

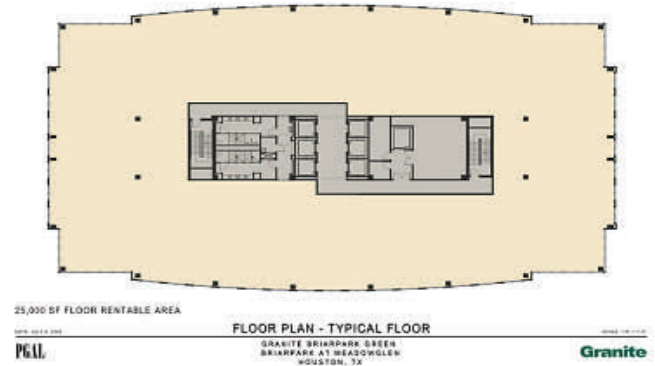
# Briarpark Park Green



**3141 Briarpark Dr.  
Houston, TX 77042**

Total Building Size:	289,700 sf
Largest Contiguous Space:	289,700 sf
Percentage Leased:	0%
Rental Rate:	\$25.00 NNN
Est. Operating Expenses:	\$10.88/sf
TI Allowance:	\$30.00
Term:	7-10 Years
Reserved Garage Parking:	\$85.00
Unreserved Garage Parking:	\$45.00

## Typical Floor Plate



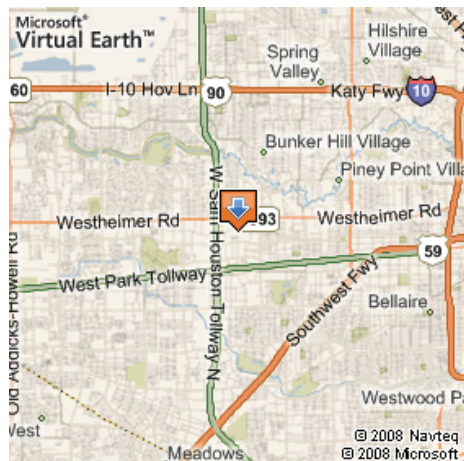
## Available Space

SUITE	SQ. FT.	AVAILABLE
100	14,700	April 2010
200	25,000	April 2010
300	25,000	April 2010
400	25,000	April 2010
500	25,000	April 2010
600	25,000	April 2010
700	25,000	April 2010
800	25,000	April 2010
900	25,000	April 2010
1000	25,000	April 2010
1100	25,000	April 2010
1200	25,000	April 2010

## Amenities Include:

- LEED Certified – Gold Level Certification
  - \* On-site recycling
  - \* Secure Mens/Womens shower facilities & bicycle storage
  - \* Water conserving fixtures and landscape
  - \* Optimized energy performance of 21%
- Dramatic 2-story building lobby
- Food service facility
- 24-hour on-site security personnel
- Building conference room
- Fitness facility
- On-site Management office with staff
- 3.5/1000 parking ratio

## Location Map



*For further information or to schedule a tour, please contact:*

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All information contained herein is believed to be accurate but is not warranted as to the accuracy and may be changed or updated without notice.