

Class A Buildings - Woodlands

1 10055 Grogans Mill Rd - Parkwood II, Parkwood II

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built 1994**
 Building Size: **95,973 SF**
 Typical Floor Size: **19,195 SF**
 Stories: **5**
 Expenses: **2008 Combined Tax/Ops @ \$9.43/sf; 2007 Combined Est Tax/Ops @ \$9.62/sf**
 Parking: **350 free Covered Spaces are available; Ratio of 3.60/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **0 SF**
 Max Contig: **0 SF**
 Smallest Space: -
 Rent/SF/Yr: -
 % Leased: **100%**



2 10077 Grogans Mill Rd - Parkwood, Parkwood 1

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built 1983**
 Building Size: **100,240 SF**
 Typical Floor Size: **20,048 SF**
 Stories: **5**
 Expenses: **2004 Combined Tax/Ops @ \$7.25/sf**
 Parking: **350 free Covered Spaces are available; 40 free Surface Spaces are available; Ratio of 4.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **8,850 SF**
 Max Contig: **8,850 SF**
 Smallest Space: **8,850 SF**
 Rent/SF/Yr: **\$27.50/fs**
 % Leased: **100%**



3 1201 Lake Robbins Dr - Anadarko Tower

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built Apr 2002**
 Building Size: **807,586 SF**
 Typical Floor Size: **26,920 SF**
 Stories: **30**
 Expenses: **2007 Tax @ \$3.92/sf**
 Parking: **700 free Covered Spaces are available; Ratio of 2.85/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **0 SF**
 Max Contig: **0 SF**
 Smallest Space: -
 Rent/SF/Yr: -
 % Leased: **100%**



4 1330 Lake Robbins Dr - Woodlands Town Center, Town Center II

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built Jun 1999**
 Building Size: **140,550 SF**
 Typical Floor Size: **24,260 SF**
 Stories: **6**
 Expenses: **2011 Tax @ \$2.06/sf, 2012 Est Tax @ \$2.29/sf; 2011 Ops @ \$9.13/sf, 2012 Est Ops @ \$8.21/sf**
 Parking: **500 free Covered Spaces are available; Ratio of 3.50/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **0 SF**
 Max Contig: **0 SF**
 Smallest Space: -
 Rent/SF/Yr: -
 % Leased: **100%**



Class A Buildings - Woodlands

5 1450 Lake Robbins Dr - Woodlands Town Center, Town Center I

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built Jul 1998**
 Building Size: **142,242 SF**
 Typical Floor Size: **23,707 SF**
 Stories: **6**

Space Avail: **5,717 SF**
 Max Contig: **5,617 SF**
 Smallest Space: **100 SF**
 Rent/SF/Yr: **\$10.00 - \$25.00**
 % Leased: **100%**

Expenses: **2010 Tax @ \$1.26/sf, 2012 Est Tax @ \$2.30/sf; 2012 Ops @ \$9.05/sf, 2007 Est Ops @ \$10.46/sf**

Parking: **500 free Covered Spaces are available; Reserved Spaces @ \$25.00/mo; Ratio of 3.50/1,000 SF**

For Sale: **Not For Sale**



6 2103 Research Forest Dr - Chicago Bridge & Iron

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built Jun 2003**
 Building Size: **120,000 SF**
 Typical Floor Size: **30,000 SF**
 Stories: **4**

Space Avail: **0 SF**
 Max Contig: **0 SF**
 Smallest Space: **-**
 Rent/SF/Yr: **-**
 % Leased: **100%**

Expenses: **2007 Tax @ \$3.25/sf**

Parking: **90 free Covered Spaces are available**

For Sale: **Not For Sale**



7 1585 Sawdust Rd - The Reserve at Sierra Pines

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built Jul 2009**
 Building Size: **175,035 SF**
 Typical Floor Size: **54,643 SF**
 Stories: **3**

Space Avail: **0 SF**
 Max Contig: **0 SF**
 Smallest Space: **-**
 Rent/SF/Yr: **-**
 % Leased: **100%**

Expenses: **2012 Tax @ \$1.58/sf; 2012 Est Ops @ \$7.92/sf**

Parking: **200 free Surface Spaces are available; Ratio of 4.00/1,000 SF**

For Sale: **Not For Sale**



8 10001 Six Pines Dr - The Woodlands Town Center, Chevron Phillips Chemical Co.

