

Building fact sheet

Sugar Creek on the Lake
14141 Southwest Freeway
Sugar Land, TX 77478



Location Information

Building Name	Sugar Creek on the Lake
Address	14141 Southwest Fwy Sugar Land, TX 77478
Owner	1 Sugar Creek, LLC

Building Information

Building Class	A
Tenancy	Multiple
Building NRA	516,623 SF
Average Floor Size	60,000 SF
Year Built / Renovated	1982 / 2024
Building Hours	Mon - Fri: 6:00 am - 6:00 pm Sat: 8:00 am - 1:00 pm 24/7 on site courtesy guard
Building Security	After-hours key card access and security system ntegrated digital video monitoring 5/1,000 ratio - Garage & surface parking available
Parking	Unreserved Surface: \$20 ea. Unreserved Garage: \$50 ea. Reserved Garage: \$75 ea.
Rental Rate	Office: \$21.00/SF Net Concourse: \$9.50/SF Net
Operating Expenses	\$10.29/SF (est. 2025)
Service Provider	AT&T, Windstream, Lumens, Entouch, Verizon, Century Link & Comcast

Property Highlights

- Newly renovated conference room & workout facility
- Excellent access to Hwy 69, Sam Houston Toll & other major thoroughfares
- On-site management & security
- Building conferencing center
- New parking garage & above standard parking ratio
- Storage & basement level space available

**Get more
information**

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