

## Building fact sheet

West8 Tower  
10205 Westheimer Rd  
Houston, TX 77042

## Location Information

Building Name	West8 Tower
Address	10205 Westheimer Rd Houston, TX 77042
Market	Westchase
Cross-Streets	Westheimer & Beltway 8

## Building Information

Building Class	A
Tenancy	Multiple
Ownership	Richfield Real Estate Corporation
Net Rentable Area	261,471 SF
Number of Floors	11
Average Floor Size	22,901 SF
Add-on Factor	9.15% single tenant 17.50% multi
Building Hours	Mon - Fri: 7:00 am - 6:00 pm Sat: 7:00 am - 1:00 pm  24/7 on site courtesy guard
Building Security	After-hours key card access system to building and garage  Integrated digital video monitoring
Rental Rate	\$28.50/SF Full Service
Operating Expenses	\$12.88/SF (est. 2024)
Service Provider	AT&T, Comcast, Phonescope
<b>Traffic Counts</b>	
Beltway 8	123,983 VPD
Westheimer	57,140 VPD

## Property Highlights

- 24/7 concierge service
- Walking distance to METRO bus line
- On-site management and security
- Parking garage with covered walkway
- Excellent Westchase District location
- Minutes to hotels, restaurants and retail

## Get more information

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