

# 18211 KATY FREEWAY

CLASS A OFFICE SPACE FOR LEASE | NEW CONSTRUCTION



  
TRANSWESTERN

REAL ESTATE  
SERVICES

LEASING INFORMATION:

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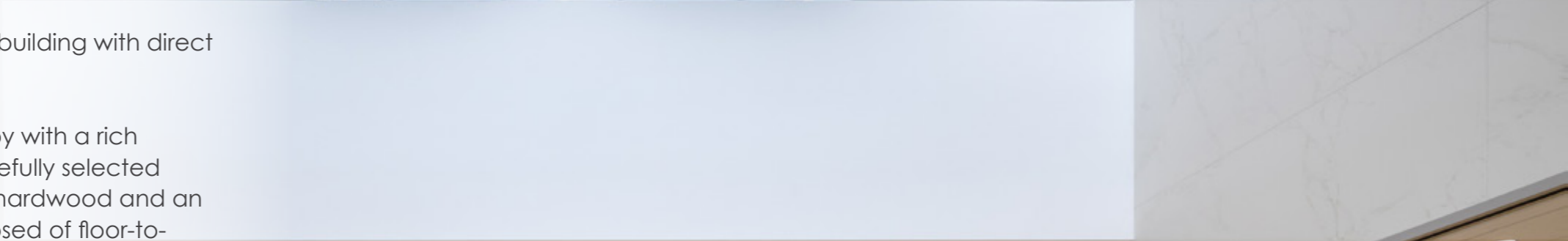
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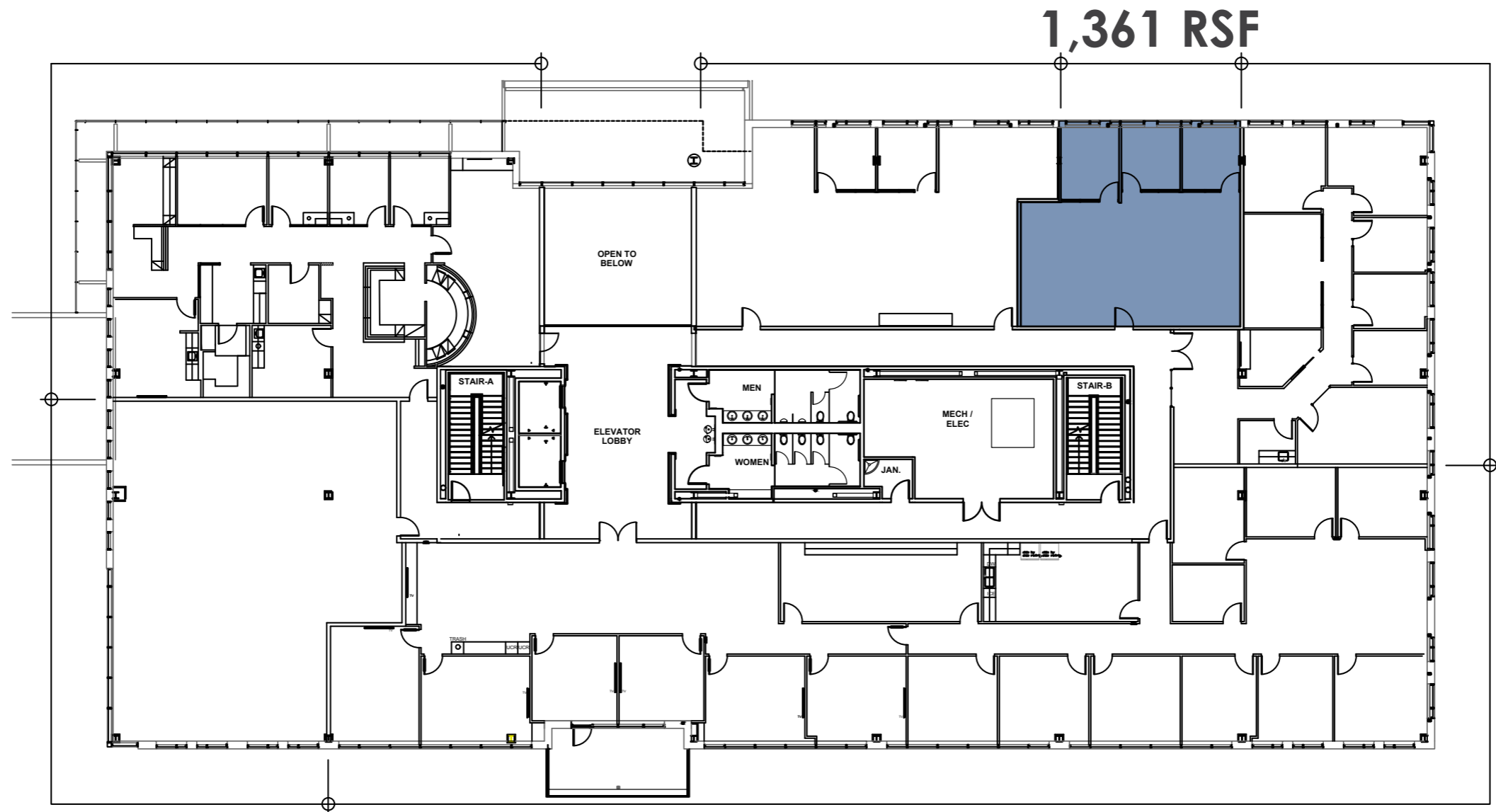
# BUILDING OVERVIEW

