



### OFFERING SUMMARY

#### Available Space

Building C-3:	±2,075 RSF
	\$1,975 / month
	+ \$50 / month CAM
Building A-2:	±2,075 RSF
	\$1,975 / month
	+ \$50 / month CAM

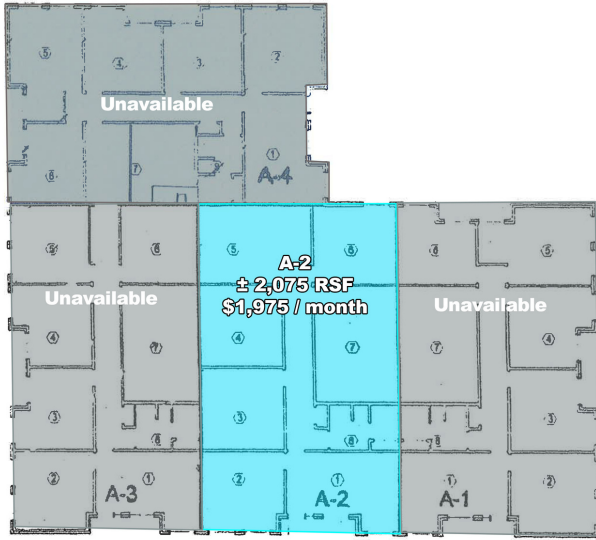
### LOCATION OVERVIEW

Located a half mile west of the Broadway Extension, on Memorial Road.

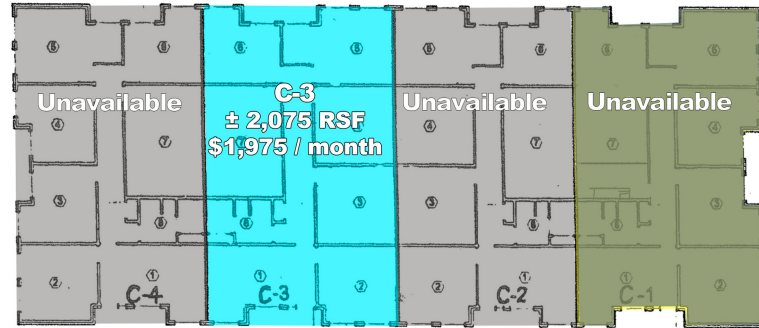
### PROPERTY HIGHLIGHTS

- Tenant pays utilities direct to provider plus tenants share water/sewer/trash
- This beautiful garden office property consists of 4 buildings totaling about 32,000 SF
- New Roof
- Abundant parking adjacent to the office
- Restaurants within walking distance
- Tenant controls heat & air conditioning

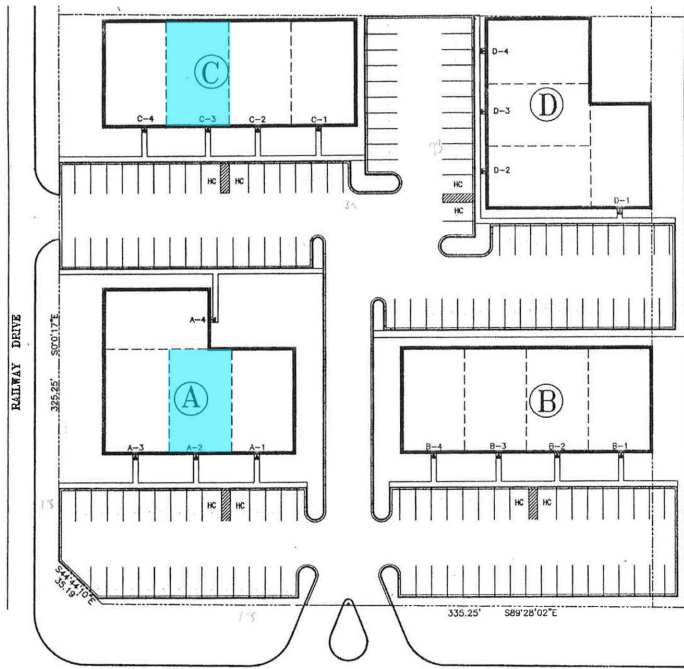
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**Building A**



**BUILDING C**



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