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built Jul 2002**
 Building Size: **200,000 SF**
 Typical Floor Size: **25,000 SF**
 Stories: **8**

Space Avail: **0 SF**
 Max Contig: **0 SF**
 Smallest Space: **-**
 Rent/SF/Yr: **-**
 % Leased: **100%**

Expenses: **2009 Tax @ \$2.08/sf**

Parking: **30 free Surface Spaces are available; 150 free Covered Spaces are available**

For Sale: **Not For Sale**



Class A Buildings - Woodlands

9 9595 Six Pines Rd - Market Street At The Woodlands, Building 6 North Commons

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office/Office with street-level Retail (Lifestyle Ctr)**
 Building Status: **Built Jul 2004**
 Building Size: **92,955 SF**
 Typical Floor Size: **42,585 SF**
 Stories: **3**
 Expenses: **2007 Tax @ \$3.17/sf; 2008 Ops @ \$11.12/sf**
 Parking: **Ratio of 4.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **0 SF**
 Max Contig: **0 SF**
 Smallest Space: -
 Rent/SF/Yr: -
 % Leased: **100%**



10 9595 Six Pines Rd - Market Street At The Woodlands, Building 8 South Commons

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office/Office with street-level Retail (Lifestyle Ctr)**
 Building Status: **Built Oct 2005**
 Building Size: **105,602 SF**
 Typical Floor Size: **50,819 SF**
 Stories: **3**
 Expenses: **2010 Tax @ \$3.50/sf; 2010 Ops @ \$5.00/sf**
 Parking: **320 free Covered Spaces are available; Ratio of 4.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **1,000 SF**
 Max Contig: **1,000 SF**
 Smallest Space: **140 SF**
 Rent/SF/Yr: **Withheld**
 % Leased: **100%**



11 17350 St. Lukes Way - Medical Arts Center II

The Woodlands, TX 77384
Montgomery County

Building Type: **Class A Office/Medical**
 Building Status: **Built 2003**
 Building Size: **95,600 SF**
 Typical Floor Size: **25,000 SF**
 Stories: **4**
 Expenses: **2008 Ops @ \$9.25/sf**
 Parking: **500 free Surface Spaces are available; Ratio of 5.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **8,652 SF**
 Max Contig: **3,894 SF**
 Smallest Space: **1,312 SF**
 Rent/SF/Yr: **\$19.50 - \$21.50/nnn**
 % Leased: **95.0%**



12 17450 St. Lukes Way - Medical Arts Center III, Medical Arts Center III

The Woodlands, TX 77384
Montgomery County

Building Type: **Class A Office/Medical**
 Building Status: **Built Jul 2012**
 Building Size: **95,000 SF**
 Typical Floor Size: **23,750 SF**
 Stories: **4**
 Expenses: **2011 Tax @ \$2.80/sf**
 Parking: **Ratio of 5.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **74,500 SF**
 Max Contig: **74,500 SF**
 Smallest Space: **12,250 SF**
 Rent/SF/Yr: **\$21.50 - \$22.00/nnn**
 % Leased: **21.6%**



Class A Buildings - Woodlands

13 1200 Timberloch Pl

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
Building Status: **Built 1998**
Building Size: **243,484 SF**
Typical Floor Size: **22,135 SF**
Stories: **11**
Expenses: **2010 Tax @ \$3.45/sf; 2010 Est Ops @ \$7.55/sf**
Parking: **400 free Covered Spaces are available**
For Sale: **Not For Sale**

Space Avail: **0 SF**
Max Contig: **0 SF**
Smallest Space: -
Rent/SF/Yr: -
% Leased: **100%**



14 4 Waterway Ave - Waterway Square, 4 Waterway Square Place

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
Building Status: **Built Sep 2008**
Building Size: **232,364 SF**
Typical Floor Size: **25,818 SF**
Stories: **9**
Expenses: **2009 Tax @ \$0.45/sf, 2012 Est Tax @ \$2.64/sf; 2011 Ops @ \$7.40/sf, 2012 Est Ops @ \$9.11/sf**
Parking: **800 Covered Spaces @ \$40.00/mo; Reserved Spaces @ \$75.00/mo; Ratio of 3.50/1,000 SF**
For Sale: **Not For Sale**

