



525 N. SAM HOUSTON PARKWAY EAST  
HOUSTON TX 77060

# NOW LEASING

Leasing information for 525 N. Sam Houston Pkwy. East and other properties in our portfolio is available upon request.

*Management and Leasing Office:*  
Suite 174

281.44.LEASE  
[www.milbankRE.com](http://www.milbankRE.com)



# Milbank Real Estate

**LOCATION:** Greenspoint. Minutes from George Bush Intercontinental Airport and Greenspoint Mall. Conveniently located on Sam Houston Parkway with immediate access to Interstate 45/North Freeway, the Sam Houston Toll Road/Beltway 8 and the Hardy Toll Road.

**BUILDING TYPE:** Full-service, 6-story, recently renovated commercial office building.

**PARKING:** Ample surface lot parking consisting of 242 parking spaces.

**SURROUNDING AMENITIES:** Greenspoint Mall, City View Park, The Woodlands and Kingwood.

**BUILDING SERVICES:** On-site management and leasing, 24-hour recorded video surveillance, 24-hour programmable access, complimentary Wi-Fi, conference room and deli.

The Atrium North Belt Collection consists of three properties in Greenspoint – North Houston’s leading suburban office submarket. Extensively renovated in 2003, the building is beautifully landscaped and features open, balcony-style hallways that overlook a central atrium and entry lobby, traversed by exposed glass elevators.

Beginning in 2008, the Greenspoint area is scheduled for two major enhancements:

- Greenspoint Mall and its surrounding area will be redeveloped into a \$32 million, 15 acre entertainment, retail, dining and recreation venue, dubbed “The Renaissance.”
- Implementation of a major streetscape program consisting of public plazas, pedestrian walkways, landscaping and public art. The streetscape improvement program will begin along the Benmar Drive and Greenspoint Drive corridor and phase into other corridors throughout the area.

Contact Milbank Real Estate to tour this professionally managed property and for a listing of suites currently available.

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Approx. office size:  
From 500 to 5,000 sq. ft.

Parking spaces:  
3.1 spaces per 1,000 sq. ft.

Year built:  
1979

#### DISTANCES FROM PROPERTY

Greenspoint Mall .....	1.5 miles
George Bush Intercontinental Airport (IAH) .....	6 miles
Kingwood .....	15 miles
Downtown .....	15 miles
The Woodlands .....	17 miles
Texas Medical Center .....	20 miles
The Galleria .....	20 miles
William P. Hobby Airport (HOU) .....	20 miles

