



# For Sublease

**Two Memorial City Plaza**  
820 Gessner Road  
Houston, TX 77024

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## Site features:

**Premises:** 820 Gessner Road  
**Space:** 13<sup>th</sup> floor – 3,470 r.s.f.  
**Net rate:** \$18.00 per r.s.f.  
**2018 Opex (est):** \$13.73 per r.s.f.  
**Parking:** 9 Unreserved:  
\$45.00/space/mo.  
6 Reserved:  
\$75.00/space/mo.  
**Furniture:** Available  
**Term:** Through 7/31/19

## Amenities:

- Elevator lobby exposure
- Space recently built-out
- Across the street from Memorial City Mall
- On-site deli
- On-site management
- Conferencing facility
- Numerous amenities within walking distance
- Banking

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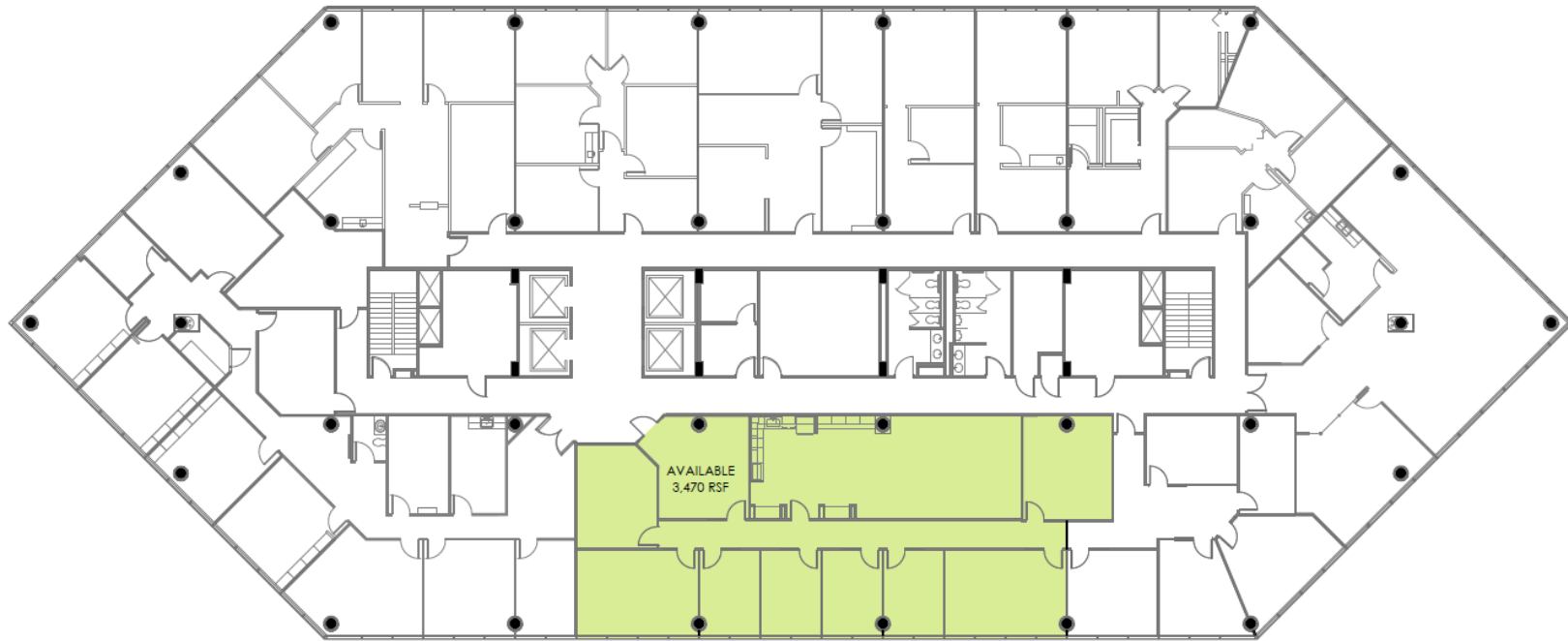


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**3,470 s.f. available for sublease | 13<sup>th</sup> floor**  
820 Gessner Road | Houston, TX 77024

**Site plan:**

13<sup>th</sup> floor | 3,470 s.f.



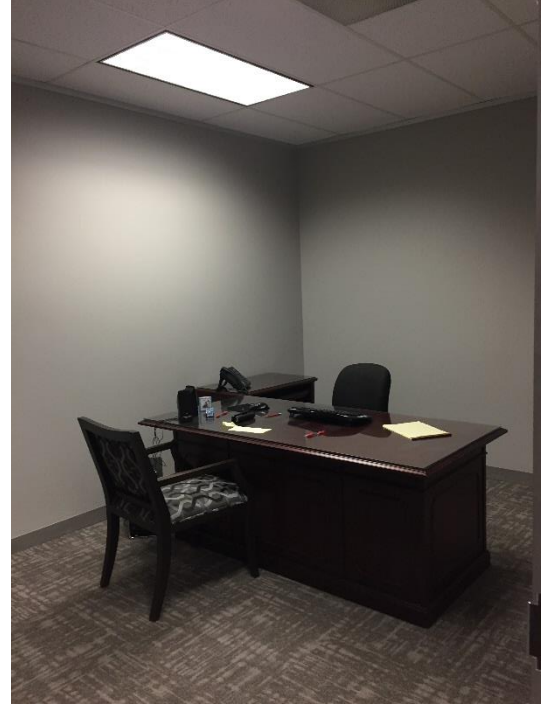
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## Photos:



Reception off Lobby



Interior office



Window office



Break room