



2223 N. Main Houston, Texas 77009

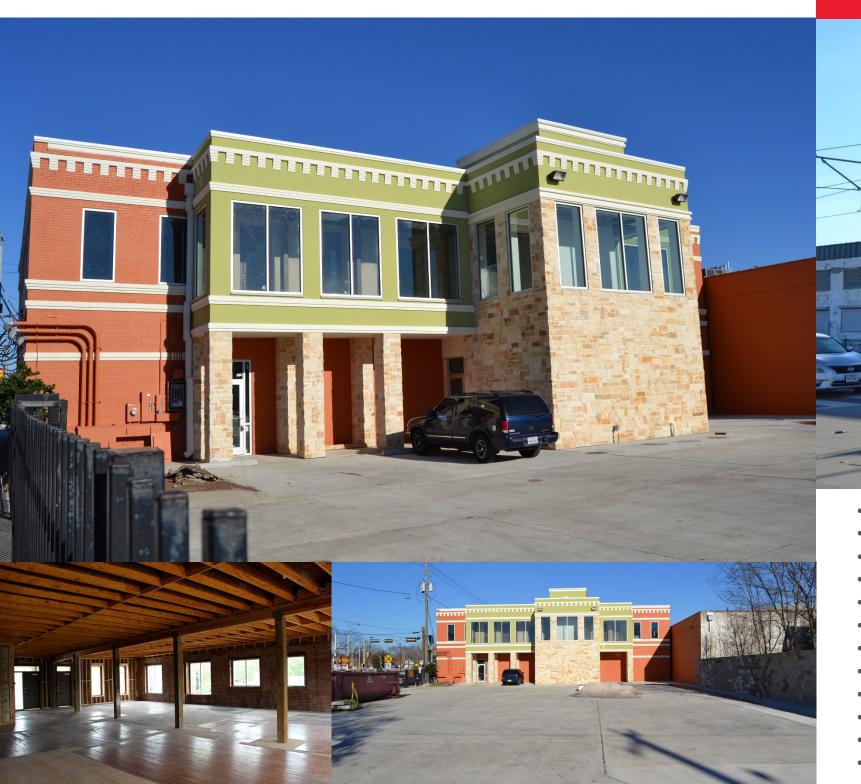
SEC N. Main & Quitman

Houston, TX 77056

1330 Post Oak Boulevard | Suite 2700

OFFICE/FLEX/RETAIL - FOR SALE OR LEASE

cushmanwakefield.com



Multi-tenant office/flex/retail

- Located on the new Metro north rail line
- Adjacent to the Quitman/N. Main rail stop
- ±11,850 sq. ft. building, two floors
- ±18,900 sq. ft. land
- Refurbished in 2015
- Elevator
- Fenced parking lot
- Key Map 493C
- TI included in rate
- Lease Rate: \$20.00/SF/YR NNN
- Sales Price: \$2.000.000

For more information, contact:

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- Up to four suites downstairs & upstairs
- Open concept upstairs
- Exterior remodel complete
- 37 parking spaces
- Ready for tenant build-out
- Security doors
- Glass storefronts
- Suites from ±1,250 sq. ft. to ±5,000 sq. ft. downstairs
- Suites ±1,262 sq. ft. to ±2,393 sq. ft. upstairs
- Grease trap



artist's rendering

## **First Floor Second Floor** ±1,262 ■ ±1,250 ±1,262 ±1,250 • ±1,131 leased sq. ft. sq. ft. sq. ft. sq. ft. sq. ft. sq. ft.



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