

FOR LEASE

Medical | Office | Retail

206 Sandhill

206 Sandhill St
Webster, TX 77598

2,500 - 9,450 SF | \$26.00 - \$36.00 | Included Turn-Key
AVAILABLE \$/SF/YR/NNN INTERIOR BUILDOUT



New Construction · Turn-Key Buildout Included · Space Planning at No Cost

Ross Wycoff

ross@wycoffdevelopment.com

Ph 281.455.4898 (Office)



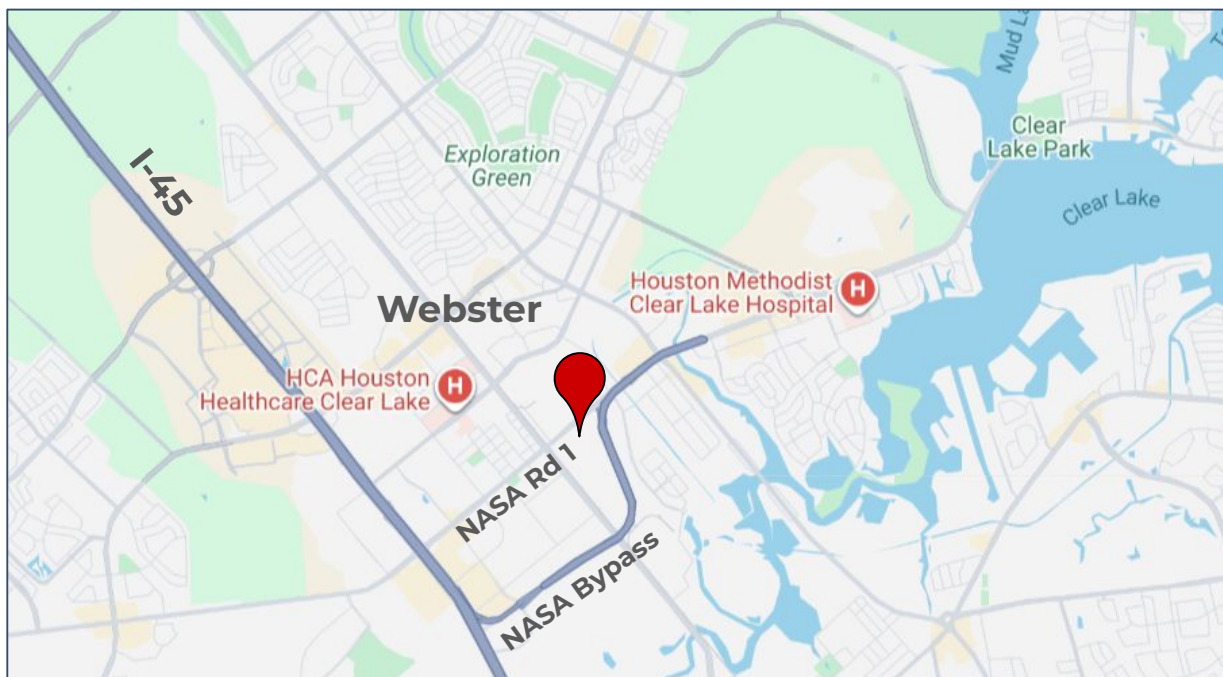
www.wycoffdevelopment.com
Office 281.332.0260

Property Overview

Year Built	Total SF	Zoning	Parking
Q1 2027	9,450	C1 & C2	37+

HIGHLIGHTS

- Large common parking area
- New construction to be completed Q1 2027
- Available for Sale or Lease
- Built-to-suit, custom interior
- Easy access to NASA Bypass
- Space Planning available at no cost
- Turn-key pricing including interior buildout
- Quoted rates include typical office and medical buildout



