

CHASEWOOD Technology Park



OWNED BY:



NITYA
CAPITAL

LEASED BY:



TRANSWESTERN

REAL ESTATE
SERVICES

An aerial photograph of the Chasewood Technology Park campus. The image shows several modern office buildings with glass and concrete facades, surrounded by lush green trees and landscaped grounds. A multi-lane highway runs along the right side of the campus. In the top left corner, there is a dark teal circular graphic with a white arrow forming a circle around the text "CLICK HERE FOR VIRTUAL TOUR 360°".

**CLICK HERE FOR
VIRTUAL TOUR** 360°

 **CHASEWOOD** Technology Park

Prestigious 14-acre corporate campus abutting Cypress Creek in Northwest Houston, providing unparalleled high-end suites and a recently constructed tenant amenity center.

Corporate campus consisting of four buildings sitting on 14 lush acres. Ranging from four to eight stories, these buildings present over 463,969 square feet of high-end office space that is unrivaled in the surrounding area. Suites range from small to large, allowing any size company to find the right fit at Chasewood Technology Park.

Future development plans outdoor amenities including lakes, jogging trails and landscaped walkways along Cypress Creek, which runs adjacent to the campus.

Chasewood Technology Park can accommodate tenants from 1,000 SF up to 18,821 SF.

CAMPUS FEATURES



New campus tenant amenity center, conference facility and fitness center



Great access & visibility – direct access to State Highway 249, quickly reaching Beltway 8, Highway 290, 610 Loop, or the airport in 20 minutes or less



Signage opportunities available



Onsite property management/engineering staff



3.25 per 1,000 parking ratio available



Proven efficient floor plates



Existing above-standard infrastructure in place



Onsite security 24 hours a day, 7 days a week



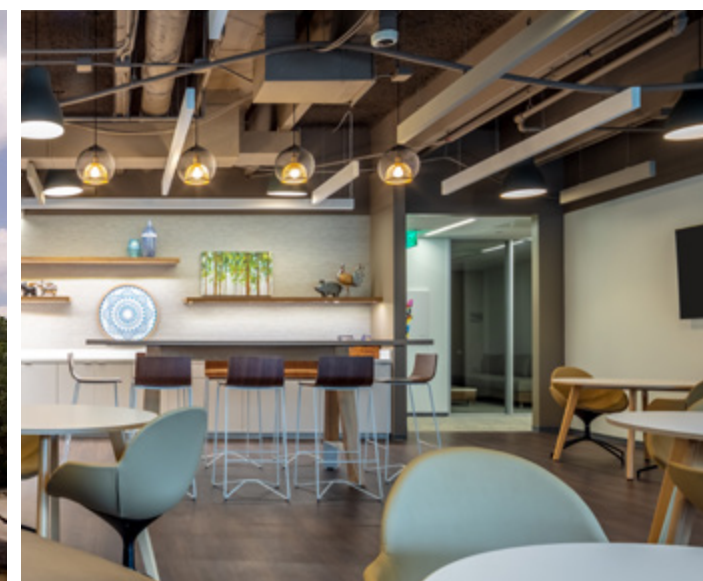
Onsite Delicatessen



Full-Service bank with 24-hour ATM, lobby and drive-thru facilities



SpringHill Suites within walking distance



THE CAMPUS

107,968 SF

6 floors

ONE CHASEWOOD

- 18,198 square foot average floor size
- Space available 1,100 to 4,800 SF
- Garage Parking
- Full-Service bank with 24-hour ATM, lobby and drive-thru facilities



ONE CHASEWOOD

153,226 SF

8 floors

TWO CHASEWOOD

- 18,821 square foot average floor size
- Space available 700 to 18,821 SF
- Garage Parking
- First floor of the building houses the amenity center
- Onsite delicatessen



