

Class B Buildings - Downtown Houston

1 800 Bell St - Exxon Mobil Corporation

Houston, TX 77002

Harris County

Building Type: **Class B Office** Space Avail: **0 SF**
 Building Status: **Built 1962, Renov 1997** Max Contig: **0 SF**
 Building Size: **1,107,864 SF** Smallest Space: -
 Typical Floor Size: **24,084 SF** Rent/SF/Yr: -
 Stories: **46** % Leased: **100%**
 Expenses: **2008 Tax @ \$1.81/sf**
 Parking: **800 free Covered Spaces are available**
 For Sale: **Not For Sale**



2 315 Capitol St - Bayou Place, Bayou Place II

Houston, TX 77002

Harris County

Building Type: **Class B Office** Space Avail: **80,998 SF**
 Building Status: **Built Jan 1938, Renov Jul 2005** Max Contig: **69,120 SF**
 Building Size: **159,120 SF** Smallest Space: **11,878 SF**
 Typical Floor Size: **70,517 SF** Rent/SF/Yr: **\$15.00**
 Stories: **2** % Leased: **100%**
 Parking: **644 Covered Spaces are available**
 For Sale: **Not For Sale**

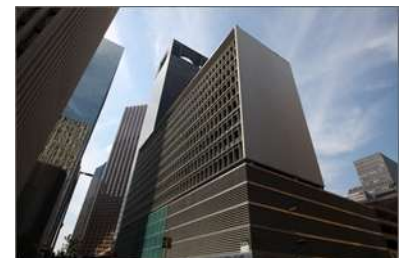


3 811 Dallas St - The Americana Bldg

Houston, TX 77002

Harris County

Building Type: **Class B Office/Office with street-level Retail** Space Avail: **0 SF**
 Building Status: **Built 1961** Max Contig: **0 SF**
 Building Size: **182,224 SF** Smallest Space: -
 Typical Floor Size: **17,875 SF** Rent/SF/Yr: -
 Stories: **15** % Leased: **100%**
 Expenses: **2010 Tax @ \$0.92/sf; 2010 Ops @ \$9.08/sf, 1998 Est Ops @ \$5.66/sf**
 Parking: **560 Covered Spaces are available; Ratio of 2.99/1,000 SF**
 For Sale: **Not For Sale**



4 820 Fannin St - Stowers Bldg

Houston, TX 77002

Harris County

Building Type: **Class B Office/Office with street-level Retail** Space Avail: **111,112 SF**
 Building Status: **Built 1913, Renov Apr 2005** Max Contig: **111,112 SF**
 Building Size: **122,387 SF** Smallest Space: **2,000 SF**
 Typical Floor Size: **12,238 SF** Rent/SF/Yr: **\$14.00 - \$23.00/nnn**
 Stories: **10** % Leased: **9.2%**
 Expenses: **2008 Tax @ \$1.25/sf, 2010 Est Tax @ \$1.35/sf; 2010 Ops @ \$9.10/sf**
 Parking: **Ratio of 2.00/1,000 SF**
 For Sale: **Not For Sale**



Class B Buildings - Downtown Houston

5 1111 Fannin St - Howell Building

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1971**
 Building Size: **428,629 SF**
 Typical Floor Size: **25,213 SF**
 Stories: **17**
 Expenses: **2008 Combined Tax/Ops @ \$0.55/sf; 2007 Combined Est Tax/Ops @ \$7.92/sf**
 Parking: **3 Reserved Spaces @ \$125.00/mo; Ratio of 2.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **0 SF**

Max Contig: **0 SF**

Smallest Space: **-**

Rent/SF/Yr: **-**

% Leased: **100%**



6 917 Franklin St - Commercial Bank Bldg

Houston, TX 77002

Harris County

Building Type: **Class B Office/Office with street-level Retail**
 Building Status: **Built Mar 1870, Renov Aug 2000**
 Building Size: **44,000 SF**
 Typical Floor Size: **4,332 SF**
 Stories: **6**
 Expenses: **2008 Ops @ \$7.93/sf, 2006 Est Ops @ \$7.60/sf**
 For Sale: **For Sale - Active**

Space Avail: **5,646 SF**

Max Contig: **2,290 SF**

Smallest Space: **1,647 SF**

Rent/SF/Yr: **\$19.00 - \$23.00/fs**

% Leased: **87.2%**



7 500 Jefferson St - Cullen Center, 500 Jefferson Bldg

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1962**
 Building Size: **390,479 SF**
 Typical Floor Size: **20,000 SF**
 Stories: **20**
 Expenses: **2010 Tax @ \$0.65/sf, 2012 Est Tax @ \$0.69/sf; 2010 Ops @ \$8.67/sf, 2012 Est Ops @ \$8.28/sf**
 Parking: **325 Covered Spaces @ \$165.00/mo; Reserved Spaces @ \$250.00/mo; Ratio of 1.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **8,606 SF**

