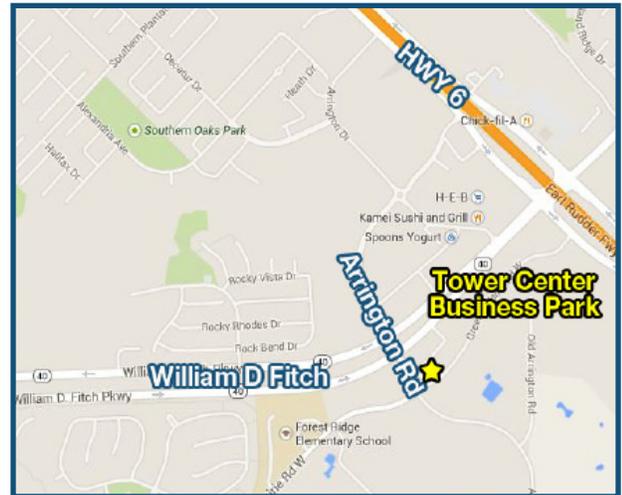




PROPERTY FEATURES

- 2,250 SF Office Condo
- Nicely Finished Out
- End unit with lots of windows
- Available May 1 - Possibly sooner if needed
- Walk to Blue Baker, Tea 2 Go, Topsy Bean, Mad Taco, RX Pizza, and Casa do Brasil
- Option to lease half with common area, conference room, restrooms, and break area
- Base Year Expense Stop, Tenant pays HOA dues.



| Suite | Price | Remarks |
|-----------------------------|------------|--|
| Suite Facing Greens Prairie | \$2,950/MO | Common Area includes access to conference room, breakroom, and bathrooms |
| North Suite | \$2,750/MO | Common Area includes access to conference room, breakroom, and bathrooms |
| Entire Suite | \$5,000/MO | |

For more information, please contact:

Josh Isenhour
979.268.6840
josh@clarkisenhour.com



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SITE PLAN



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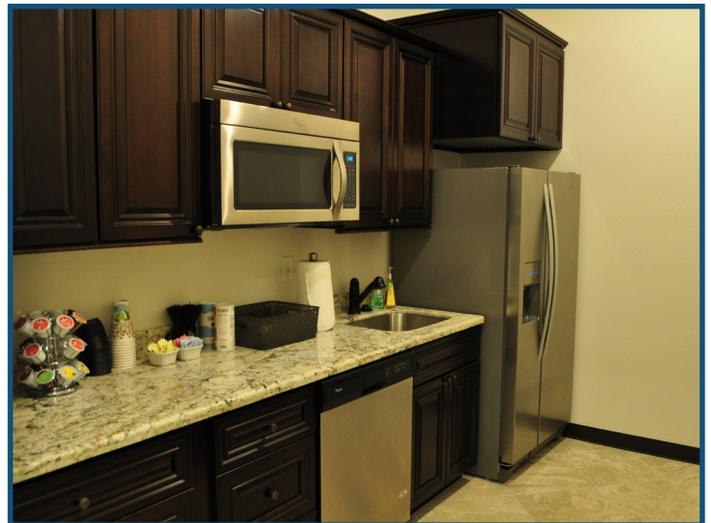
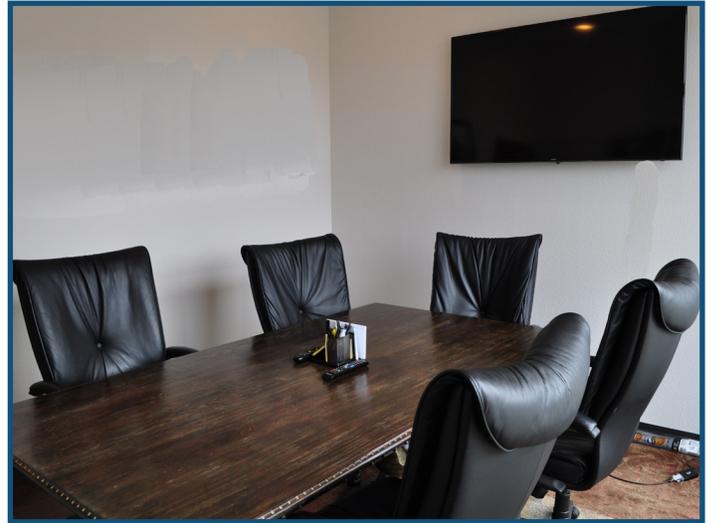