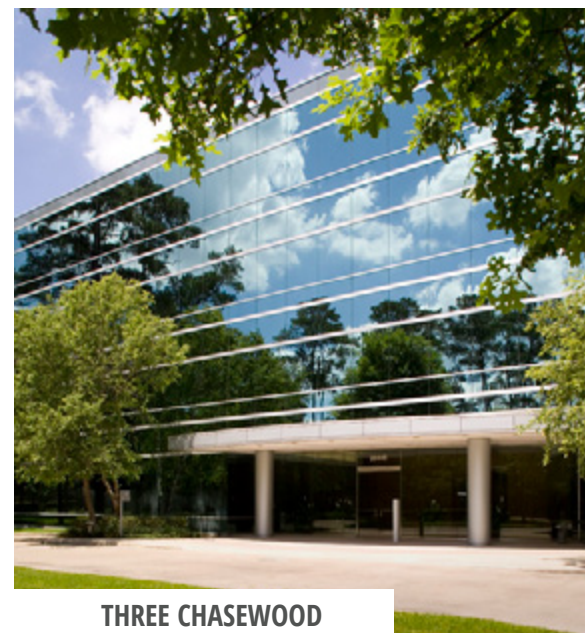
TWO CHASEWOOD

97,552 SF

4 floors

THREE CHASEWOOD

- 26,027 square foot average floor size
- Space available 1,300 to 5,600 SF
- Garage Parking



THREE CHASEWOOD

105,223 SF

5 floors

FOUR CHASEWOOD

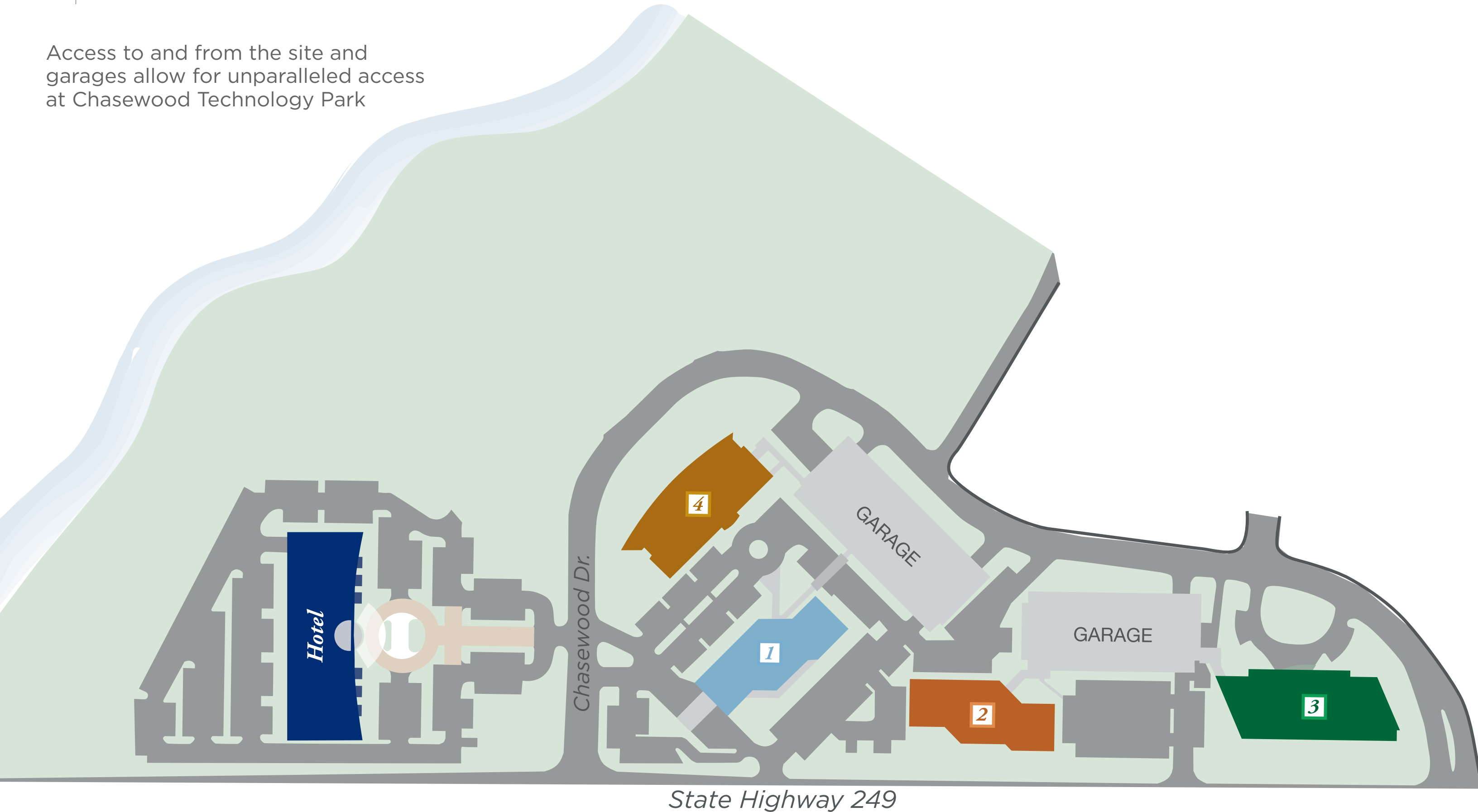
- 21,571 square foot average floor size
- Space available 800 to 3,900 SF
- Garage Parking



