



**True Full Service Gross Rates!**  
No CAM increases or escalations over term of lease

## Highlights

- Class B building in Westchase submarket
- Controlled access
- On-site management
- On-site tennis courts
- Lush atrium lobby with waterfall feature, pond, and bench seating

## Rate

- \$16.00 - 17.00 psf, full service

## Parking

- 3.0 per 1,000 sf in surface parking lot

## Location

- Located on Briarpark Dr between Richmond Ave and Westpark Dr
- Close proximity to Sam Houston Tollway, Westpark Tollway, and Westheimer Rd
- Walking distance to METRO bus stops (025 and 153 lines)

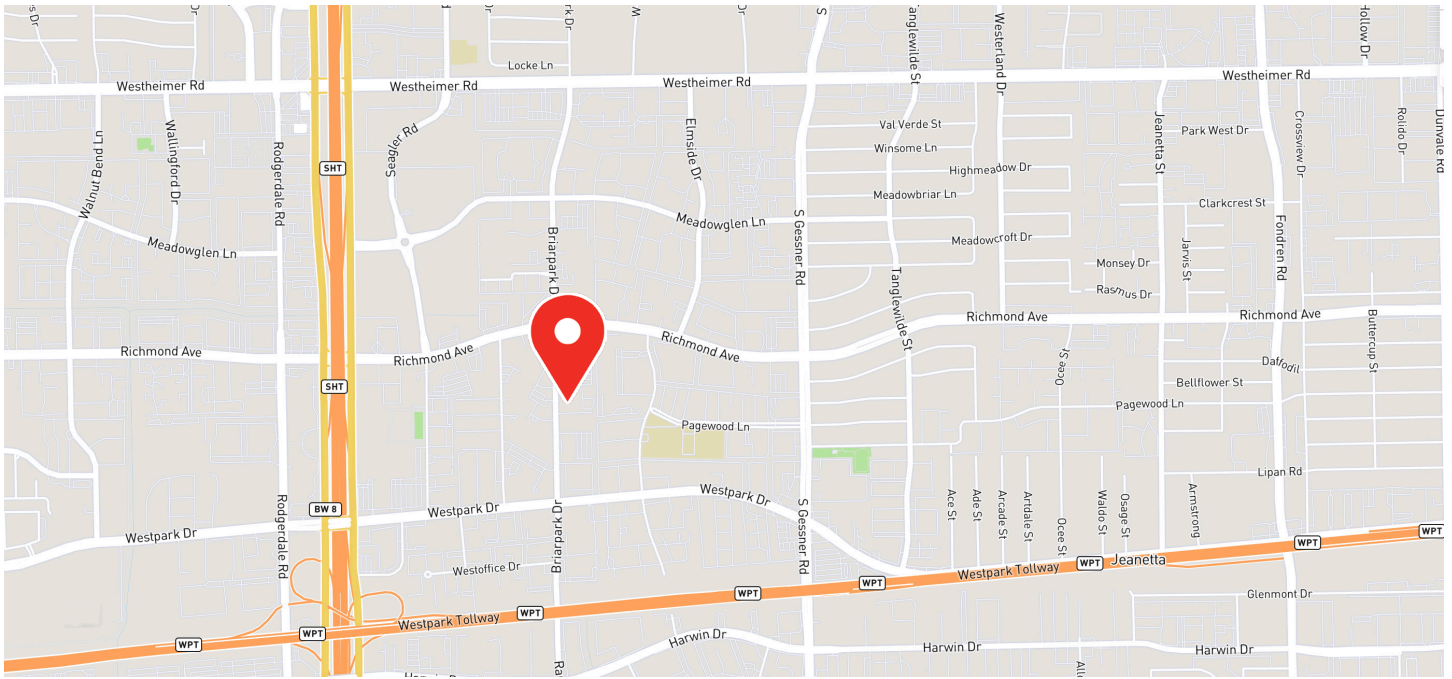
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