

FOR SUBLEASE | FULLY FURNISHED 12,784 SF SUBLEASE AVAILABLE



Suite 250 13430 NW Freeway | Houston, Texas 77040

13430 NW Freeway

The Tower at 290 is a defining feature of Northwest Houston's skyline, recognized for its sweeping west-facing façade of solar-reflective silver glass that looks out over a meticulously landscaped lawn.

Tenants enjoy a range of conveniences, including 24-hour security, an on-site café, and secure after-hours card access. The property is just four minutes from the intersection of U.S. 290 and Loop 610, eight minutes from the Galleria, and twelve minutes from downtown Houston, with numerous nearby options for dining, lodging, and shopping.

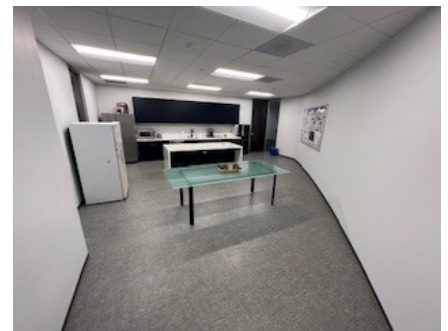
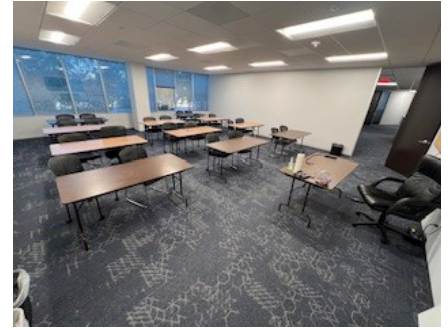
The Sublease space is a truly "move-in" ready suite, with furniture already in place and available to a user looking to plug in, and get to work as soon as possible.

SUBLEASE SPACE

- Suite 250: 12,784 RSF
- Term: Through 1/31/2028
- Recently Reduced Rate
~~\$20/SF FS~~ \$13/SF FS (new rate)
- Furniture Available, Move-In Ready Suite
- Excellent Access off 290
- Plentiful retail and dining options in the area.
- LA Fitness, Planet Fitness, Target, Walmart, all walking distance.

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FOR LEASE



BROKER

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