FOUR CHASEWOOD

UNPARALLELED ACCESS

Access to and from the site and garages allow for unparallelled access at Chasewood Technology Park





AMENITY CENTER

Tenant Lounge

Three Private Huddle Rooms

Reception + Kitchen Area

Conferencing Center, seats
up to 54

Cable TV Access

WiFi

FITNESS CENTER

Exclusively for tenants of
Chasewood Technology Park

Cardio Machines

Resistance Machines

Free Weights

Lockers and Showers

WiFi

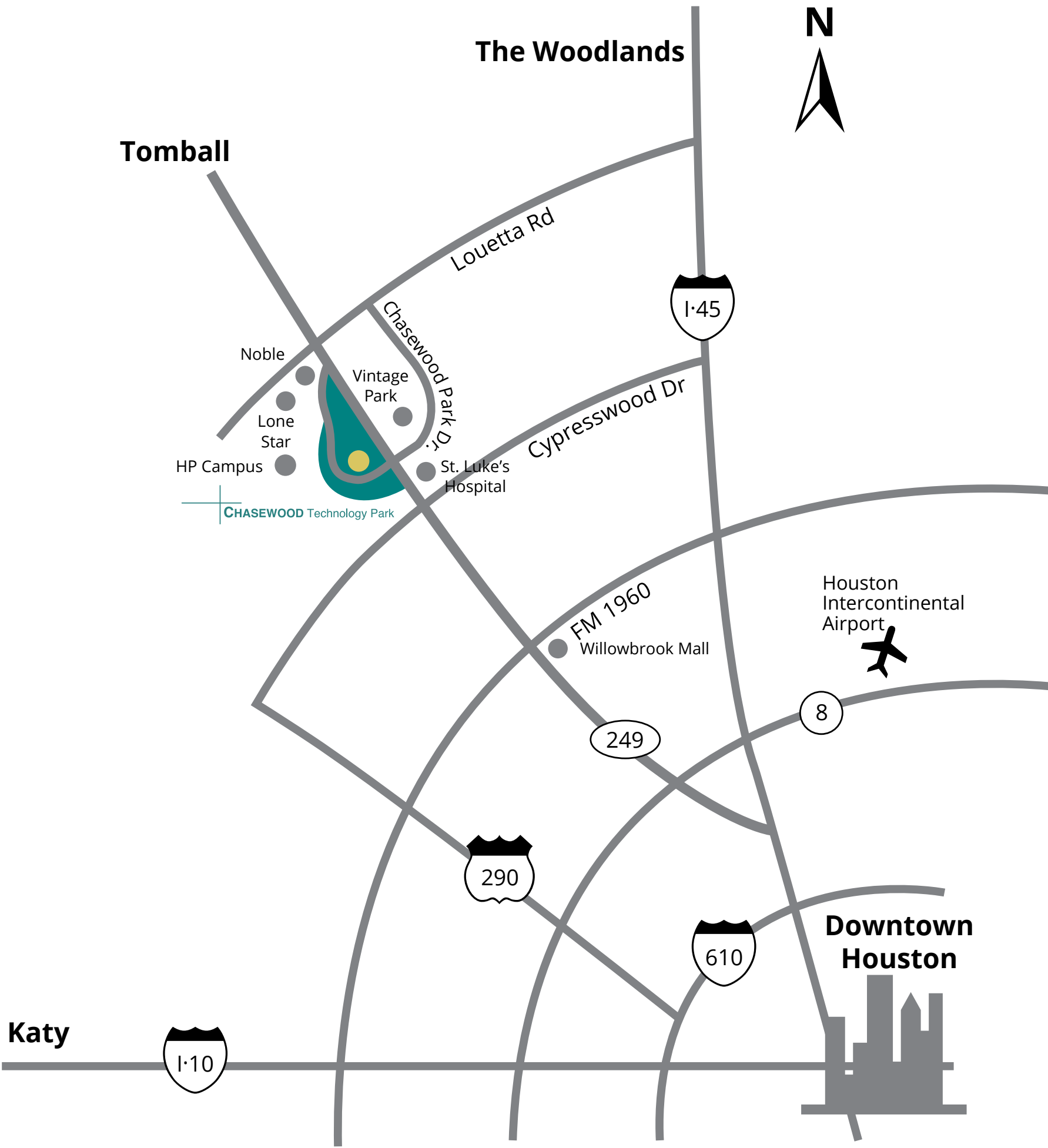