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Property Photos



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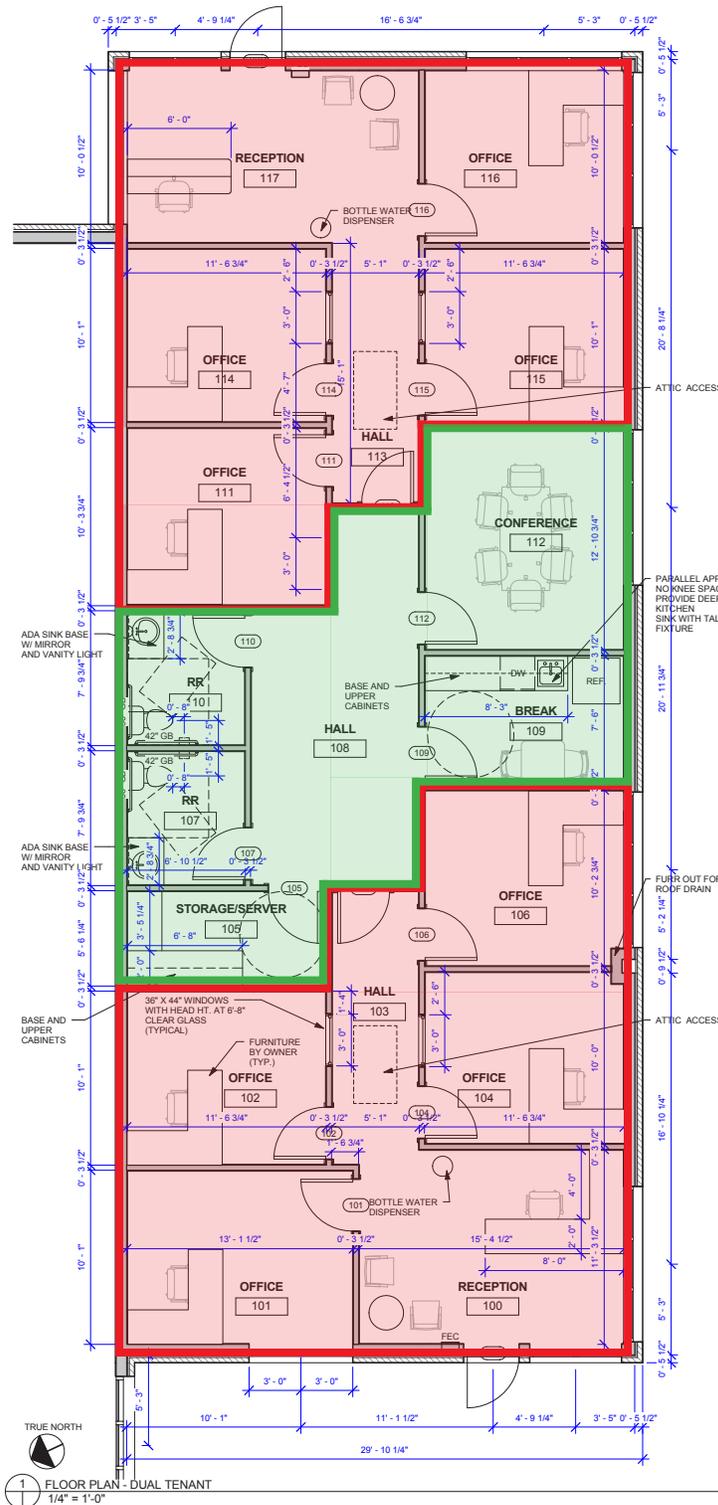
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FLOOR PLAN



**Suite Facing
Greens Prairie
\$2,950/MO**

**Common
Area**

**North Suite
\$2,750/MO**

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