

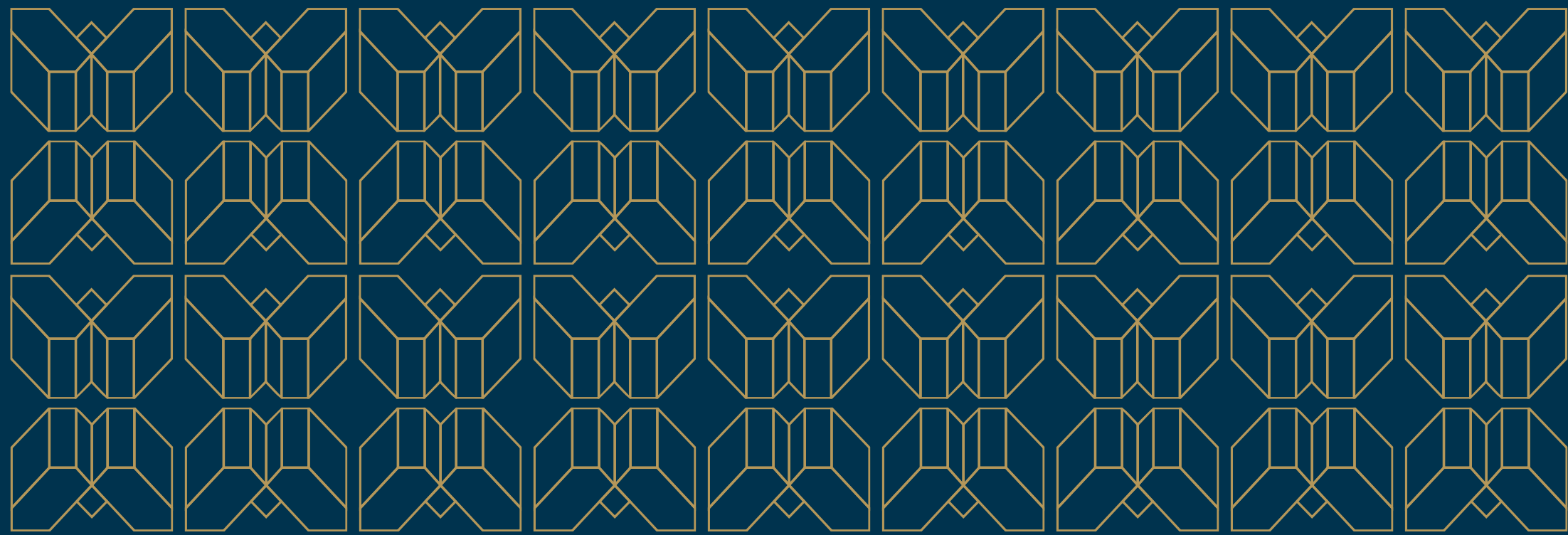


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# TOWERS

## AT WESTCHASE

10350 & 10370 RICHMOND AVENUE, HOUSTON, TX 77042



The award-winning, Class A Towers at Westchase I was constructed in 1983 and renovated in 2008 with more than \$1.4 million in capital improvements, while Class AA Towers at Westchase II was built in 2008. Both buildings have been meticulously maintained and the property's green space finely manicured and abundantly landscaped. The drive-up appeal of Towers at Westchase creates a truly superior first impression for employees and visiting clients.



## PROPERTY FEATURES

- On-site Management and Building Engineer
- After-hours Cardkey Access
- 24 hour On-site Uniformed Security
- Day Porter
- Building Conference Room
- On-site Deli, Restaurant and Catering
- Complimentary Fitness Center
- Easy Access to Beltway 8 and Westpark Tollway
- Numerous Area Restaurants and Hotels
- LEED Certification



*Towers at Westchase is advantageously situated in the heart of Houston's Westchase District, and serves as a preferred destination for tenants' full employee base. Towers at Westchase's Beltway 8 location provides superior ingress/egress, exceptional regional access and convenience to a host of world-class amenities. The unique design, superior visibility and irreplaceable location of Towers at Westchase assure its long-term prominence and landmark status.*