18211 Katy Freeway has been developed by Members Choice Credit Union as their Houston Headquarters delivered in the fourth quarter of 2017. Members Choice Credit Union will be the primary tenant, however they will not occupy the entire building and are seeking tenants to lease the remaining 1,361 RSF located on the 2nd Floor.

- » Prime four story Class A office building with direct access to I-10
- » Well-appointed two story lobby with a rich material palette featuring carefully selected porcelain tile, stained walnut hardwood and an innovative wall system composed of floor-to-ceiling, DEKTON quartz panels (by Cosentino)
- » Ample parking available at a 4/1000 parking ratio with covered, reserved parking available and covered access into the building
- » In suite balcony access available
- » Efficient rectangular 20,000 RSF floor plates that are divisible for smaller users
- » Multi-tenant monument signage opportunities available for larger users



# AVAILABLE SPACE



## 2ND FLOOR

# CONVENIENCE

Restaurants, shopping and hotels at your doorstep...

- A** Tony's Mexican  
Pho Tan An  
The Oil Derrick  
El Rancho Mexican  
Burger Tex Grill  
T-Mobile  
Firehouse Subs  
Smoothie Factory  
Dynamic Fitness Barker Cypress  
Kimchi Korean Cafe  
Popeyes  
Shell Gas Station



- F** Lowe's  
Pearle Vision  
Lenny's Subs  
Signarama  
SportClips

- G Green Tree Center**  
Willie's Grill & Icehouse  
PetSmart  
Target  
AT&T  
Famous Footwear  
Shish Kabob Cafe  
Bath & Body Works  
TJMaxx  
Party City  
Five Below
- Ulta  
UPS Store  
TGF Hair Salon  
Randall's  
Shell  
Fazoli's  
McDonald's  
BBVA Compass Bank  
Wendy's  
IHOP  
Eyedoc Vision

- H** Bank of America  
Katy Pharmacy  
Orient Express  
Shipley Do-Nuts  
Texas Mesquite Grill  
NTB - National Tire & Battery

- I** At Home  
Panera Bread  
Applebee's  
Thai Cottage  
Vitamin Shoppe  
Soft Touch Nails  
Amazing Lash Studio  
LA Fitness  
Ashley HomeStore  
Massage Envy  
The Joint
- Pier 1 Imports  
Five Guys  
Scottrade  
Verizon  
Chase Bank  
Kohl's  
OfficeMax  
Jimmy John's  
Chipotle Mexican Grill  
Smoothie King  
H-E-B

