

FOR LEASE

1,850 SF Flex / Office / Warehouse
2403 S. Galveston Ave, Suite #110, Pearland, TX
77581



High Visibility from Broadway St | New HVAC and Electrical | One (1) Roll-Up Garage Doors | TI Allowance Available

LEASE RATE:

\$0.90 / SF / Month

Drew
Real Estate Manager
(281) 946-2504

Zach
Real Estate Manager
(281) 946-2513

OFFERING SUMMARY

SUITE 110 | 1,850 SF | 2403 S Galveston Ave, Pearland, TX 77581

SPACE DETAILS

Pricing: **\$0.90 / SF / Month**

Address: 2403 S Galveston Ave, Suite #110, Pearland, TX

APN: 0147-0058-000

County: Brazoria

Lot Size: +/- 0.37 Acres

Suite Size: +/- 1,850 SF

Construction: Metal clad building

Year Built / Renovated: 1997 / 2025

Garage Doors: One (1) 10' x 12'

Clear Height: 12.0'

Signage: Storefront

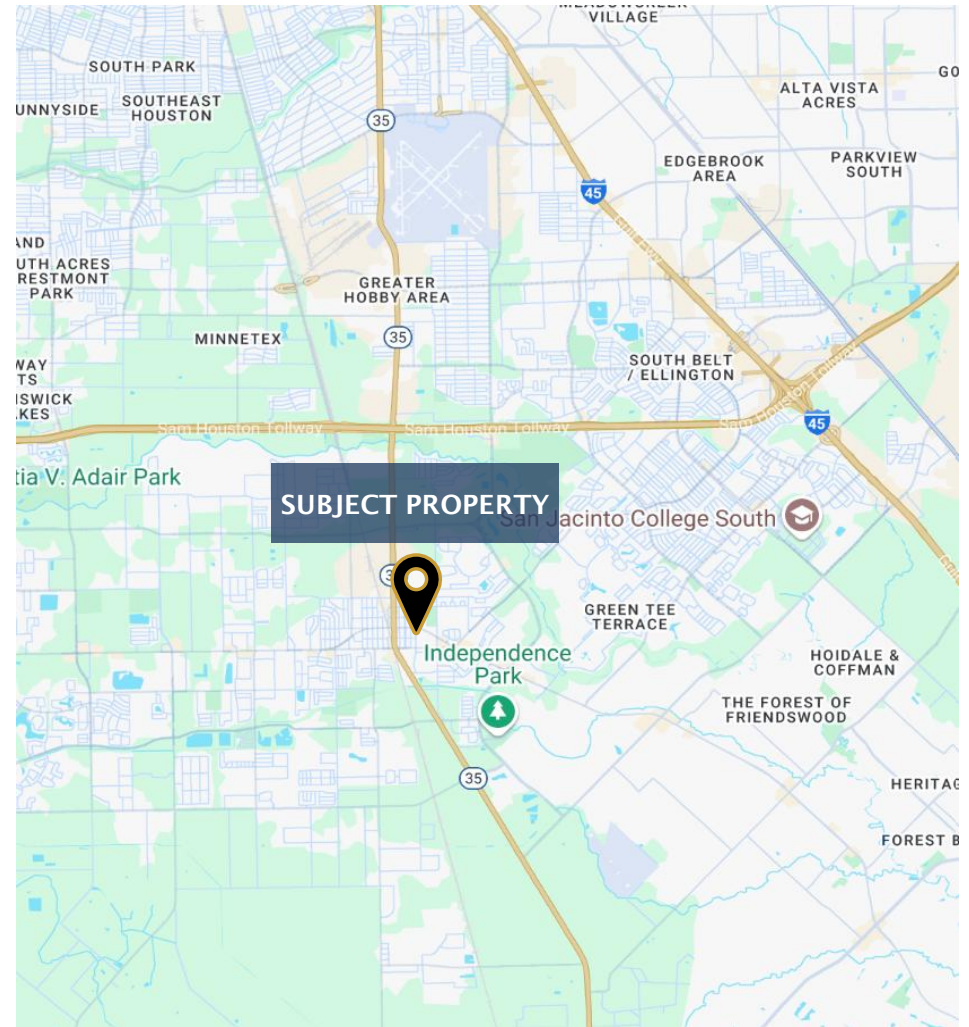
Parking: Six (6) paved spaces + street parking

Lease Type: NNN⁽¹⁾

Lease Term: 2 - 5 Years

Highway:
0.35 miles to TX-35
2.8 miles to Beltway 8
6.5 miles to TX-288
7.26 miles to Interstate 45

(1) In addition to base rent, Tenant is responsible for their own utilities and HVAC maintenance costs.



