

**MEDICAL  
OFFICE  
LEASE**

38,258 SF

CLASS A  
MEDICAL  
OFFICE SPACE

HUMBLE



**TRANSWESTERN**

REAL ESTATE  
SERVICES

# PARK LAKES PROFESSIONAL BUILDING

9701 North Sam Houston Parkway - Humble, TX 77396



## Lease Rate:

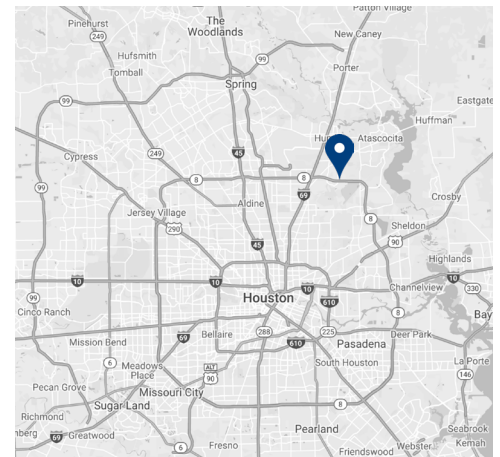
\$25.00/NNN  
\$10.00/SF OPEX

## Availability:

Suite 270 - 2,310 SF  
Suite 280 - 2,355 SF

## Building Information:

- 38,258 Two Story Class A Medical Professional Office Building
- Direct Access to Sam Houston Tollway
- 5.50/1,000 SF Parking Ratio
- Close proximity to affluent areas including Atascocita, Humble, Kingwood



## Leasing Information:

**Heinrich  
Cronje**  
832.408.4067  
Heinrich.Cronje@transwestern.com

**Justin  
Brasell**  
713.231.1595  
Justin.Brasell@transwestern.com

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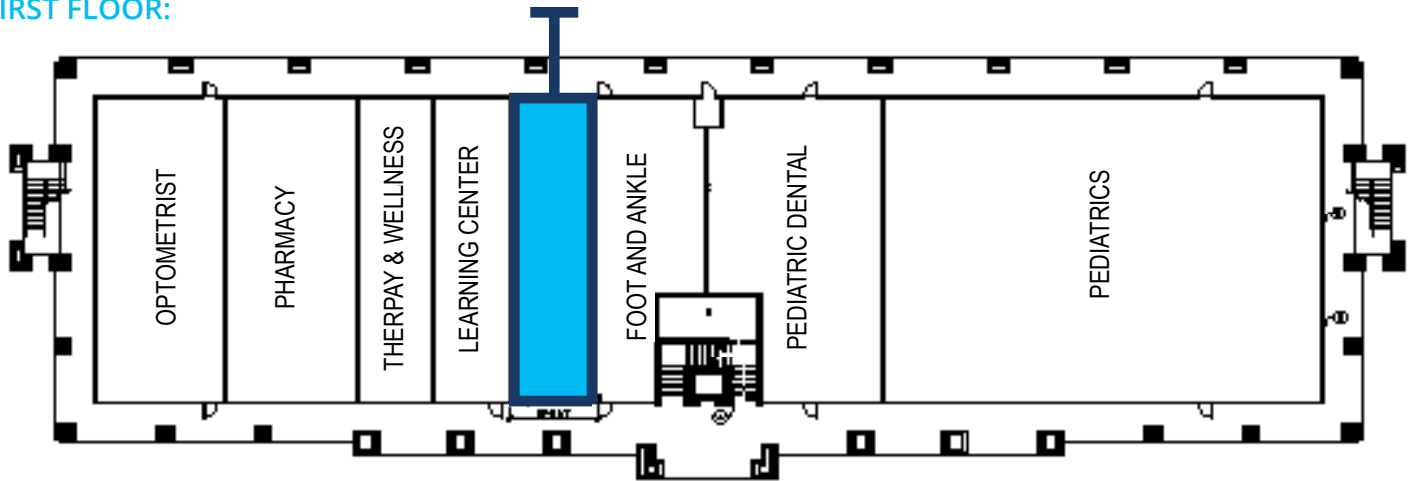
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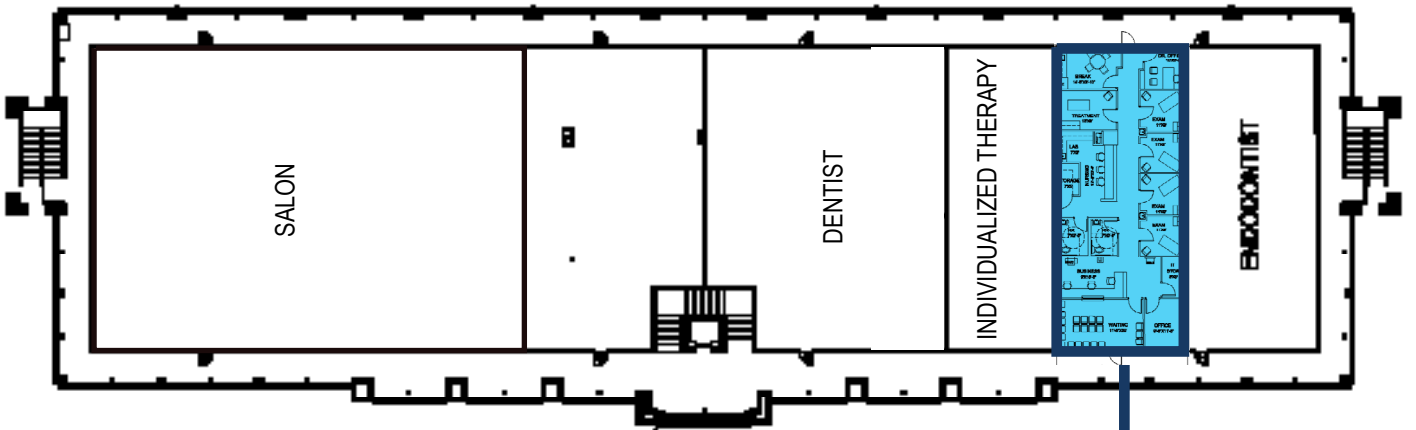
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## FIRST FLOOR:

SUITE 140  
1,468 SF



## SECOND FLOOR:



SUITE 270  
2,310 SF  
SPEC SUITE

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## Surrounding Amenities & Services

<b>1</b> Walmart	<b>6</b> Murphy USA Gas Station	<b>12</b> Petco	<b>17</b> Denny's	<b>23</b> Walgreens
<b>2</b> Panda Express	<b>7</b> Wells Fargo	<b>13</b> Goodwill Gold's Gym Tutti Frutti Wing Stop	<b>18</b> Kingwood Medical Center	<b>24</b> Los Cucos Mexican Cafe
<b>3</b> Trinity Dental Jimmy John's Ilelel - Ramen & Sushi Bar Southern Maid Donuts AT&T	<b>8</b> Whataburger	<b>14</b> Taco Bell	<b>19</b> Children's Learning Adventure	<b>25</b> First Watch Capstone Dentistry Cricket Wireless Mathansium
<b>4</b> Starbucks T-Mobile Postnet	<b>9</b> Park Lakes Cleaners Sprint Subway	<b>15</b> Bank of America	<b>20</b> Chili's	
<b>5</b> Sonic	<b>10</b> Chick-Fil -A	<b>16</b> Verizon The UPS Store	<b>21</b> Chase	
	<b>11</b> GNC Dollar Tree		<b>22</b> Phillips 66 Gas Station	

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