Indoor Bike Rack



LOCATION

Commuting to Chasewood Technology Park is made easy via direct access to State Highway 249, enabling drivers to quickly reach Beltway 8, Highway 290, 610 Loop, or Bush Intercontinental Airport in around 20 minutes or less.

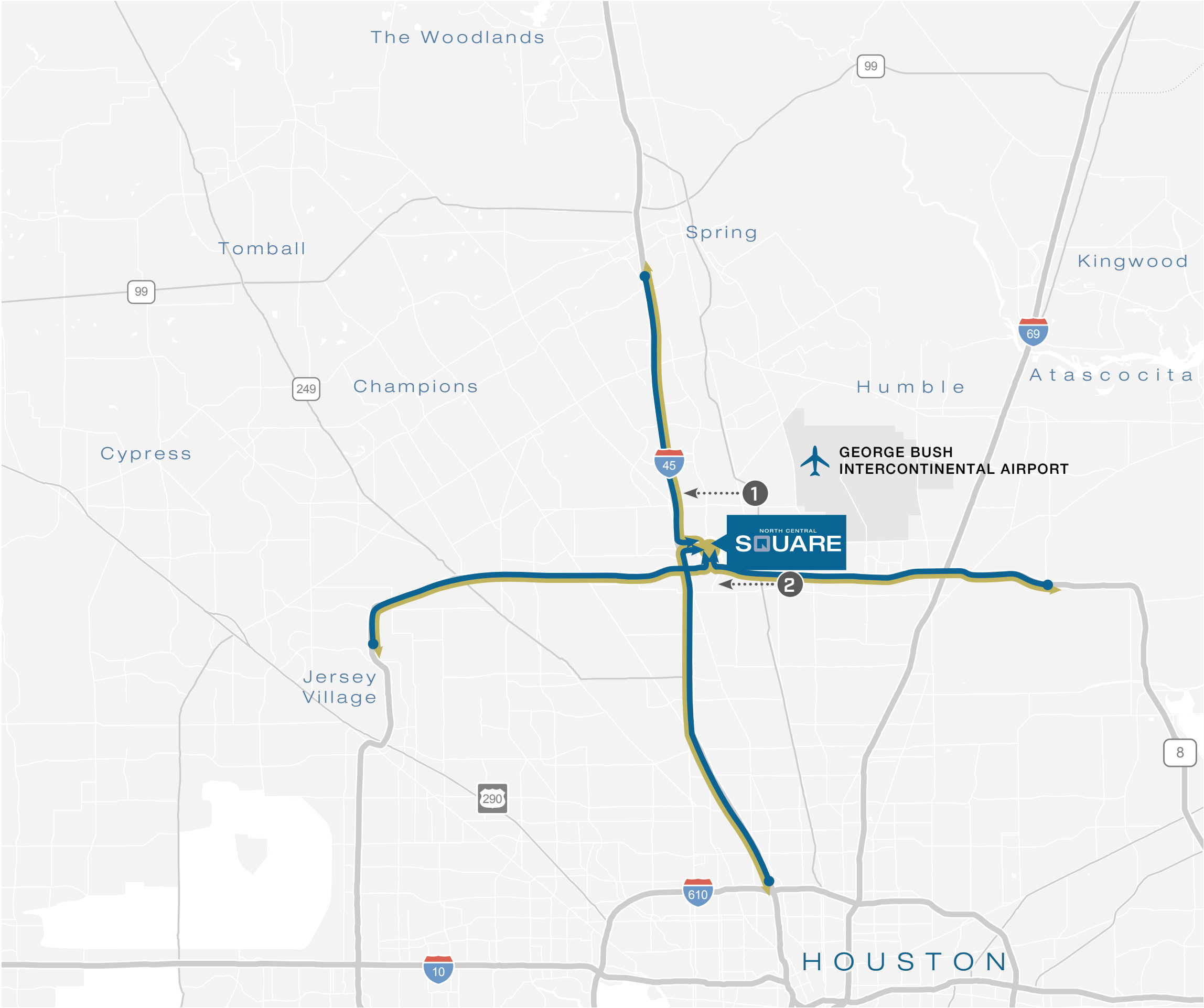
GEORGE BUSH INTERCONTINENTAL AIRPORT	20 min
SAM HOUSTON PKWY/BELTWAY 8	7 min
GRAND PARKWAY	8 min
HIGHWAY 290	20 min
I-610	20 min
DOWNTOWN	30 min
GALLERIA	30 min
THE WOODLANDS	24 min