Max Contig: **2,832 SF**

Smallest Space: **626 SF**

Rent/SF/Yr: **\$14.50/nnn**

% Leased: **97.8%**



8 600 Jefferson St - Cullen Center, Continental Center II

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1972, Renov 1998**
 Building Size: **449,087 SF**
 Typical Floor Size: **21,000 SF**
 Stories: **20**
 Expenses: **2010 Tax @ \$1.43/sf, 2012 Est Tax @ \$1.34/sf; 2011 Ops @ \$7.65/sf, 2012 Est Ops @ \$8.33/sf**
 Parking: **Reserved Spaces @ \$250.00/mo; 522 Covered Spaces @ \$165.00/mo; Ratio of 1.16/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **22,234 SF**

Max Contig: **14,544 SF**

Smallest Space: **319 SF**

Rent/SF/Yr: **\$15.50/nnn**

% Leased: **95.1%**



Class B Buildings - Downtown Houston

9 601 Jefferson St - Cullen Center, KBR Tower

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1973, Renov 1991**
 Building Size: **1,047,748 SF**
 Typical Floor Size: **25,000 SF**
 Stories: **40**
 Expenses: **2009 Ops @ \$9.20/sf**
 Parking: **Reserved Spaces @ \$250.00/mo; 1589 Covered Spaces @ \$155.00/mo; Ratio of 1.00/1,000 SF**
 For Sale: **Not For Sale**

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



10 1730 Jefferson St - CWA Union Hall

Houston, TX 77003

Harris County

Building Type: **Class B Office**
 Building Status: **Built 2005**
 Building Size: **39,950 SF**
 Typical Floor Size: **19,275 SF**
 Stories: **2**
 Expenses: **2009 Tax @ \$1.14/sf, 2012 Est Tax @ \$1.83/sf; 2011 Ops @ \$6.60/sf, 2012 Est Ops @ \$6.60/sf**
 Parking: **45 free Surface Spaces are available**
 For Sale: **Not For Sale**

Space Avail: **3,340 SF**
 Max Contig: **680 SF**
 Smallest Space: **320 SF**
 Rent/SF/Yr: **\$12.00/nnn**
 % Leased: **91.6%**



11 1221 Lamar Ave - The Shops At Houston Center, 4 Houston Center

AKA 1331 Lamar Ave

Houston, TX 77010

Harris County

Building Type: **Class B Office/Office with street-level Retail (Community Ctr)**
 Building Status: **Built 1983**
 Building Size: **674,246 SF**
 Typical Floor Size: **42,140 SF**
 Stories: **16**
 Expenses: **2011 Tax @ \$2.33/sf, 2012 Est Tax @ \$1.61/sf; 2011 Ops @ \$7.81/sf, 2012 Est Ops @ \$9.44/sf**
 Parking: **1000 Covered Spaces @ \$190.00/mo; Reserved Spaces @ \$305.00/mo; Ratio of 1.00/1,000 SF**

Space Avail: **144,667 SF**
 Max Contig: **13,112 SF**
 Smallest Space: **776 SF**
 Rent/SF/Yr: **\$12.00 - \$21.00**
 % Leased: **87.4%**



12 440 Louisiana St - Lyric Centre

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1983**
 Building Size: **379,382 SF**
 Typical Floor Size: **15,500 SF**
 Stories: **26**
 Expenses: **2012 Tax @ \$2.00/sf; 2011 Ops @ \$7.30/sf, 2012 Est Ops @ \$7.26/sf**
 Parking: **1200 free Covered Spaces are available; Reserved Spaces @ \$150.00/mo; Ratio of 0.30/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **81,076 SF**
 Max Contig: **46,176 SF**
 Smallest Space: **1,118 SF**
 Rent/SF/Yr: **\$18.00/nnn**
 % Leased: **89.0%**



Class B Buildings - Downtown Houston

13 801 Louisiana St

AKA 700 Rusk St

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built Jun 1978, Renov Apr 2009**
 Building Size: **105,145 SF**
 Typical Floor Size: **12,245 SF**
 Stories: **8**
 Expenses: **2007 Ops @ \$9.00/sf**
 Parking: **Ratio of 2.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **26,529 SF**
 Max Contig: **19,308 SF**
 Smallest Space: **1,290 SF**
 Rent/SF/Yr: **\$25.00**
 % Leased: **74.8%**



