



ATRIUM II

15355 W. Vantage Pkwy | Houston, TX 77032

YEAR BUILT 1983/2004

FLOORS 3

ELEVATORS 2

PARKING 3:1,000; Surface Parking Spaces

 713.467.2222

 leasing@hi-reit.com

 www.hi-reit.com

COMMON AREA FACTOR

15%

BUILDING AREA

106,677 SF

FLOOR PLATE

29,693 SF

BUILDING HOURS

M - F: 6a - 6p | Sat: 8a - 12p

SECURITY HOURS

M - F: 5p - 6a

AFTER HOURS HVAC

\$70 per hour

2022 ESTIMATED EXPENSES

CAM = \$4.47 | TI = \$1.53 | Total OPEX = \$6.00

DATA PROVIDER

AT&T, Comcast, Logix

LANDLORD

Silver Star Properties REIT, Inc.

BUILDING AMENITIES

Move-in Ready Suites

Free Initial Test Fits

On-site Professional Ownership and
Management

After-hours Controlled Access

24-hour Monitored Surveillance

Reserved Parking Available

Newly Renovated Lobby

After-hours Roaming Courtesy Officer

Tenant Lounge

CLOSE PROXIMITY TO

I-45 and Beltway 8

Hardy Toll Road

Bush Intercontinental Airport