

Office building for lease

The Atrium at Sugar Creek
101 Southwestern Blvd
Sugar Land, TX 77478



Office Atrium for Lease in Sugar Land

- Recently renovated two-story atrium lobby with centered skylight, landscaping, and glass wall elevator
- Covered parking
- 3.75/1,000 parking ratio
- 24-hour key card access
- On-site maintenance
- Zoned air conditioning
- Monument Signage

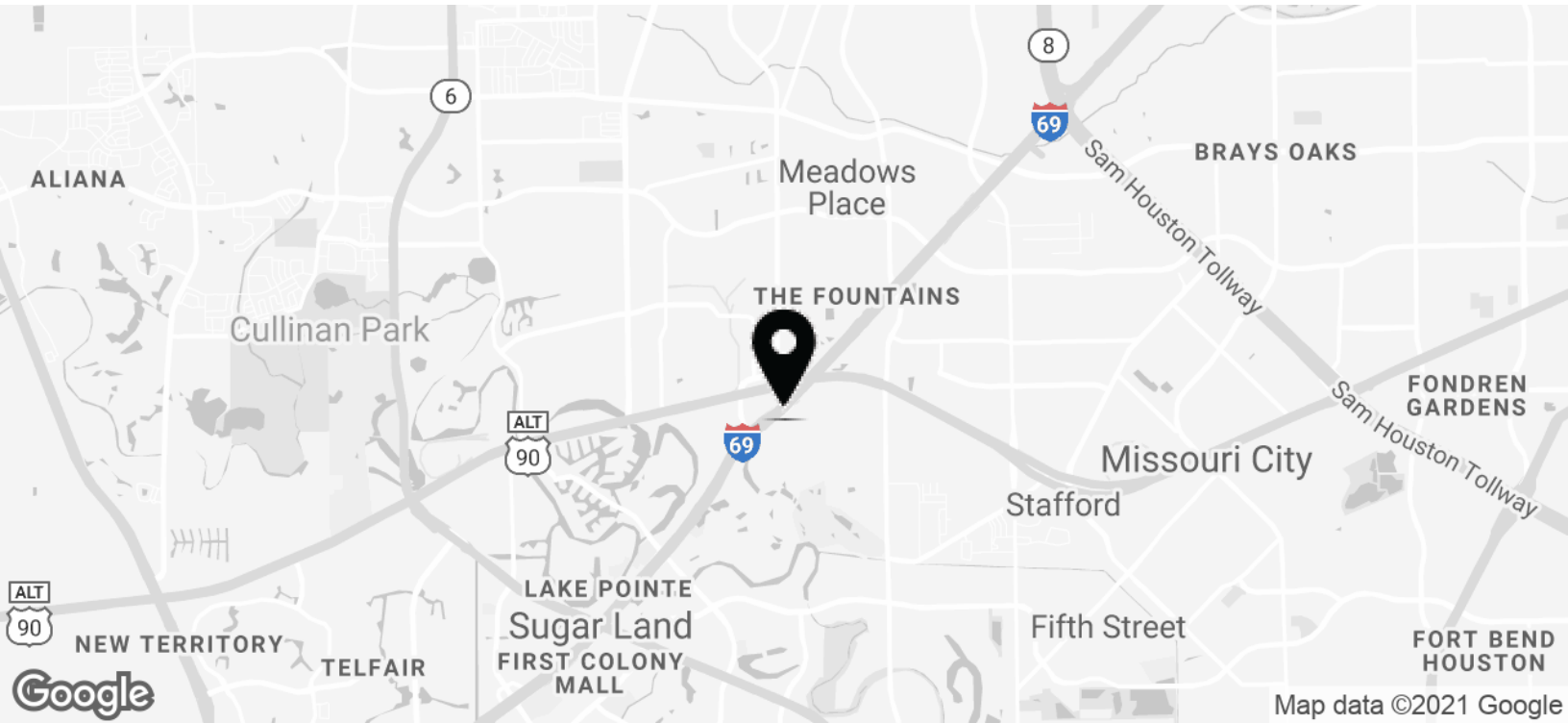
Get more information

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Spaces	Lease Rate	Space Size
108	\$20.00 SF/yr	905 SF
110/130	\$20.00 SF/yr	2,234 SF
115	\$20.00 SF/yr	1,185 SF
116	\$20.00 SF/yr	737 SF
136	\$20.00 SF/yr	811 SF
206	\$20.00 SF/yr	815 SF
207	\$20.00 SF/yr	944 SF
298	\$20.00 SF/yr	1,770 SF

Location Description

Multi-tenant atrium located in the Fort Bend Co/Sugar Land submarket. 1/2 block south of Highway 59 and north of Dairy Ashford. Adjacent to the Sugar Creek subdivision.

Offering Summary

Lease Rate:	\$20.00 SF/yr
Available SF:	737 - 2,234 SF
Lot Size:	1.9 Acres
Building Size:	50,146 SF

Demographics	1 Mile	3 Miles	5 Miles
Total Households	2,513	32,247	92,656
Total Population	6,782	93,946	286,851
Average HH Income	\$114,740	\$91,887	\$80,061



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