

FOR SUBLEASE 13131 S DAIRY ASHFORD 1ST FLOOR LOBBY / 4,096 RSF

SUGAR LAND SUBLEASE OPPORTUNITY

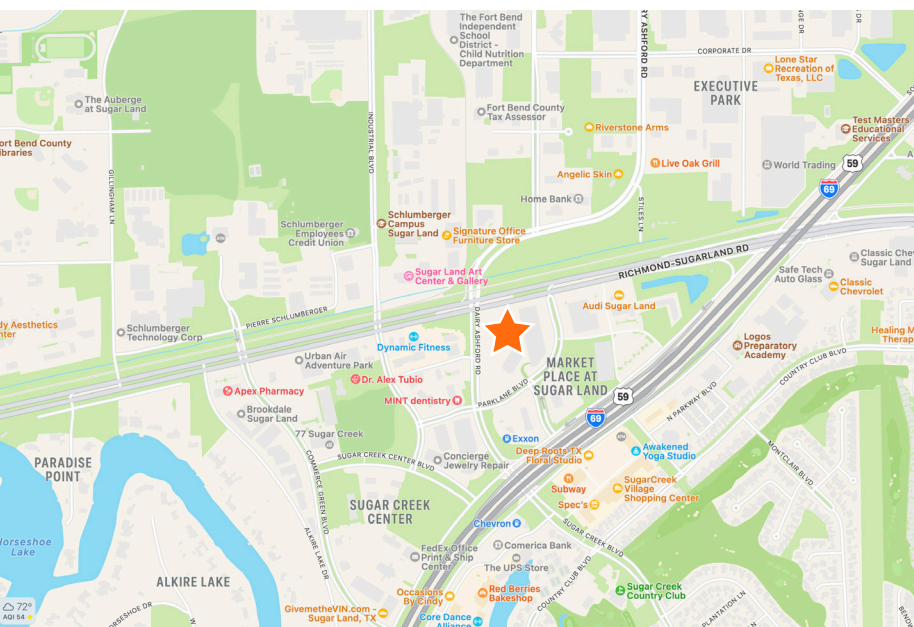
13131 South Dairy Ashford, Sugar Land, TX 77478



Premises: 4,096 RSF
Availability: Immediate
Term Expiration: 8/31/2026
Rental Rate: \$16.00/RSF NNN
Operating Expenses: \$11.44/SF
Furniture: Negotiable

Space/Building Features:

- Move in ready
- 4 private offices
- Bullpen area
- Conference and huddle rooms
- Large reception
- Kitchen
- Class A office with quick access to the Southwest Freeway