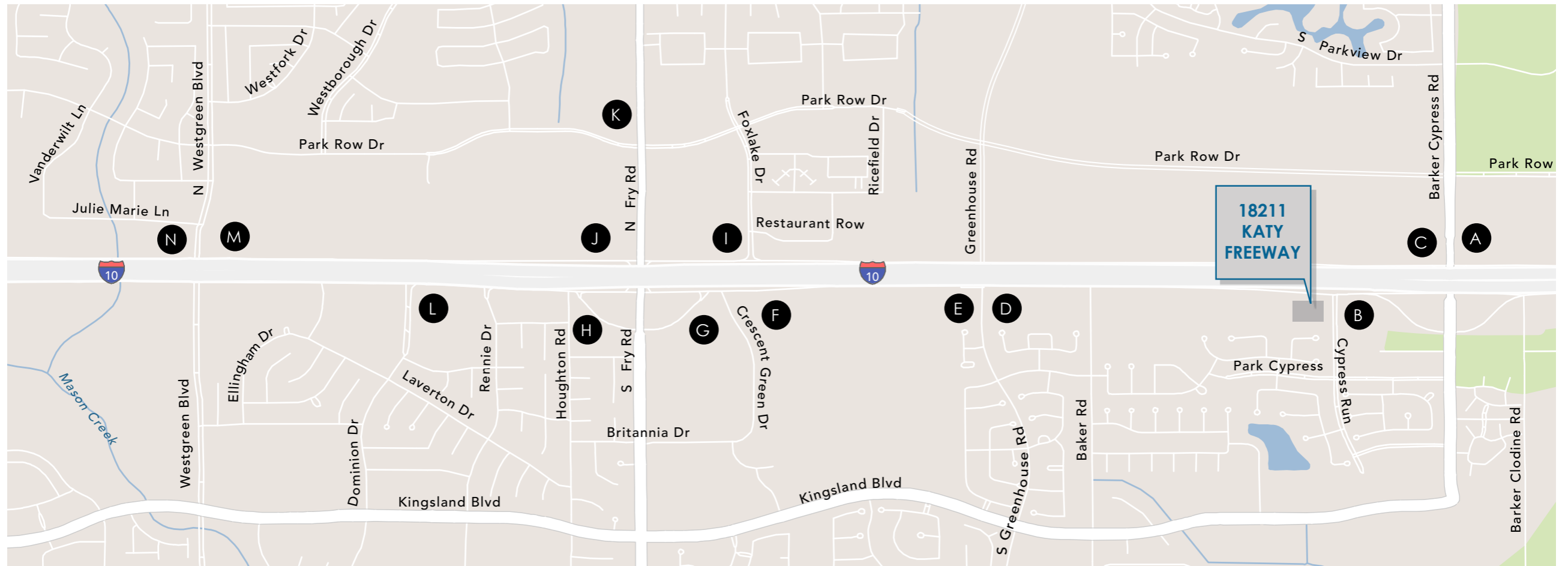
- J** Home Depot  
Subway  
Whataburger  
Arby's  
Sprint  
Ross Dress for Less
- Babies"R"Us  
Best Buy  
Sam's  
Walmart  
Denny's  
Panda Express

- K Crossing at Fry Road**  
Walgreens  
Taco Bell  
Shell  
Buffalo Wild Wings  
Starbucks  
Kroger  
Palais Royal
- Spec's  
Burger King  
Hobby Lobby  
The UPS Store  
Tropicals  
McDonald's  
Sonic Drive-In  
Pizza Hut