ACCESS

- INGRESS
- EGRESS

- 1 Access to I-45 (North Fwy) North and South Bound via Greens Road
- 2 Direct access to the Beltway 8 Frontage Roads / entrance ramps East and West bound via Greenspoint Dr.



NORTH HOUSTON PARKS AND TRAILS

36 acres parks in the area and a new 4 miles walk trails 6 Parks (Wussow, City View, Ida Gaye, Buckboard, Drake, Skate Park/Dylan)

NORTH HOUSTON SKATE PARK

The largest skate park in North America and among the world's biggest

78,000 square feet of skate surface

NORTH HOUSTON BIKE PARK

One-of-a-kind world-class bike park

20-acre BMX park adjacent to the North Houston Skate Park (under construction)

Anticipated completion date is January 2018



NORTH HOUSTON SKATE PARK



NORTH HOUSTON BIKE PARK



NORTH HOUSTON BIKE PARK

CONVENIENCE

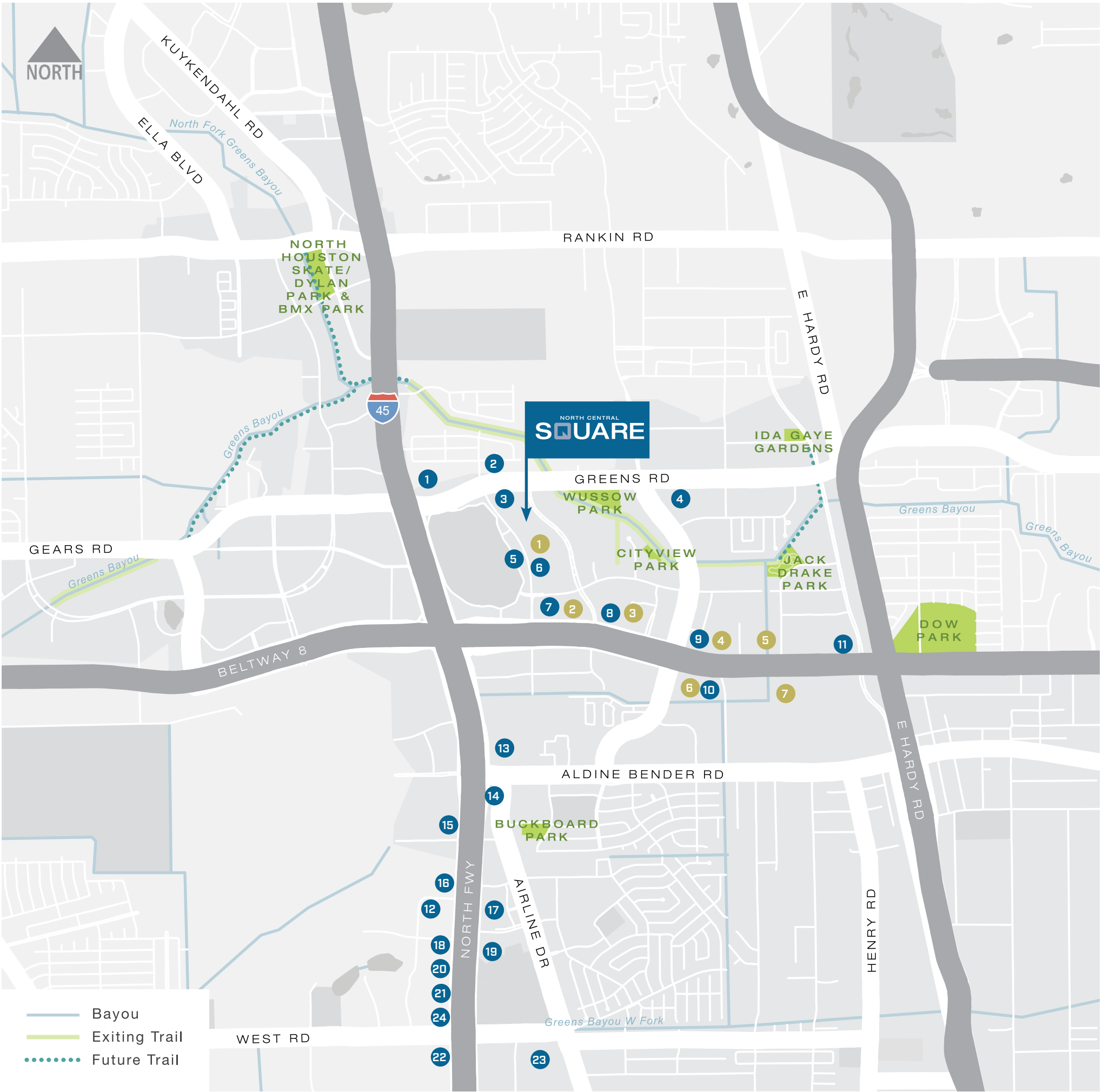
Abundant Area Amenities

RESTAURANTS

- | | |
|--|---|
| 1 Brown Sugar Bar-B-Cue
Rico's Mexican Cafe
Indian Grill
IHOP | 12 Starbucks |
| 2 Monterey's Little Mexico
Cajun Town Cafe
Asiana Garden Restaurant
Chef Lin's Hunan Yuan
Fuddrucker's | 13 Ostoneria Michoan
El Papaturro |
