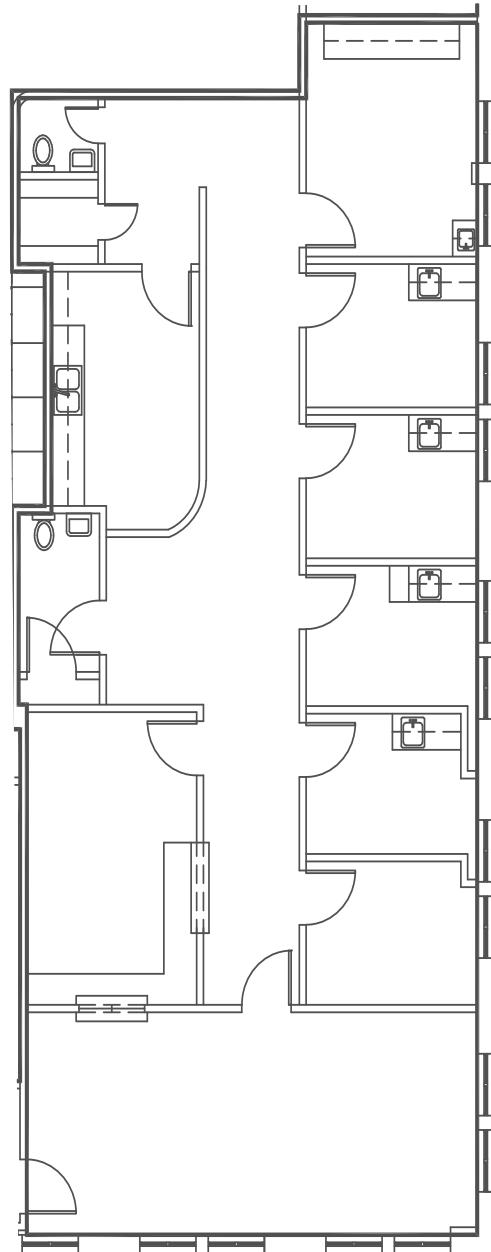
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# KINGWOOD MEDICAL CENTER

1330 Kingwood Drive | Kingwood, TX 77339

**Suite 100**  
**1,864 SF**



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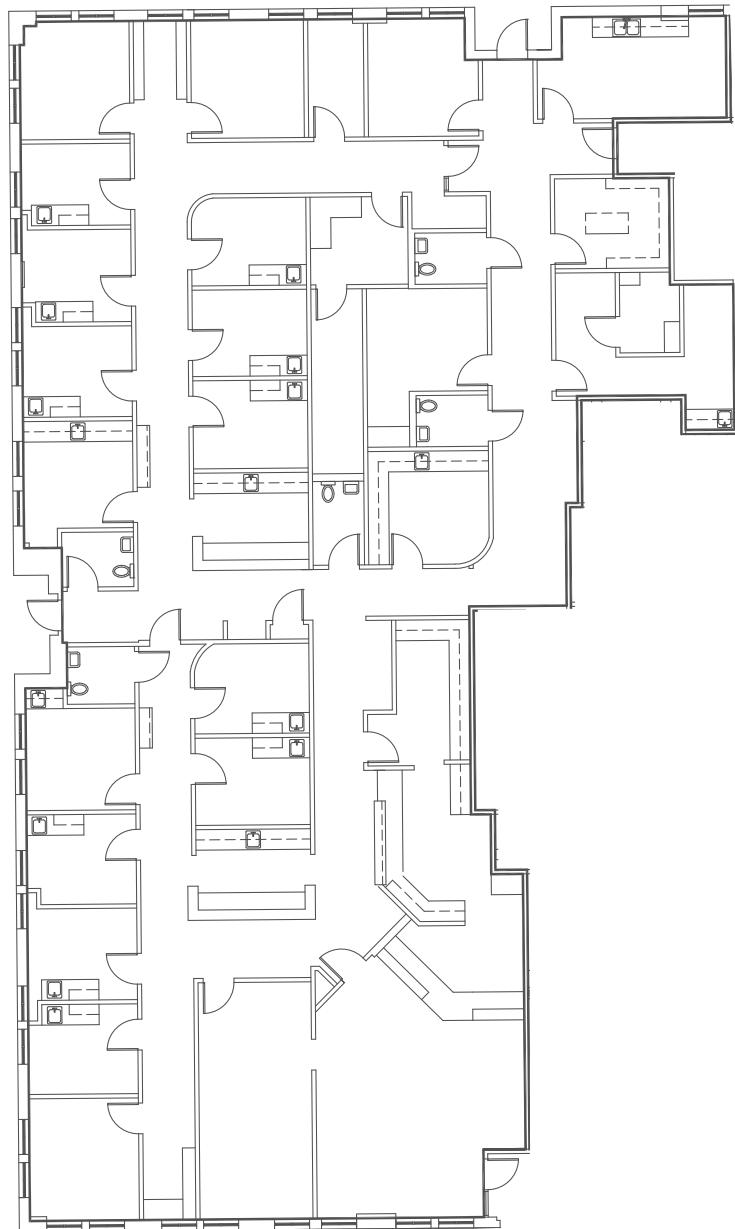
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# KINGWOOD MEDICAL CENTER

1330 Kingwood Drive | Kingwood, TX 77339

**Suite 300**  
**7,000 SF**



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