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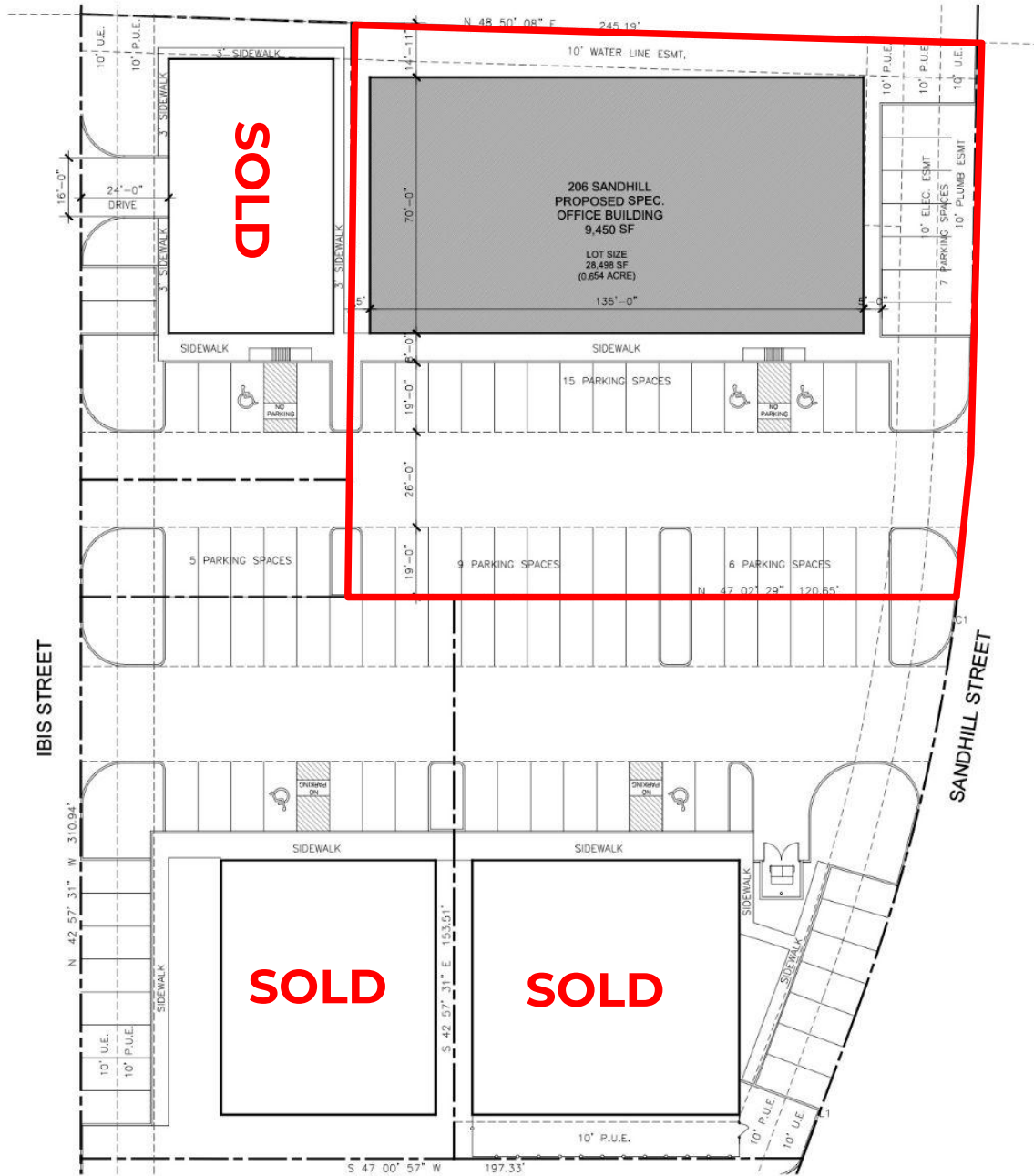
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Site Plan



01 **SITE PLAN**
SCALE 1/16"=1'-0"