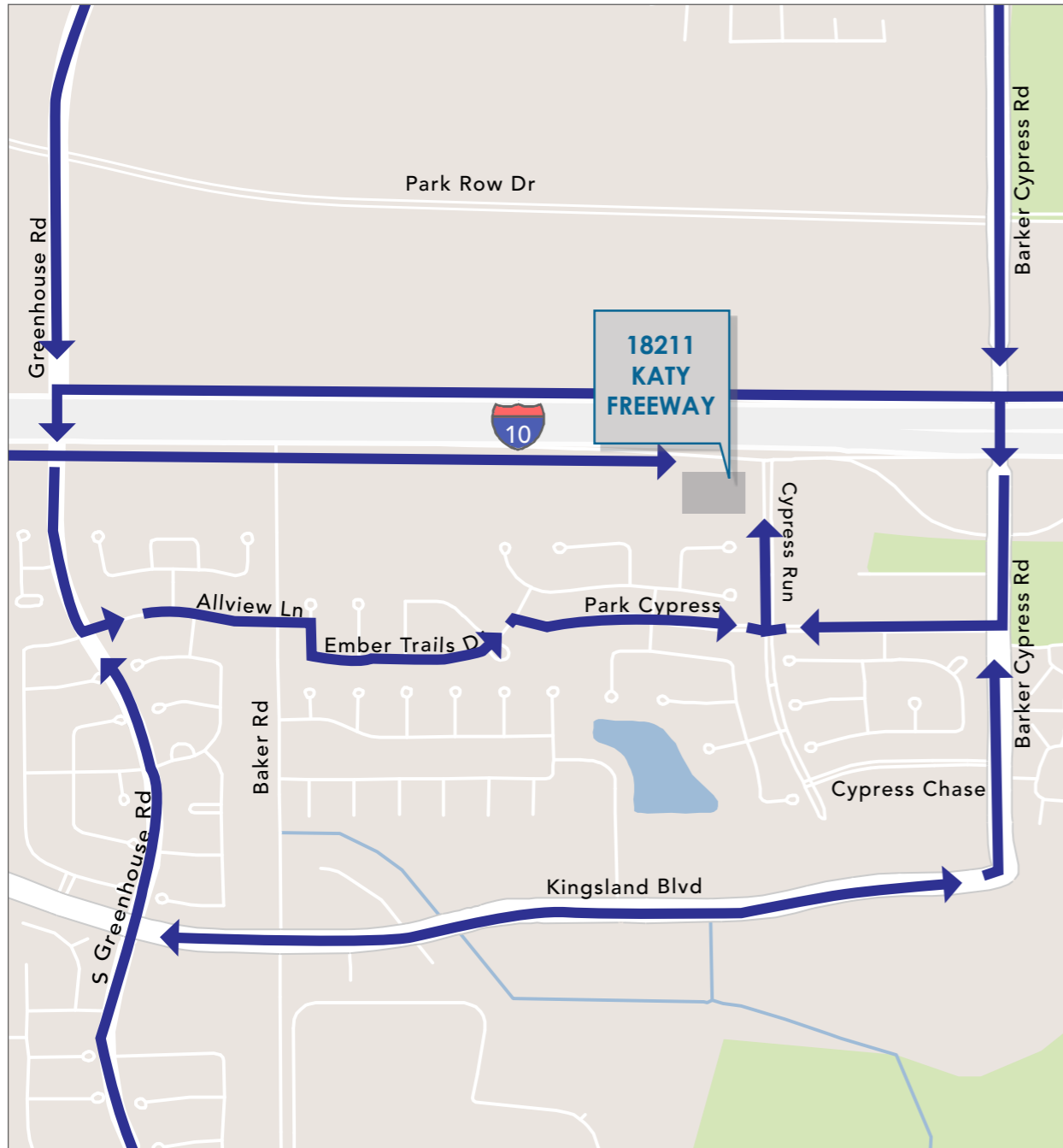
- L** Uncle Julios  
BJ's Restaurant & Brewhouse  
Longhorn Steakhouse  
Newk's Eatery  
Texas Roadhouse  
Steak n' Shake  
Firehouse Subs
- M** Slick Willie's  
Stadia Sports Grill  
Chang's Chinese  
Russo's New York Pizzeria  
Texas Borders Grill  
Brewskis Pub  
Orleans Seafood Kitchen

- N** Spring Creek BBQ  
Holiday Inn  
Cheddar's  
Olive Garden  
Chuy's  
McAlister's Deli

