

**1,513 SF BROWNSTONE  
OFFICE SPACE  
FOR LEASE**

**25511 Budde Rd  
Suites 1302  
The Woodlands, TX  
77380**



**OFFICE SPACE FOR LEASE**

**AVAILABLE:**

1,513 square foot office with ample parking  
Two-story office condominium with both private  
offices and shared work space.

**Three—Five Year Term Lease Available**

**USES:**

Perfect for your small to medium business Cur-  
rently built out as general office space.

**PRICE:**

TBD

**LOCATION:**

Prime location in The Woodlands with quick access to I-  
45. This location provides ample parking and plenty of  
area amenities that include residential, restaurants,  
medical, fuel, and more.

**SUMMARY:**

Great location for your small to medium business. Area  
amenities and housing provide an abundance of busi-  
ness opportunities. Quiet, well-maintained Brownstone  
Condominium business park.



**REALTY GROUP**

**OFFICE:**

RE/MAX ONE - The Woodlands & Spring  
6620 Woodlands Parkway  
The Woodlands, TX 77382  
[www.mwtrealtygroup.com](http://www.mwtrealtygroup.com)

**MATT TRAYLOR, CCIM**

Commercial Real Estate Specialist

936.524.2510 Mobile  
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[matt@mwtrealty.com](mailto:matt@mwtrealty.com)

## 1,513 SF OFFICE SPACE - For Lease



**ENTRY**



**SECOND LEVEL**

### **DESCRIPTION:**

LOCATED JUST MINUTES FROM I-45, THE WOODLANDS, GRAND PKWY 99, EXXON and more. This spacious suite (#1302) is one of three suites that occupy building number 13, also known as the REAGAN building. Situated in a large condominium business park, this two-story office suite is currently built-out as a business office, complete with a reception/entry area, 3 private offices with 1 located on the second level, an open bullpen area also on the second level, a 1st floor restroom, breakroom/kitchen and storage closets. This suite is approx. 1,513 sq./ft. and has a modern style. Conveniently located three blocks from I-45, nearby restaurants, retail and all desired local services. Built with energy efficient premium insulation package, double glass windows, high efficiency 14 Seer central HVAC system and high efficiency instant water heater. PLEASE CONTACT MATT TRAYLOR @ 936-524-2510 for additional information.



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## 1,513 SF OFFICE SPACE - For Lease



**PRIVATE OFFICE (EXAMPLE)**



**BREAKROOM/KITCHEN**

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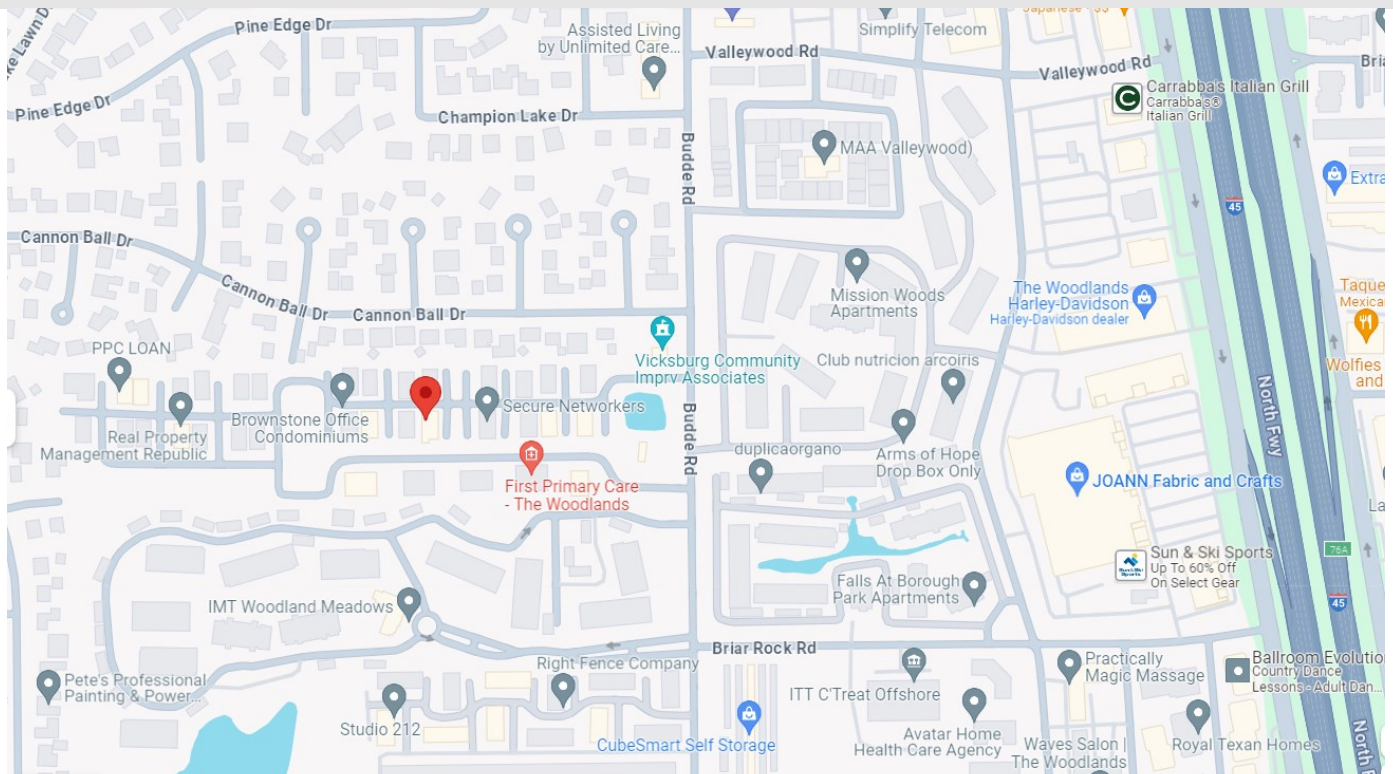
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