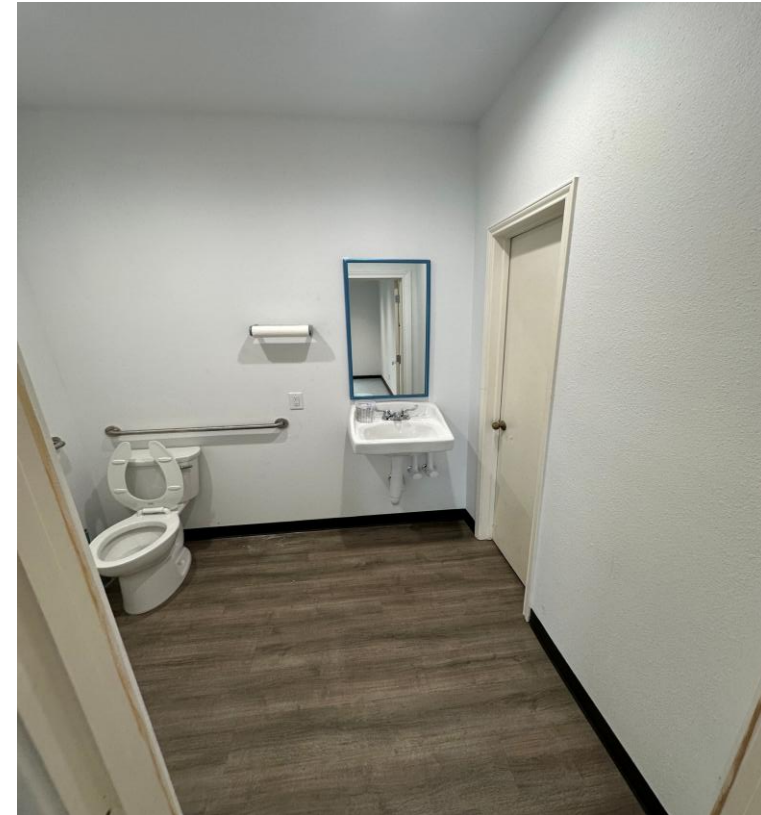
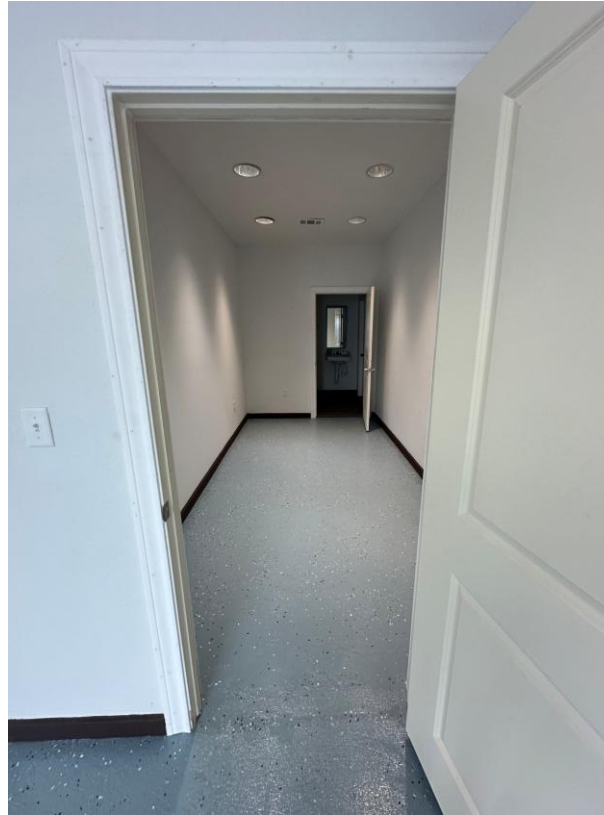
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The information has been secured from sources we believe to be reliable, but we make no representation or warranties as to the accuracy of the information either express or implied. References to square footage or location are approximate. Buyer must verify all information and bears all risk for any inaccuracies.

OFFERING SUMMARY – INSIDE PICTURES OFFICE AREA

SUITE 110 | 1,850 SF | 2403 S Galveston Ave, Pearland, TX 77477



OFFERING SUMMARY – INSIDE PICTURES WAREHOUSE AREA

SUITE 110 | 1,850 SF | 2403 S Galveston Ave, Pearland, TX 77477



OFFERING SUMMARY – OUTSIDE PICTURES

SUITE 110 | 1,850 SF | 2403 S Galveston Ave, Pearland, TX 77477