## TOWERS AT WESTCHASE I

BUILDING SIZE: 310,555 SF

CLASS: A

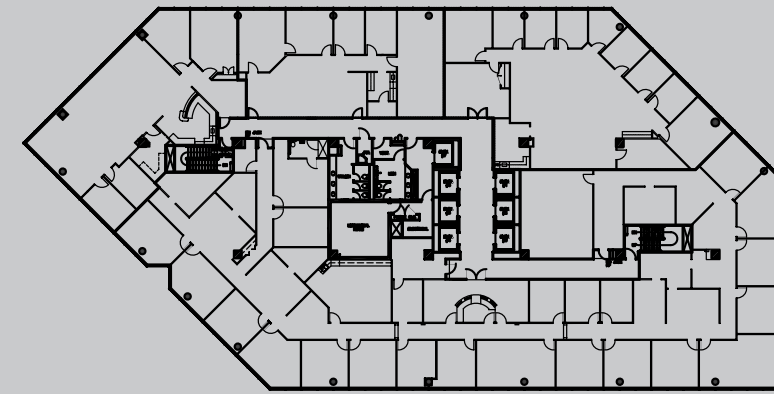
YEAR BUILT: 1983

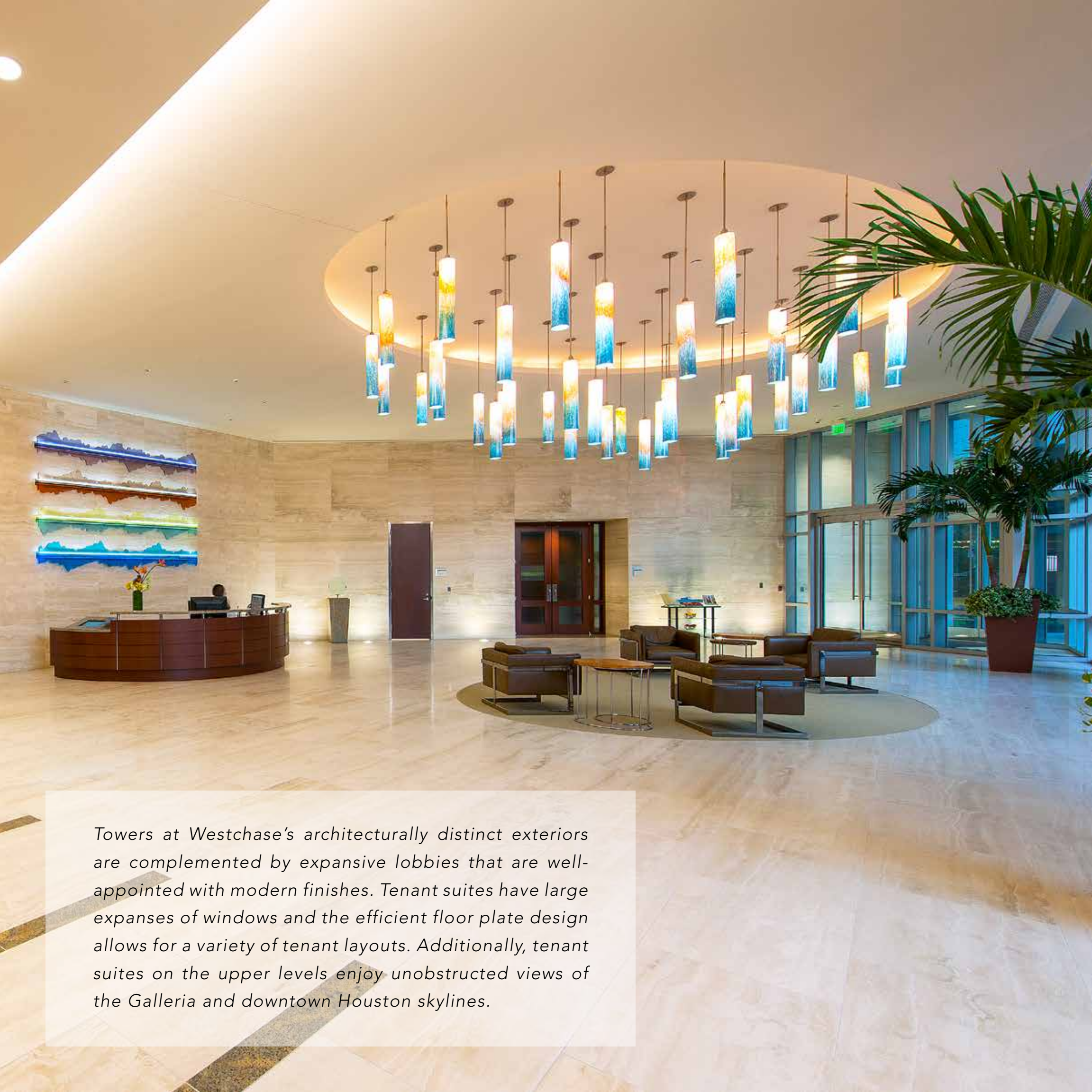
PARKING: 3.4/1,000

AWARDS: LEED EB Silver Certified  
Energy Star Award Winner  
BOMA 360 Performance  
CEL "A-List Award" Winner