14 402 Main St - Citizens Bank Bldg

Houston, TX 77002

Harris County

Building Type: **Class B Office/Office with street-level Retail**
 Building Status: **Built 1925, Renov 2000**
 Building Size: **44,754 SF**
 Typical Floor Size: **4,068 SF**
 Stories: **11**
 Expenses: **2008 Combined Tax/Ops @ \$6.90/sf**
 For Sale: **Not For Sale**

Space Avail: **16,388 SF**
 Max Contig: **12,169 SF**
 Smallest Space: **3,161 SF**
 Rent/SF/Yr: **Withheld**
 % Leased: **63.4%**



15 405 Main St - Scanlan Bldg

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1909, Renov 2001**
 Building Size: **80,000 SF**
 Typical Floor Size: **6,945 SF**
 Stories: **11**
 For Sale: **For Sale - Active**

Space Avail: **21,012 SF**
 Max Contig: **6,140 SF**
 Smallest Space: **874 SF**
 Rent/SF/Yr: **\$12.00 - \$21.50**
 % Leased: **81.4%**



16 412 Main St - State National Bldg

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1923, Renov 2011**
 Building Size: **58,635 SF**
 Typical Floor Size: **3,534 SF**
 Stories: **13**
 Expenses: **2008 Tax @ \$1.33/sf**
 For Sale: **Not For Sale**

Space Avail: **35,415 SF**
 Max Contig: **9,659 SF**
 Smallest Space: **927 SF**
 Rent/SF/Yr: **Withheld**
 % Leased: **39.6%**



Class B Buildings - Downtown Houston

17 502-504 Main St

Houston, TX 77002

Harris County

Building Type: **Class B Office/Office with street-level Retail**
 Building Status: **Built 1900**
 Building Size: **73,212 SF**
 Typical Floor Size: **7,321 SF**
 Stories: **10**
 Expenses: **2009 Tax @ \$0.22/sf**
 For Sale: **Not For Sale**

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



18 708 Main St - Great Jones

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1923, Renov 2002**
 Building Size: **82,568 SF**
 Typical Floor Size: **8,500 SF**
 Stories: **10**
 Expenses: **2008 Combined Tax/Ops @ \$9.07/sf**
 Parking: **Ratio of 3.00/1,000 SF**
 For Sale: **Not For Sale**

Space Avail: **45,411 SF**
 Max Contig: **25,279 SF**
 Smallest Space: **430 SF**
 Rent/SF/Yr: **\$17.00 - \$20.50/fs**
 % Leased: **49.3%**



19 711 Main St - Capital Lofts

Houston, TX 77002

Harris County

Building Type: **Class B Office/Office with street-level Retail**
 Building Status: **Built 1990**
 Building Size: **77,382 SF**
 Typical Floor Size: **7,035 SF**
 Stories: **11**
 Expenses: **2010 Tax @ \$0.05/sf**
 For Sale: **Not For Sale**

Space Avail: **12,000 SF**
 Max Contig: **12,000 SF**
 Smallest Space: **12,000 SF**
 Rent/SF/Yr: **Withheld**
 % Leased: **84.5%**



20 712 Main St

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1929, Renov 1989**
 Building Size: **809,997 SF**
 Typical Floor Size: **11,500 SF**
 Stories: **35**
 Expenses: **2010 Tax @ \$0.29/sf; 2009 Ops @ \$8.01/sf, 2010 Est Ops @ \$8.91/sf**
 For Sale: **Not For Sale**

Space Avail: **134,341 SF**
 Max Contig: **60,530 SF**
 Smallest Space: **723 SF**
 Rent/SF/Yr: **\$2.50 - \$23.50/fs**
 % Leased: **83.4%**



Class B Buildings - Downtown Houston

21 723 Main St - The Houston Bar Center

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1914, Renov 2003**
 Building Size: **92,883 SF**
 Typical Floor Size: **9,228 SF**
 Stories: **10**

Space Avail: **16,748 SF**
 Max Contig: **1,780 SF**
 Smallest Space: **178 SF**
 Rent/SF/Yr: **\$13.00 - \$15.00/fs**
 % Leased: **91.9%**

Expenses: **2008 Tax @ \$1.89/sf; 2006 Combined Est Tax/Ops @ \$6.84/sf**
 For Sale: **Not For Sale**



22 1300 Main St - Travis Tower

AKA 1301 Travis St

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1955, Renov Mar 1999**
 Building Size: **508,656 SF**
 Typical Floor Size: **24,221 SF**
 Stories: **21**

