

1201 Louisiana Street, Houston, TX 77002

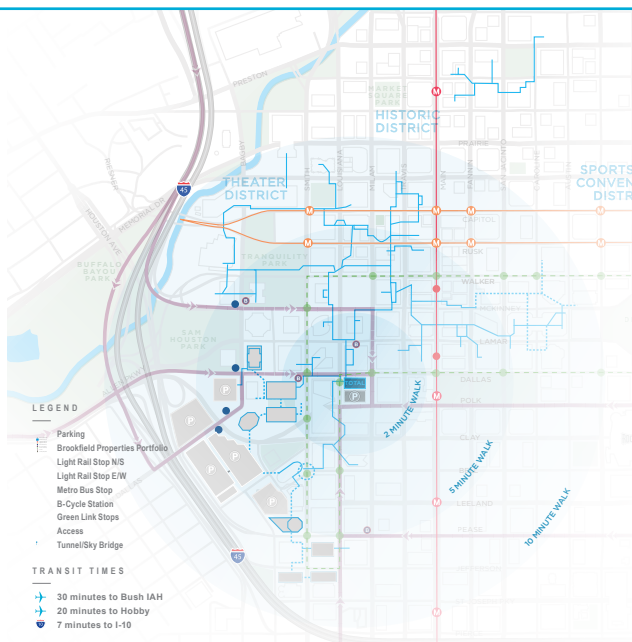
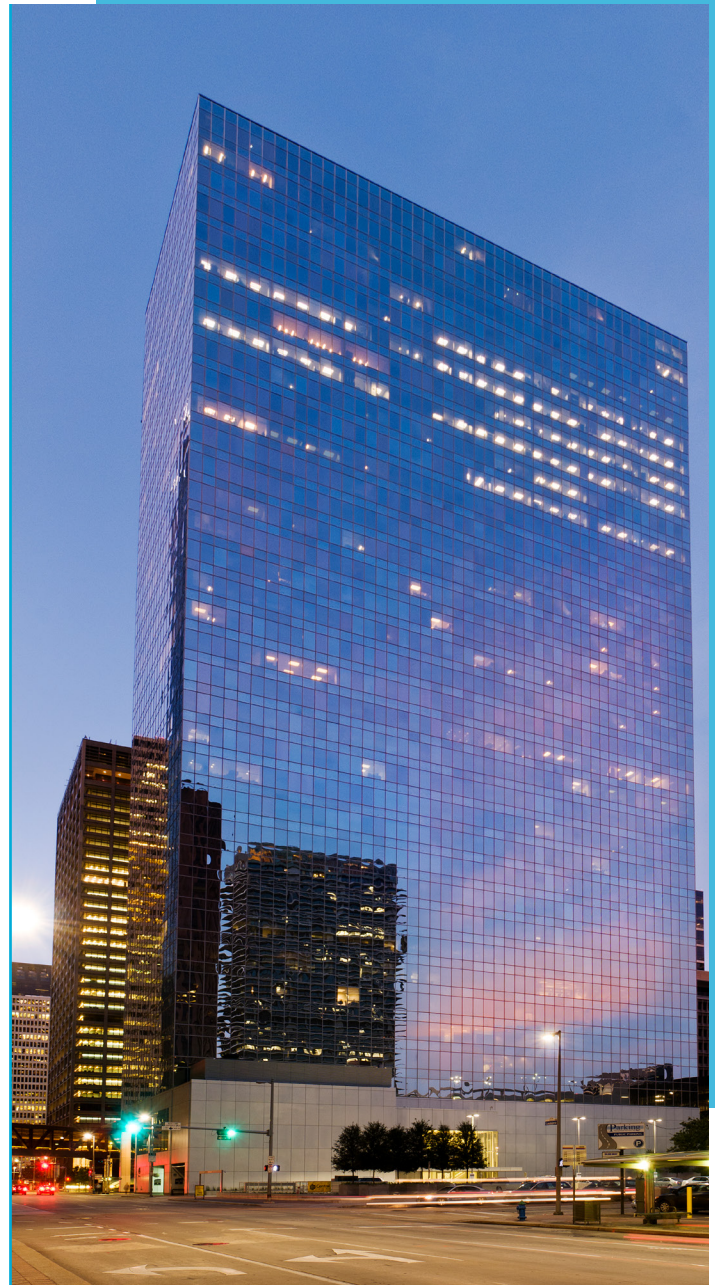
BUILDING INFORMATION

Owned & Managed	Brookfield Properties
Floors	35 above grade; 3 below grade
Area	843,533 GRA
Average Floor Size	24,600
Building Class	Class "A"
Year Completed	1971, renovated 1996
1201 Louisiana Garage	143 spaces in-building Reserved: \$351.00 + tax Unreserved: \$255.00 + tax
1225 Louisiana Garage	319 spaces attached Reserved: \$265.00 + tax Unreserved: \$186.00 + tax
Hyatt garage	Contract parking available
Access	One block from Allen Center. Connected to downtown tunnel system.
Building Hours	M-F 7AM - 7PM SAT 7AM - 1PM

CONFERENCE CENTERS

Spindletop – Seats 42

Lone Star – Seats 40



OFFICE LEASING INFORMATION

Available NRA	36,898
Percent Leased	96.4%
Largest Contiguous	145,355
NET Rental Rate	\$27.00, 3% annual increases
2019 Est. Expenses	\$14.80 + \$.052 E

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**Brookfield
Properties**



BUILDING FEATURE

Public Transit Available
Path Access / Tunnel Accessible
Lobby Electronic Directories



PARKING

Complimentary Battery Boost (Allied Universal)
Tire Inflation Valet (Allied Universal)
Vehicle Location Valet (Allied Universal)
Debit Pay Stations/ Express credit card pay stations
EV Charging Stations
EZ Tag Technology
Valet Parking
Reserved Parking with Dedicated Entrance + Exit (VIP)
Amenity Bay
Tire Inflation Stations
Vacuum Stations



SECURITY

24 Hour Security Monitoring & After-Hours Escorts
Safety Communication App (LiveSafe)



VALUE ADD

Battery Recycling (Household)
E-Waste Event (Twice a Year)
Tenant Events / Happy Hours
Event Space/Reception Area/Conference Center
Recycling
Wi-Fi
Courtesy Umbrellas/Bags
Fitness Center (with Locker Rooms)
Blood Drive
TVs
E-Cycling (Year Round)
Pop Up Vendors
Yoga Program
Secured Bike Storage (Bike Room)



RETAIL

Sundry shop
The Downtown Club at the Met
Car Butler (Car Detailing Service)



DINING

Subway
La Dolce Vita Cafe
Island Grill
The Petroleum Club of Houston