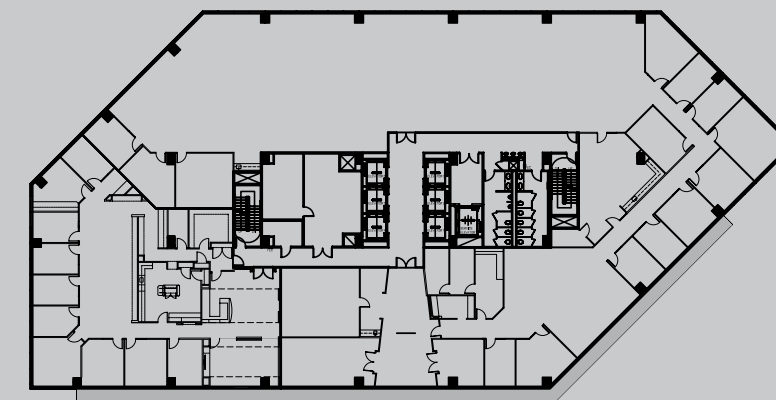
TYPICAL FLOORPLATE





*Towers at Westchase's architecturally distinct exteriors are complemented by expansive lobbies that are well-appointed with modern finishes. Tenant suites have large expanses of windows and the efficient floor plate design allows for a variety of tenant layouts. Additionally, tenant suites on the upper levels enjoy unobstructed views of the Galleria and downtown Houston skylines.*