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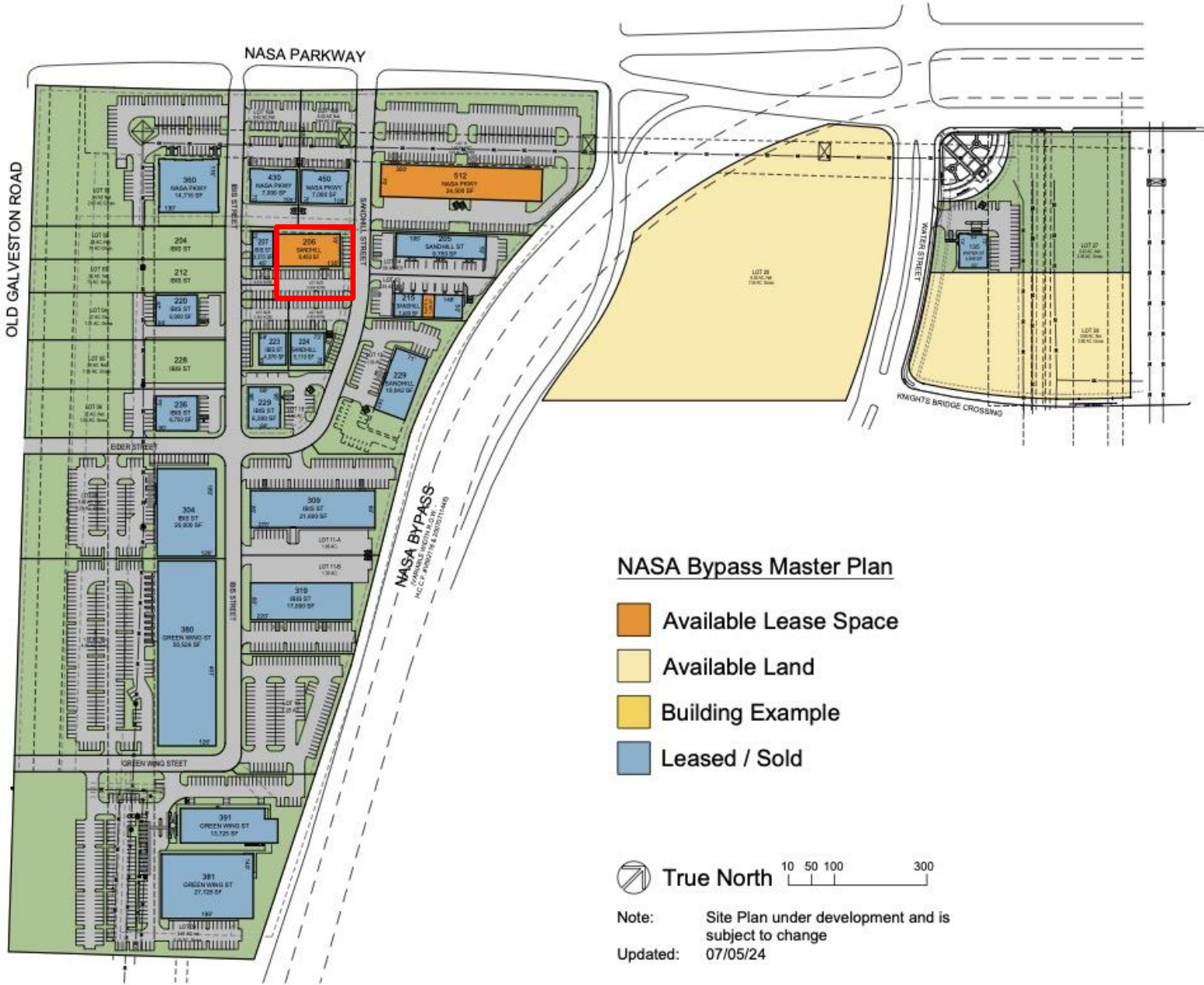
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Site Plan Location



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