

# OFFICE SPACE FOR LEASE

## VILLAGE GREEN PROFESSIONAL CENTER

17347 Village Green Drive Suite 108, Houston, TX 77040

Located within a 3 Building Office Park in Jersey Village



### •Location

- Located in the popular NW Houston area, north of US 290, Jones Road exit

### •Property Description:

- 1,875 sf, single-story office building

### •Points of Interest:

- Tenant controlled utilities
- Stone and stucco exterior
- Kitchenette with granite counter tops
- Energy efficient windows
- Ten foot ceilings
- Parking ratio of 3/1,000 rentable square feet
- Sprinklered buildings
- Monument signage available
- Highly accessible, but quiet business area
- 6 private offices

### •Lease Rate & Terms:

- Rent: Beginning at \$23.00/SF/year, NNN, \$7.95 PSF est. OPEX
- Minimum 3-year lease terms. Longer terms are available.



**Call to schedule an appointment to tour the building today!**



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**Contact: Margaret Ibrahim, Broker**

**713.466.8400 Office • 713.818.7765 Cell • Margaret@miptexas.com**