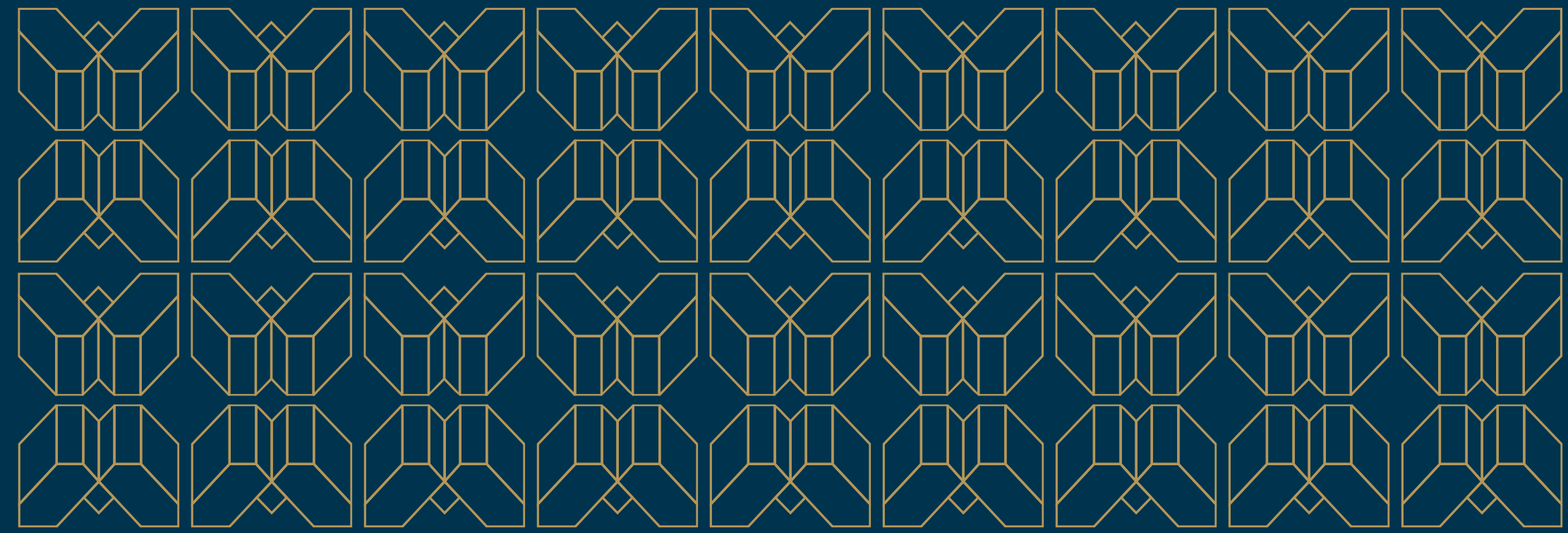
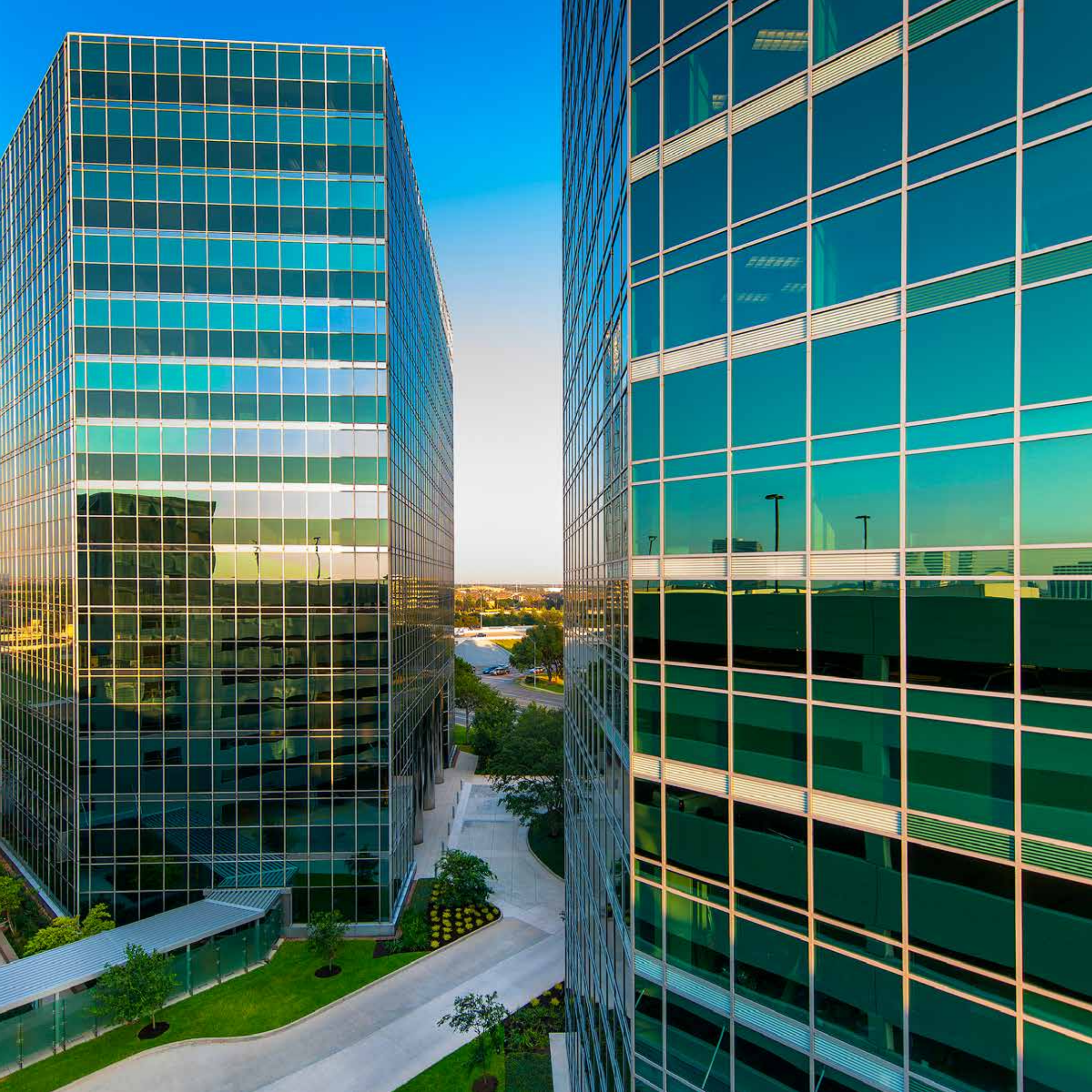
#### TYPICAL FLOORPLATE



#### TOWERS AT WESTCHASE II

|                |  |
|----------------|--|
| BUILDING SIZE: | 318,467 SF   |
| CLASS:         | AA   |
| YEAR BUILT:    | 2008   |
| PARKING:       | 3.3/1,000  |
| AWARDS:        | LEED EB Silver Certified<br>Energy Star Award Winner<br>BOMA 360 Performance |







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