



CLASS A MEDICAL OFFICE SPACE FOR LEASE

# KINGWOOD MEDICAL ARTS

350 KINGWOOD MEDICAL DRIVE | KINGWOOD, TEXAS 77339

**CONTACT**

**SARAH CARTER, VP**

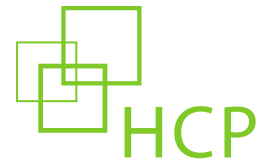
713.231.1629

[sarah.carter@transwestern.com](mailto:sarah.carter@transwestern.com)

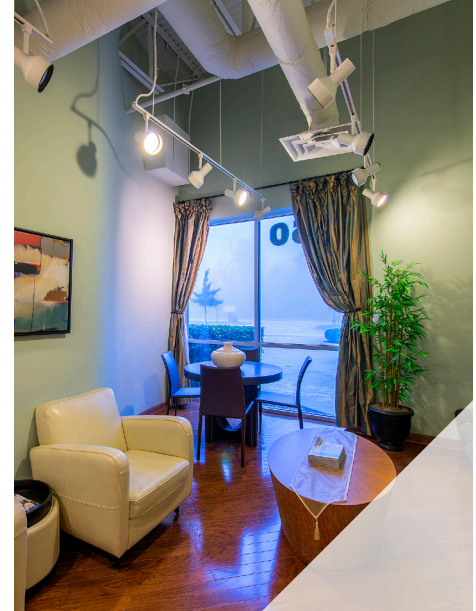
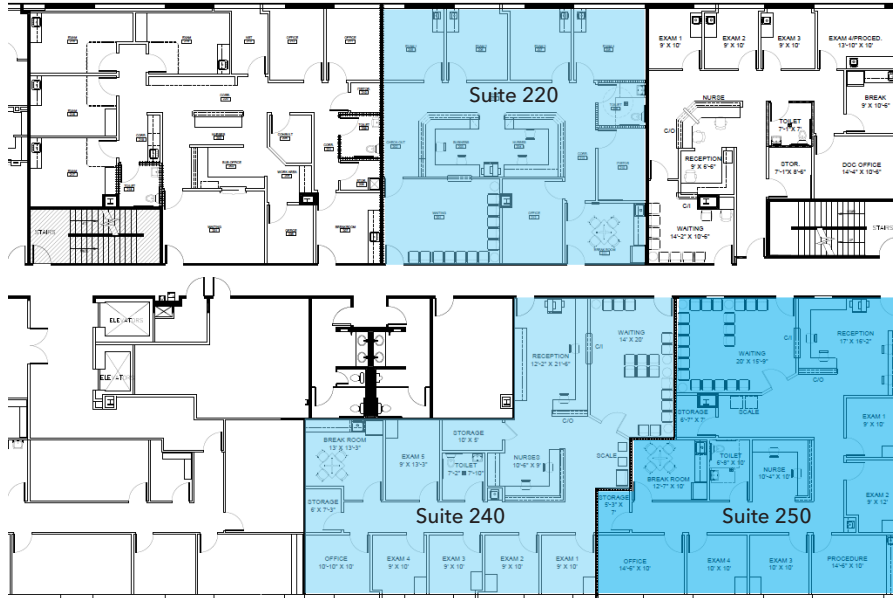


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## AMENITIES

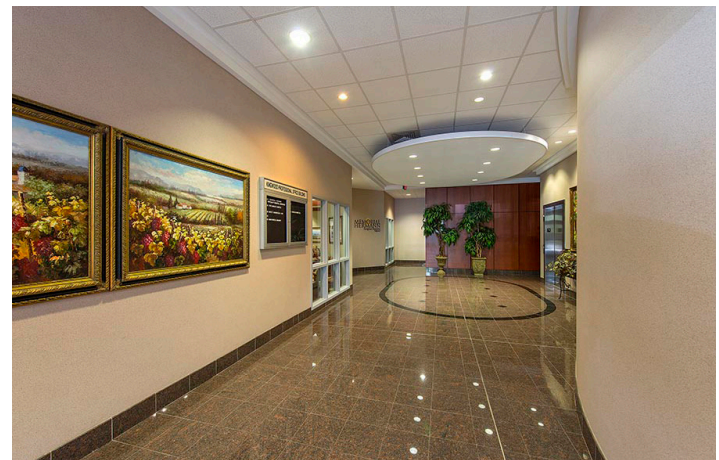
- Located at the Corner of Kingwood Medical Dr. and Professional Dr. across from Kingwood Medical Center
- Owned by HCP, Inc.
- Excellent Tenant Mix including:
  - Memorial Hermann Surgical Hospital
  - TOPS Comprehensive Breast Center
  - Care for Women
  - Retina Consultants of Houston
  - Texas Surgical Care
  - Houston Fertility Institute

## AVAILABILITIES

- Move-in Ready Suite 220: 2,305 SF
- Brand New Spec Suite Coming Nov 2018 Suite 240: 2,499 SF\*
- Brand New Spec Suite Coming Nov 2018 Suite 250: 2,662 SF\*
- \* Suite 240 and 250 combinable to equal 5,160 SF
- \$23.00/Square Foot NNN
- Estimated OpEx: \$11.15/Square Foot

## BUILDING SPECS

- 3-Story Class A Medical Office Building
- 60,000 Square Feet
- Parking Ratio: 3.58:1,000
- FREE Covered and Surface Parking
- Dedicated Patient Parking near Entrance



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