Space Avail: **76,481 SF**
 Max Contig: **47,882 SF**
 Smallest Space: **3,709 SF**
 Rent/SF/Yr: **Withheld**
 % Leased: **88.6%**

Expenses: **2011 Est Tax @ \$2.04/sf; 2009 Ops @ \$9.31/sf, 2011 Est Ops @ \$6.72/sf**
 Parking: **950 Covered Spaces @ \$100.00/mo; Reserved Spaces @ \$200.00/mo; Ratio of 2.00/1,000 SF**
 For Sale: **Not For Sale**



23 1801 Main St - Southwest Bank of Texas

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1957, Renov 2000**
 Building Size: **219,054 SF**
 Typical Floor Size: **18,034 SF**
 Stories: **13**

Space Avail: **1,535 SF**
 Max Contig: **1,535 SF**
 Smallest Space: **1,535 SF**
 Rent/SF/Yr: **\$23.00/mg**
 % Leased: **100%**

Expenses: **2008 Ops @ \$10.00/sf**
 Parking: **120 Surface Spaces @ \$75.00/mo; Reserved Spaces @ \$100.00/mo; Ratio of 3.50/1,000 SF**
 For Sale: **Not For Sale**



24 1001 McKinney St

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1947, Renov 2001**
 Building Size: **372,757 SF**
 Typical Floor Size: **20,001 SF**
 Stories: **23**

Space Avail: **88,909 SF**
 Max Contig: **8,871 SF**
 Smallest Space: **580 SF**
 Rent/SF/Yr: **\$15.00 - \$20.00/nnn**
 % Leased: **78.5%**

Expenses: **2012 Tax @ \$2.61/sf, 2011 Est Tax @ \$2.78/sf; 2012 Ops @ \$9.54/sf, 2007 Est Ops @ \$11.80/sf**
 Parking: **Reserved Spaces @ \$210.00/mo; Covered Spaces @ \$155.00/mo; Ratio of 2.00/1,000 SF**
 For Sale: **Not For Sale**



Class B Buildings - Downtown Houston

25 919 Milam St - 919 Milam

AKA 910 Travis St
Houston, TX 77002
Harris County

Building Type: **Class B Office**
Building Status: **Built 1956, Renov 2006**
Building Size: **542,919 SF**
Typical Floor Size: **22,602 SF**
Stories: **24**

Space Avail: **152,611 SF**
Max Contig: **110,850 SF**
Smallest Space: **996 SF**
Rent/SF/Yr: **\$15.00 - \$22.00/nnn**
% Leased: **72.8%**

Expenses: **2011 Tax @ \$2.83/sf, 2012 Est Tax @ \$1.54/sf; 2009 Ops @ \$9.62/sf, 2012 Est Ops @ \$9.26/sf**
Parking: **Ratio of 4.00/1,000 SF**
For Sale: **Not For Sale**



26 1000-1010 Prairie St - McCrory Building

Houston, TX 77002
Harris County

Building Type: **Class B Office/Office with street-level Retail**
Building Status: **Built 1920, Renov 1998**
Building Size: **25,548 SF**
Typical Floor Size: **5,344 SF**
Stories: **3**

Space Avail: **14,707 SF**
Max Contig: **9,046 SF**
Smallest Space: **2,762 SF**
Rent/SF/Yr: **\$10.00 - \$20.00**
% Leased: **42.4%**

Expenses: **2008 Tax @ \$1.55/sf**
For Sale: **Not For Sale**



27 811 Rusk St - Houston Club Building

Houston, TX 77002
Harris County

Building Type: **Class B Office/Office with street-level Retail**
Building Status: **Built 1938**
Building Size: **348,429 SF**
Typical Floor Size: **18,968 SF**
Stories: **18**

Space Avail: **139,938 SF**
Max Contig: **139,938 SF**
Smallest Space: **2,144 SF**
Rent/SF/Yr: **\$14.00/nnn**
% Leased: **60.6%**

Expenses: **2010 Tax @ \$0.71/sf; 2008 Ops @ \$11.27/sf**
Parking: **Covered Spaces @ \$135.00/mo; Ratio of 2.00/1,000 SF**
For Sale: **Not For Sale**



28 1315 St Joseph Pky - Medical Place One, Medical Place One

AKA 1315 Calhoun Rdg
Houston, TX 77002
Harris County

Building Type: **Class B Office/Medical**
Building Status: **Built 1984**
Building Size: **170,554 SF**
Typical Floor Size: **11,370 SF**
Stories: **18**