JASON HERBRICH

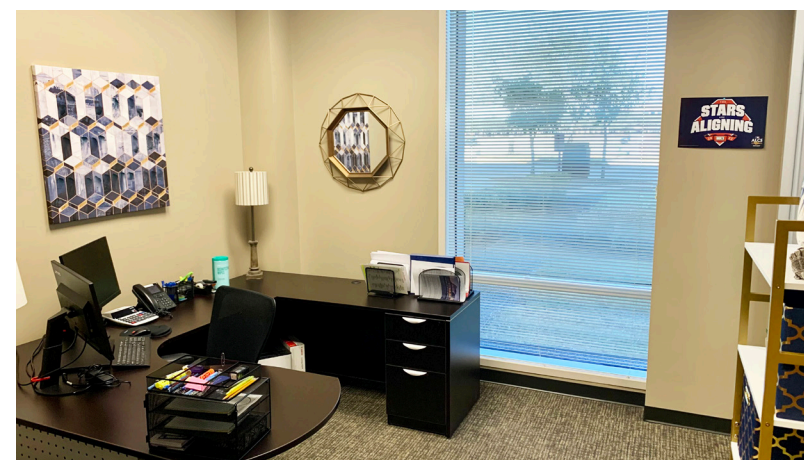
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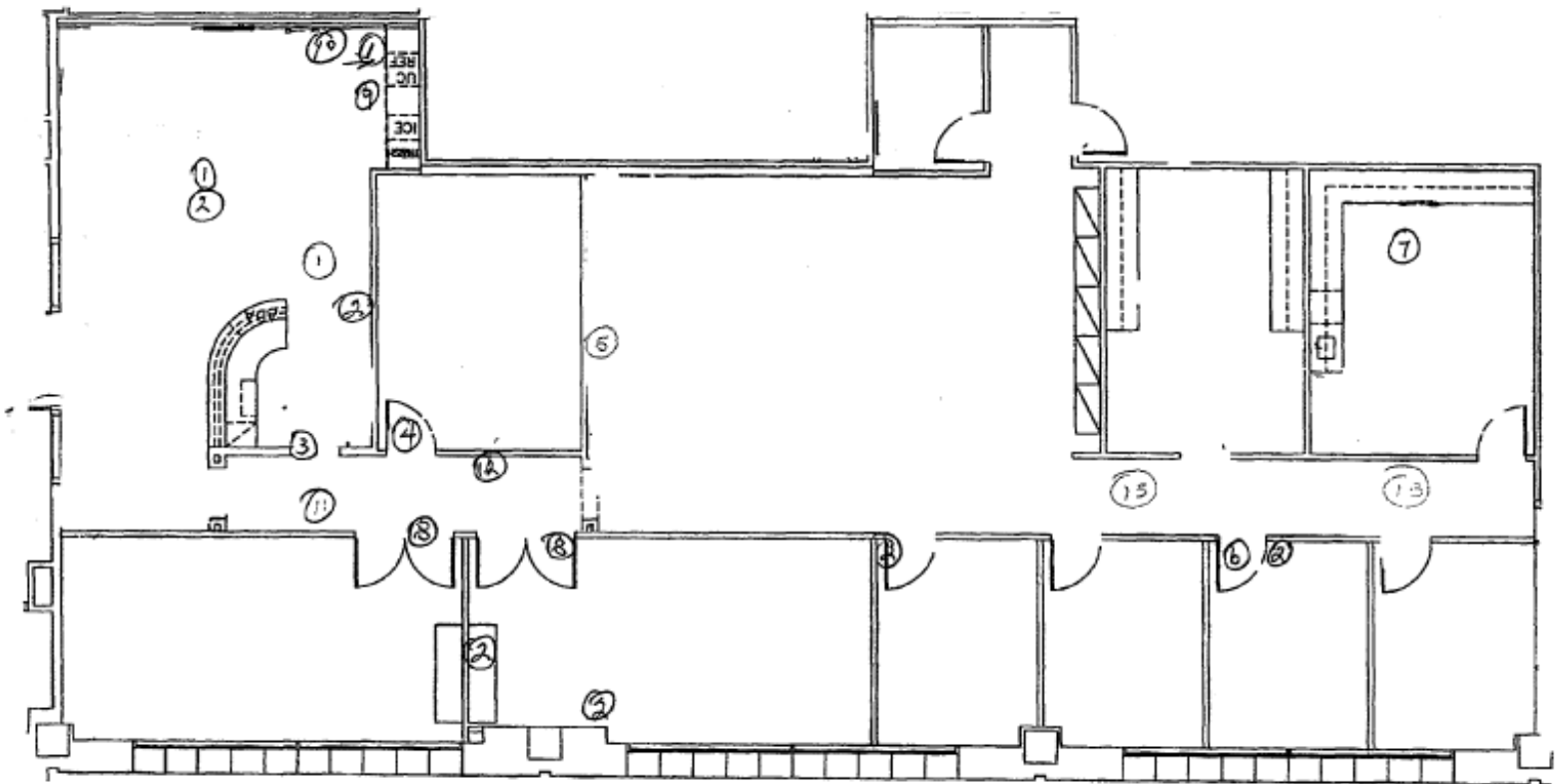
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CURRENT FLOOR PLAN

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