

OFFERING SUMMARY

Available SF:	615 - 2,470 SF
Lease Rate:	\$19.50 SF/yr (Full Service)
Lot Size:	0 Acres
Building Size:	76,416 SF
Market:	Sugar Land / Stafford

PROPERTY OVERVIEW

Corporate Park Churchill is a two-story multi-tenant office building containing approximately 75,490 square feet of net rentable area. On-site amenities include a snack room, conference room facility, card-key access, impressive entries, on-site management and leasing office.

PROPERTY HIGHLIGHTS

- 2 Levels
- Impressive Entries
- Temperature-controlled Atriums
- Extensively Landscaped Atriums, Grounds & Parking Area
- Immediate Access to 59 & Ten Minutes from Westchase
- Conference Room Facility
- Above Standard Finishes
- Located in Flourishing Sugar Land Area
- Surface Parking & Covered Reserved Spaces
- Card-Key Access

BILL MCGRATH, CCIM
281.598.9860
bmcgrath@landparkco.com

MATT EASTERLING
713.325.4112
measterling@landparkco.com

FOR LEASE | OFFICE | 10707 CORPORATE DRIVE



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 **SCAN ME**
with your phone's
camera to schedule
your video tour!

LOOK & LEASE WITHOUT LEAVING THE COMFORT OF YOUR HOME!