Space Avail: **31,851 SF**
Max Contig: **5,213 SF**
Smallest Space: **262 SF**
Rent/SF/Yr: **\$23.00/fs**
% Leased: **81.3%**

Expenses: **2007 Combined Est Tax/Ops @ \$12.65/sf**
Parking: **800 Covered Spaces @ \$55.00/mo**
For Sale: **Not For Sale**



Class B Buildings - Downtown Houston

29 1314 Texas Ave - Great Southwest Bldg

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1926, Renov 2001**
 Building Size: **188,240 SF**
 Typical Floor Size: **7,142 SF**
 Stories: **21**

Space Avail: **36,357 SF**
 Max Contig: **7,764 SF**
 Smallest Space: **586 SF**
 Rent/SF/Yr: **\$17.00 - \$17.50/fs**
 % Leased: **84.8%**

Expenses: **2011 Tax @ \$0.61/sf; 2011 Ops @ \$5.34/sf, 2007 Est Ops @ \$5.69/sf**
 Parking: **48 Surface Spaces @ \$95.00/mo; Ratio of 1.50/1,000 SF**
 For Sale: **Not For Sale**



30 1001 Texas St - The Binz Bldg

AKA 1001-1015 Texas Ave

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1982, Renov 1998**
 Building Size: **119,436 SF**
 Typical Floor Size: **9,187 SF**
 Stories: **13**

Space Avail: **22,135 SF**
 Max Contig: **7,752 SF**
 Smallest Space: **117 SF**
 Rent/SF/Yr: **Withheld**
 % Leased: **84.2%**

Expenses: **2009 Combined Tax/Ops @ \$10.00/sf; 2008 Combined Est Tax/Ops @ \$13.56/sf**
 Parking: **457 Covered Spaces are available; Reserved Spaces @ \$165.00/mo; Ratio of 3.00/1,000 SF**
 For Sale: **Not For Sale**



31 601 Travis St - Chase Center

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1982**
 Building Size: **415,389 SF**
 Typical Floor Size: **20,769 SF**
 Stories: **20**

Space Avail: **130,500 SF**
 Max Contig: **52,818 SF**
 Smallest Space: **5,939 SF**
 Rent/SF/Yr: **\$10.00 - \$22.00/nnn**
 % Leased: **68.6%**

Expenses: **2011 Tax @ \$1.98/sf, 2012 Est Tax @ \$1.98/sf; 2012 Ops @ \$7.39/sf**
 Parking: **Reserved Spaces @ \$240.00/mo; 1200 Covered Spaces are available; Ratio of 1.00/1,000 SF**
 For Sale: **Not For Sale**



32 801 Travis St - 801 Travis

C/O Rusk & Travis Streets

Houston, TX 77002

Harris County

Building Type: **Class B Office**
 Building Status: **Built 1981, Renov 2006**
 Building Size: **218,511 SF**
 Typical Floor Size: **19,530 SF**
 Stories: **21**

Space Avail: **85,943 SF**
 Max Contig: **38,667 SF**
 Smallest Space: **1,023 SF**
 Rent/SF/Yr: **\$16.00 - \$17.00/nnn**
 % Leased: **61.6%**

Expenses: **2012 Tax @ \$2.16/sf, 2011 Est Tax @ \$1.82/sf; 2010 Ops @ \$9.81/sf, 2012 Est Ops @ \$7.84/sf**
 Parking: **Covered Spaces @ \$140.00/mo; Reserved Spaces @ \$170.00/mo; Ratio of 2.00/1,000 SF**
 For Sale: **Not For Sale**



Class B Buildings - Downtown Houston

33 808 Travis St - The Esperson Bldgs

AKA 815 Walker St

Houston, TX 77002

Harris County

Building Type: **Class B Office**
Building Status: **Built 1941, Renov 1999**
Building Size: **599,107 SF**
Typical Floor Size: **31,000 SF**
Stories: **27**

Space Avail: **223,889 SF**
Max Contig: **62,410 SF**
Smallest Space: **241 SF**
Rent/SF/Yr: **\$13.00 - \$16.00/nnn**
% Leased: **70.7%**

Expenses: **2011 Tax @ \$2.21/sf, 2012 Est Tax @ \$2.21/sf; 2012 Ops @ \$9.03/sf, 2011 Est Ops @ \$9.18/sf**

Parking: **7 Covered Spaces @ \$155.00/mo; Reserved Spaces @ \$210.00/mo; Ratio of 1.00/1,000 SF**

For Sale: **Not For Sale**