| 3 Piazza Cafe | 14 Denny's
Canton Chinese Restaurant |
| 4 Anthony's Pizza | 15 Pappas Seafood House
SGorditas Jalisco |
| 5 Alonti Cafe & Catering | 16 Pho Houston
Chili's Bar and Grill
Jalisco Mexican Food |
| 6 Uncle Tong's Chinese Restaurant
Schlotzsky's Deli
Rising Roll Gourmet
Ichiban Japanese Seafood & Steakhouse | 17 China Buffet Restaurant
Mambo Seafood Market |
| 7 Prescott Grill - Marriott North
Greenspoint | 18 Maine-ly Sandwiches |
| 8 Jimmy G's Cajun Seafood Restaurant | 19 Moon Palace Restaurant
China Border |
| 9 Super Chicken | 20 Bonfire Wings |
| 10 East Mesquite Grill | 21 Panda Express |
| 11 Waffle House | 22 Tampico Seafood & Cocina Mexicana |
| | 23 Tacos de Julio III |
| | 24 Taco Cabana |

HOTELS

- | | |
|--|--|
| 1 Hilton Houston North | 5 Residence Inn Houston at
Intercontinental Airport |
| 2 Houston Marriott North | 6 Park Inn by Radisson Baymont Inn &
Suites |
| 3 Hyatt Place Bush Intercontinental Aiport | 7 Quality Inn & Suites |
| 4 Hyatt North Houston | |



OWNED BY:



NITYA
CAPITAL

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TRANSWESTERN REAL ESTATE SERVICES