Space Avail: **0 SF**
Max Contig: **0 SF**
Smallest Space: -
Rent/SF/Yr: -
% Leased: **100%**



15 21 Waterway Ave - 21 Waterway

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
Building Status: **Built Dec 2005**
Building Size: **104,372 SF**
Typical Floor Size: **14,688 SF**
Stories: **7**
Expenses: **2011 Tax @ \$2.38/sf; 2009 Ops @ \$6.95/sf, 2011 Est Ops @ \$9.63/sf**
Parking: **Reserved Spaces @ \$65.00/mo; Ratio of 3.00/1,000 SF**
For Sale: **Not For Sale**

Space Avail: **26,103 SF**
Max Contig: **6,023 SF**
Smallest Space: **100 SF**
Rent/SF/Yr: **\$18.00 - \$26.00**
% Leased: **89.7%**



16 24 Waterway Ave - 24 Waterway

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office/Office with street-level Retail**
Building Status: **Built Feb 2008**
Building Size: **311,938 SF**
Typical Floor Size: **23,995 SF**
Stories: **13**
Expenses: **2012 Tax @ \$2.91/sf; 2009 Ops @ \$8.38/sf, 2012 Est Ops @ \$8.98/sf**
Parking: **654 free Covered Spaces are available; 108 Reserved Spaces are available; 40 free Surface Spaces are available; Ratio of 2.50/1,000 SF**

Space Avail: **12,250 SF**
Max Contig: **4,707 SF**
Smallest Space: **3,174 SF**
Rent/SF/Yr: **\$25.00**
% Leased: **98.6%**



Class A Buildings - Woodlands

17 10001 Woodloch Forest Dr - Woodlands Town Center, Waterway Plaza II

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built Jun 2001**
 Building Size: **142,560 SF**
 Typical Floor Size: **25,600 SF**
 Stories: **6**

Space Avail: **114,394 SF**
 Max Contig: **73,717 SF**
 Smallest Space: **2,027 SF**
 Rent/SF/Yr: **\$26.00 - \$29.00**
 % Leased: **79.3%**

Expenses: **2010 Tax @ \$1.51/sf, 2012 Est Tax @ \$1.51/sf; 2012 Ops @ \$7.96/sf, 2007 Est Ops @ \$12.08/sf**

Parking: **Reserved Spaces @ \$70.00/mo; 650 free Covered Spaces are available; Ratio of 3.60/1,000 SF**

For Sale: **Not For Sale**



18 10003 Woodloch Forest Dr - Woodlands Town Center, Waterway Plaza I

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built Oct 2000**
 Building Size: **223,483 SF**
 Typical Floor Size: **29,411 SF**
 Stories: **9**

Space Avail: **6,516 SF**
 Max Contig: **6,516 SF**
 Smallest Space: **6,516 SF**
 Rent/SF/Yr: **\$26.00/nnn**
 % Leased: **97.1%**

Expenses: **2010 Tax @ \$3.71/sf, 2012 Est Tax @ \$2.82/sf; 2012 Ops @ \$6.65/sf, 2007 Est Ops @ \$12.08/sf**

Parking: **650 free Covered Spaces are available; Reserved Spaces @ \$70.00/mo; Ratio of 3.50/1,000 SF**

For Sale: **Not For Sale**



19 10101 Woodloch Forest Dr - US Oncology

The Woodlands, TX 77380
Montgomery County

Building Type: **Class A Office**
 Building Status: **Built 2008**
 Building Size: **204,000 SF**
 Typical Floor Size: **24,000 SF**
 Stories: **8**

Space Avail: **0 SF**
 Max Contig: **0 SF**
 Smallest Space: **-**
 Rent/SF/Yr: **-**
 % Leased: **100%**

Expenses: **2010 Tax @ \$1.05/sf; 2010 Est Ops @ \$9.45/sf**

Parking: **700 free Covered Spaces are available; Ratio of 3.43/1,000 SF**

For Sale: **Not For Sale**