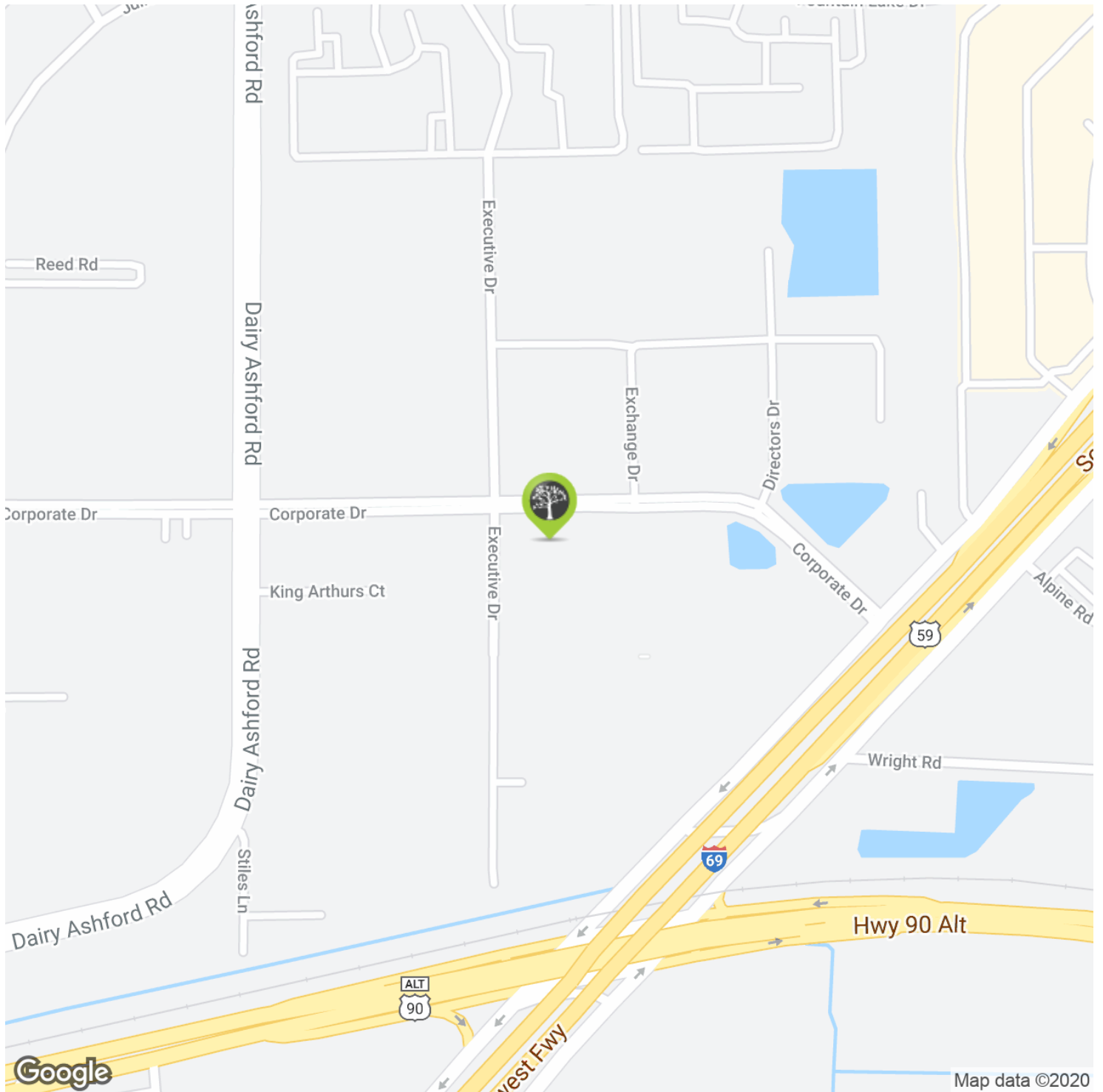
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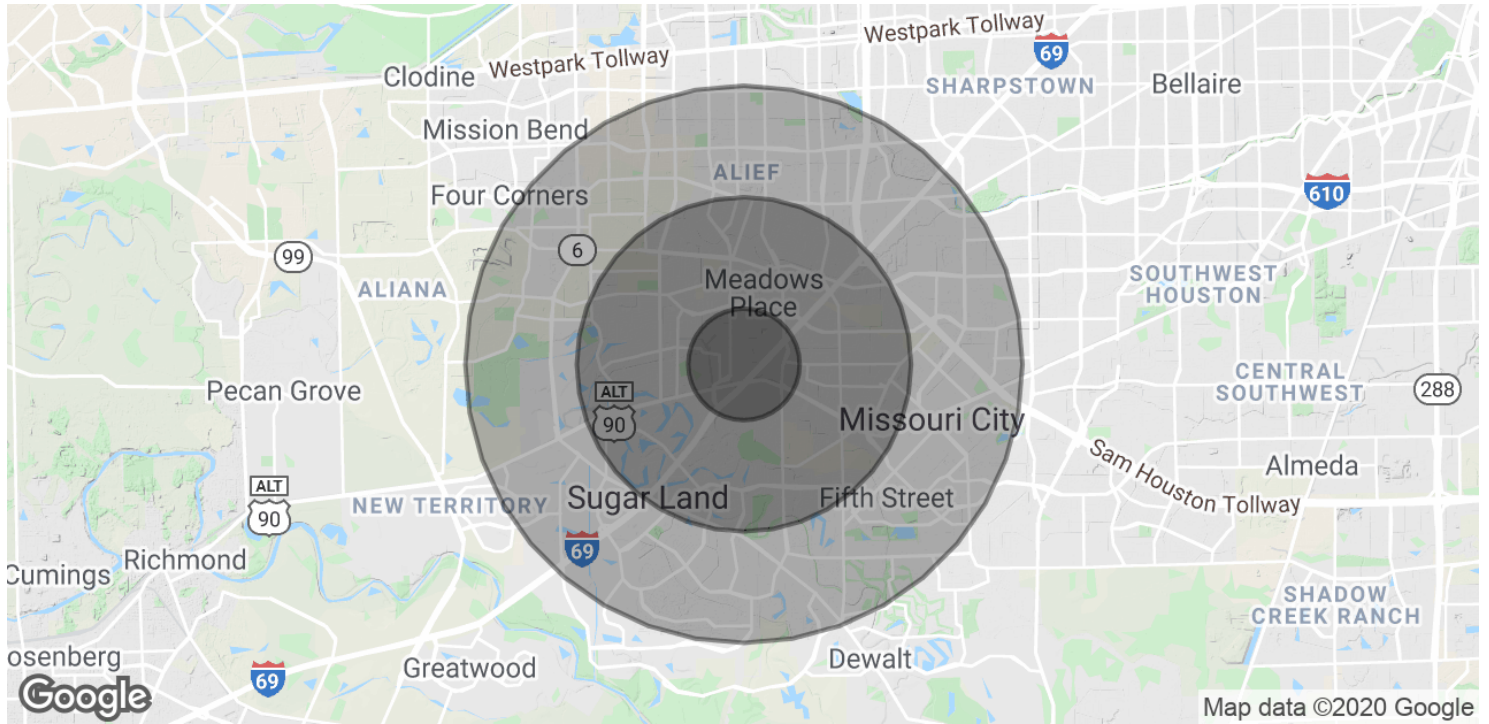


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,618	104,439	326,905
Median age	34.4	35.8	34.1
Median age (Male)	32.4	33.8	32.6
Median age (Female)	36.7	37.2	35.0
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,676	35,251	105,497
# of persons per HH	2.6	3.0	3.1
Average HH income	\$83,675	\$80,648	\$72,322
Average house value	\$305,367	\$203,433	\$192,292

* Demographic data derived from 2010 US Census

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