

RENTAL INFORMATION: 14102 Pine Meadow Ln

4,000 office / shop space plus 313+ sq ft conditioned storage space = 4,313 Sq Ft Total Rental Space

\$19.50/ Sq Ft Annual Rents plus NNN

1-3 Year Lease

First and last months rent required upfront.

Owner reserves option to sell and shall provide leasee 1st option.

Lessee agrees to 24 hour notice to show property

2025 Annual Taxes (\$664.45/mo. 2026 is not out yet and shall be adjusted accordingly):

\$4,351.75 / TISD Tax

\$3,621.70 / Harris Count Tax

2026 Insurance (does not include Renters Insurance as of yet and will be adjusted accordingly):

\$ 401.29/mo

2025 regular monthly expenses (\$861/mo):

Electric \$344.00

Water/Sewer \$58.00

Trash \$66.00

Pest Control \$65.00

WiFi \$129.00

Phone \$104.00

Alarm \$95.00