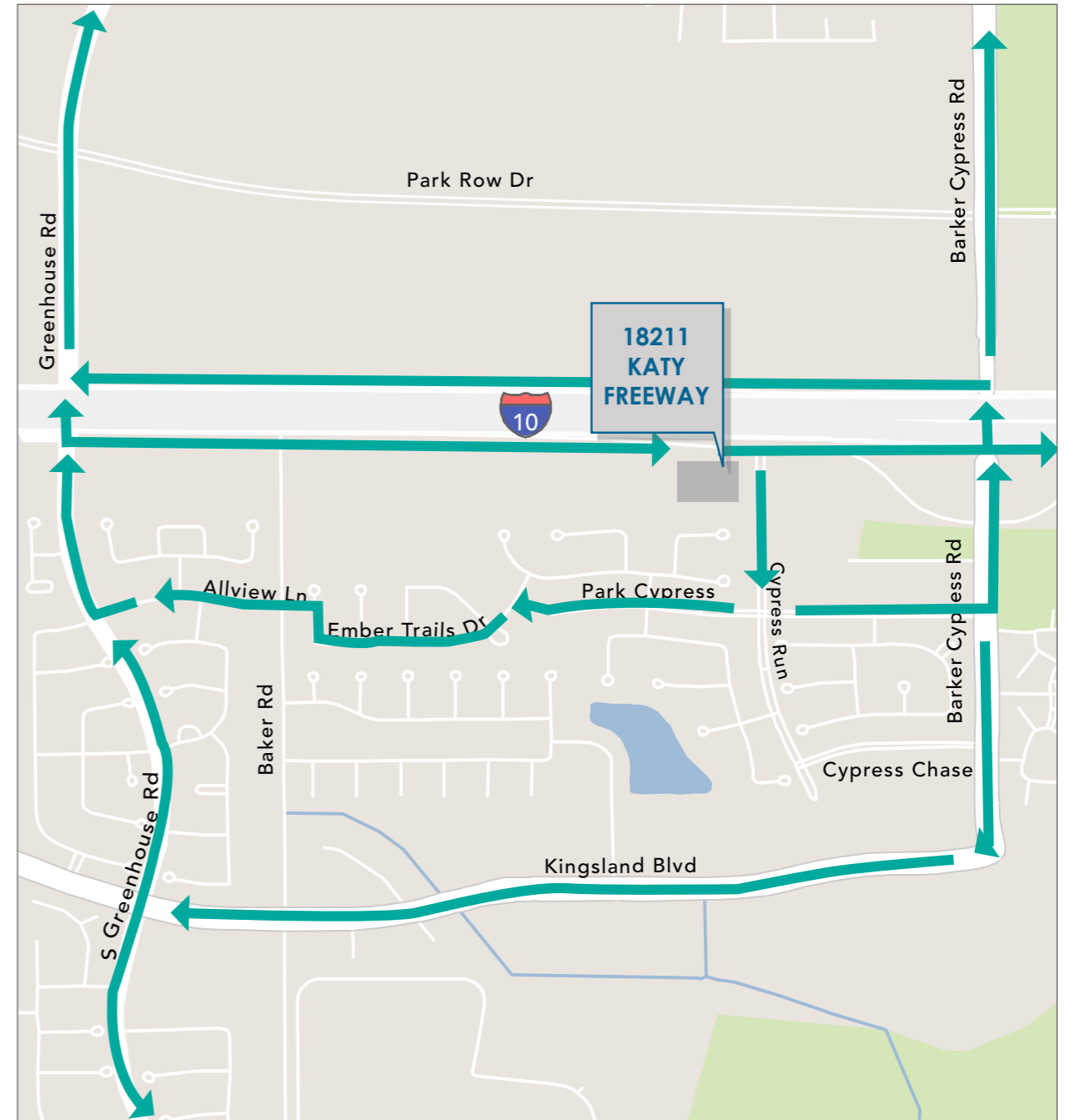


# EASY ACCESS

## INGRESS



## EGRESS





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OWNED BY:



LEASED BY:

