



638 Heights Blvd, Houston, TX 77007

\$1,995,000

638 Heights Boulevard

Heights Boulevard Office in Prime Location!



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Listing Updated: Today



Details

Asking Price	\$1,995,000	Property Type	Office
Sub Type	Executive Office, Traditional Office	Investment Type	Owner/User
Class	A	Square Footage	4,048
Price per SqFt	\$492.84	Units	1
Year Built	1920	Year Renovated	2016
Buildings	1	Stories	2
Zoning	Commercial	Lot Size (SqFt)	7,500

Marketing Description

This Iconic Heights Boulevard Office is the perfect blend of History, Technological Innovation, Professional and Residential for you to Live, Work & Entertain in the Most Ideal Location on the Boulevard! Once a Residence, Turned Office, this bungalow went through a MAJOR renovation in 2016 that included an expansion to 4,000+ sqft, New Electric, New Plumbing, Solid Oak Flooring Throughout, etc. Certified in 2016 through the City for Commercial Occupancy included adding expanded parking, the front ramp, emergency lighting. Currently being used as a real estate office. Savant Home Automation system allows you to use one system to control the whole home from your phone, set scenes for upcoming parties, and allows you to turn the office on or off completely by pushing one button! Parking in front, rear with alley access, and a two car garage for your Bat-mobile! Ideally located steps from the Hike & Bike Path, near I-10, across street from Heights Mercantile! Just Add Your Business Here! More info at <http://638heightsboulevard.vt-lux.com> (<http://638heightsboulevard.vt-lux.com>)

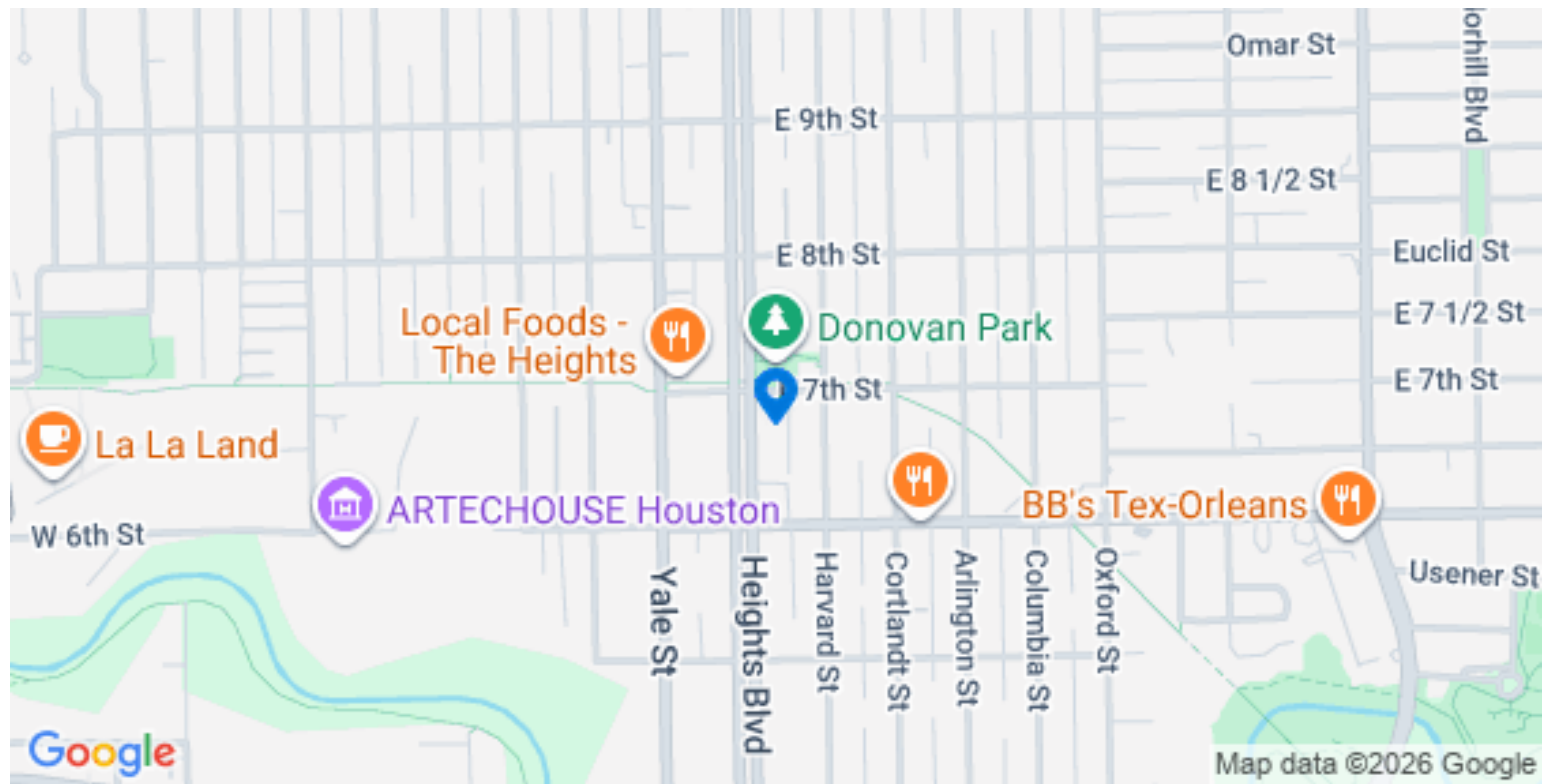


Investment Highlights

- Savant whole office automation system with remote operation of lighting, sound, thermostats, Yale door locks, Lutron window shades, and more.
- Savant custom “scenes” can be created for one-touch automation such as having all systems turn on to your specifications at the touch of a button.
- Three Apple iPads and launch ports for controlling the automation system on both floors.
- Six mounted TVs/monitors throughout the office with capabilities to play the same or different items on multiple monitors at the same time.
- Lutron lighting with most lights controllable via the automation system.
- Ethernet and WiFi are included, with Wi-Fi extenders on each floor.
- The whole office premium sound system can be used with monitors or stand-alone, one subwoofer up, and one subwoofer down.
- Indoor/outdoor security camera systems with 8 cameras that can be viewed remotely or internally on any TV/monitor.
- Ring doorbell system with in-office ringers.
- Rooms are custom-wired with wall controls that operate the automation system such as emergency door locking, turning music on and off, shutting the entire office down, and raising/lowering window shades.
- First floor custom Lutron automatic window shades that are controlled via the automation system.
- Two Apple TV devices with the capability to view on two different monitors at once.
- Philips Hue accent lighting system up and downstairs allows for ALL colors controlled via iPads or apps.
- Front and Rear keypad Keyless entry door locks.



Location (1 Location)



Property Photos (38 photos)



