



24

Waterway Avenue



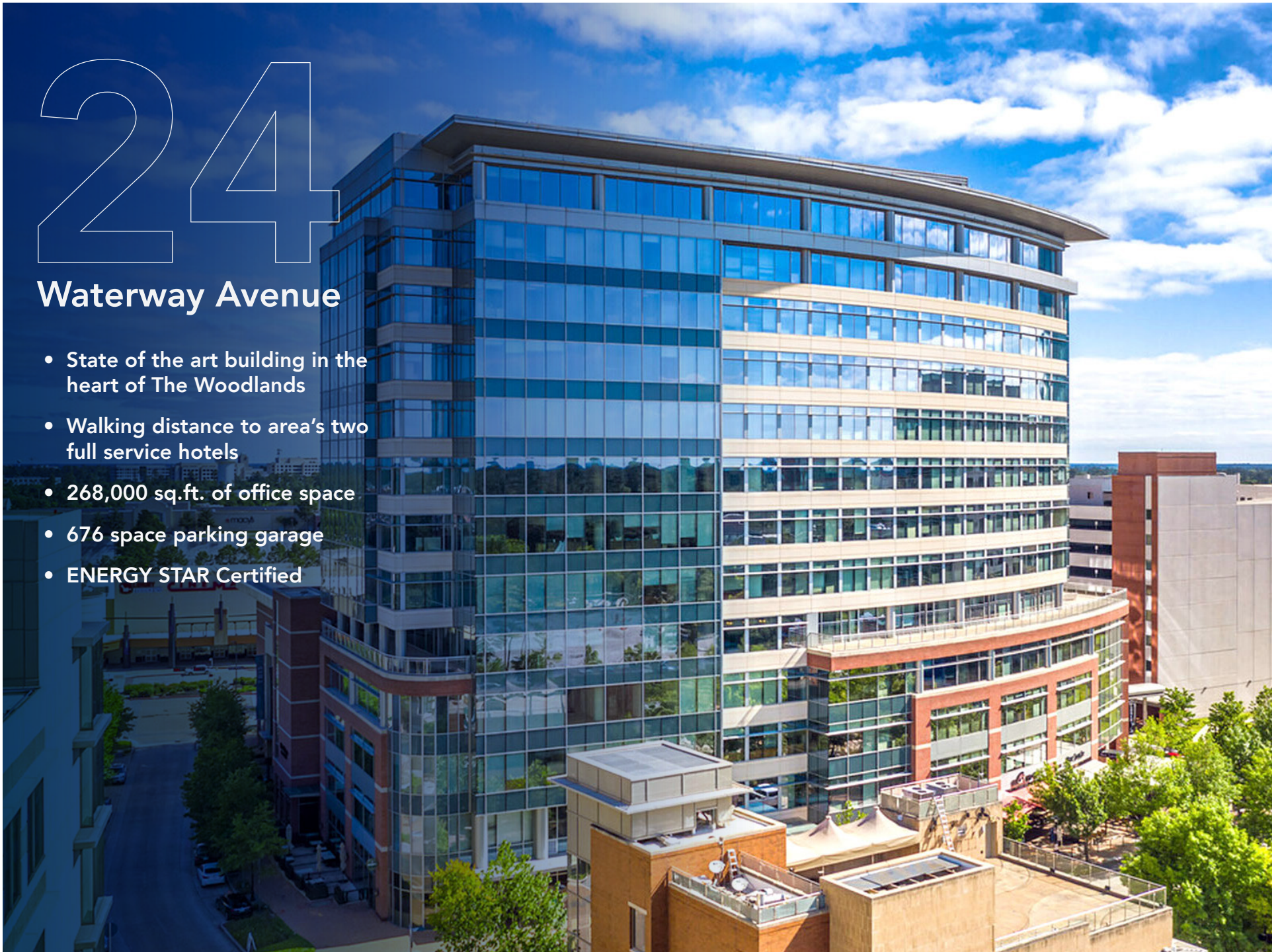
Commercial
Real Estate

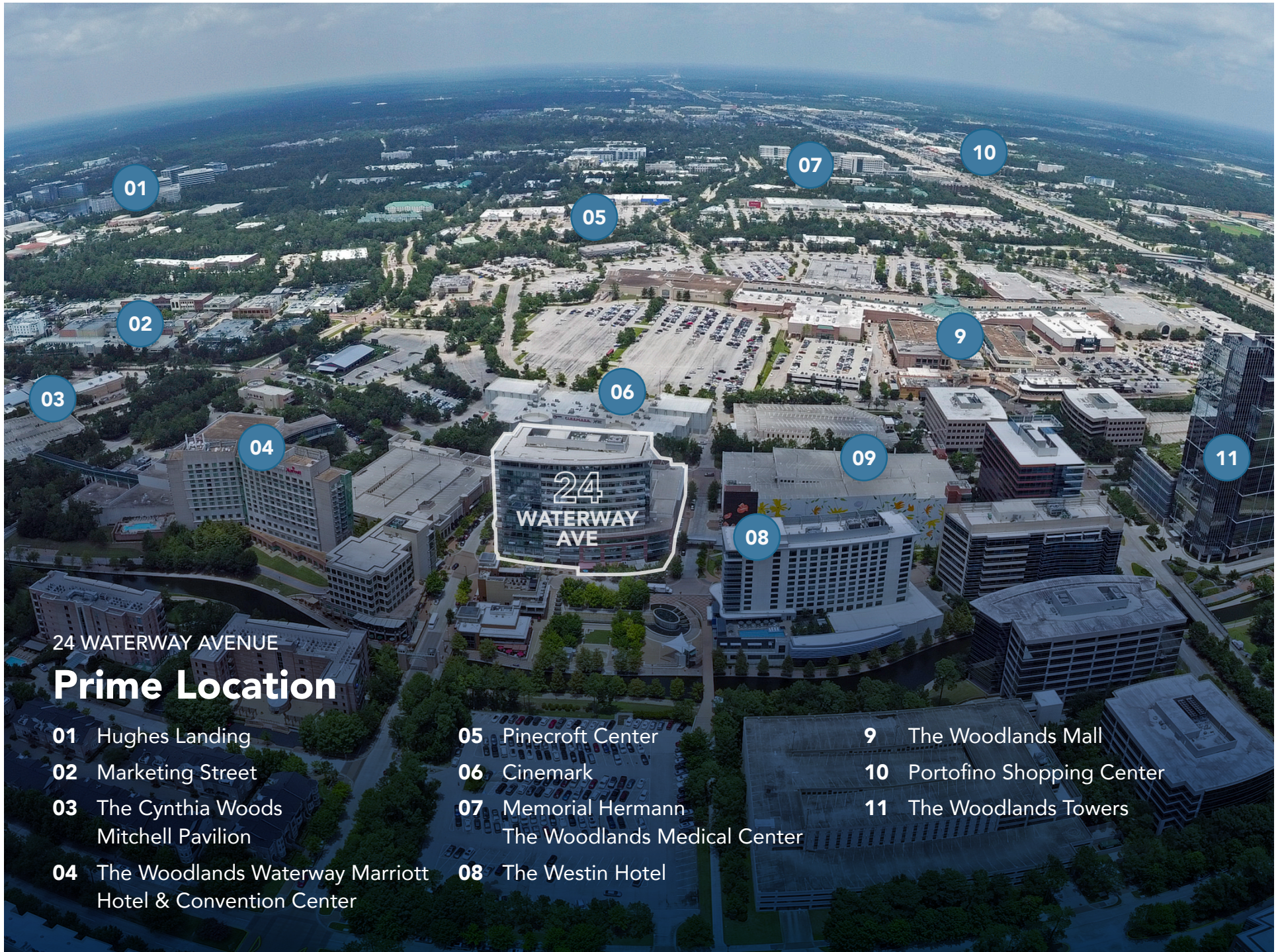
True Class A in the Heart of The Woodlands

24

Waterway Avenue

- State of the art building in the heart of The Woodlands
- Walking distance to area's two full service hotels
- 268,000 sq.ft. of office space
- 676 space parking garage
- ENERGY STAR Certified





24 WATERWAY AVENUE
Prime Location

01 Hughes Landing

02 Marketing Street

03 The Cynthia Woods
Mitchell Pavilion

04 The Woodlands Waterway Marriott
Hotel & Convention Center

05 Pinecroft Center

06 Cinemark

07 Memorial Hermann
The Woodlands Medical Center

08 The Westin Hotel

9 The Woodlands Mall

10 Portofino Shopping Center

11 The Woodlands Towers

COMING SOON: 24 WATERWAY AVENUE

Second Floor: Suite 250

Suite 250
11,748 RSF

Reception

Kitchen

Employee Entrance

Workspace

Conference Room

Suite 250

Suite	Size	Term	Condition	Available	Overview
250	11,748 RSF	Negotiable	Excellent, Ready to move-in	8/1/2024	Former Title Company space, with high-end finishes and amenities.

AVAILABLE FOR LEASE 24 WATERWAY AVENUE

Third Floor: Suite 300



Suite	Size	Term	Condition	Available	Overview
300	11,385 RSF	Negotiable	Excellent, Ready to move-in	Now	Corporate office layout with plenty of private offices and other amenities.

SUITE 300



VIRTUAL TOUR
SCAN OR CLICK

AVAILABLE FOR LEASE 24 WATERWAY AVENUE



Commercial
Real Estate

SUITE 300
FULLY FURNISHED
PRIVATE OFFICES

Sean Quinn
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(832) 813-7373

AVAILABLE FOR LEASE 24 WATERWAY AVENUE



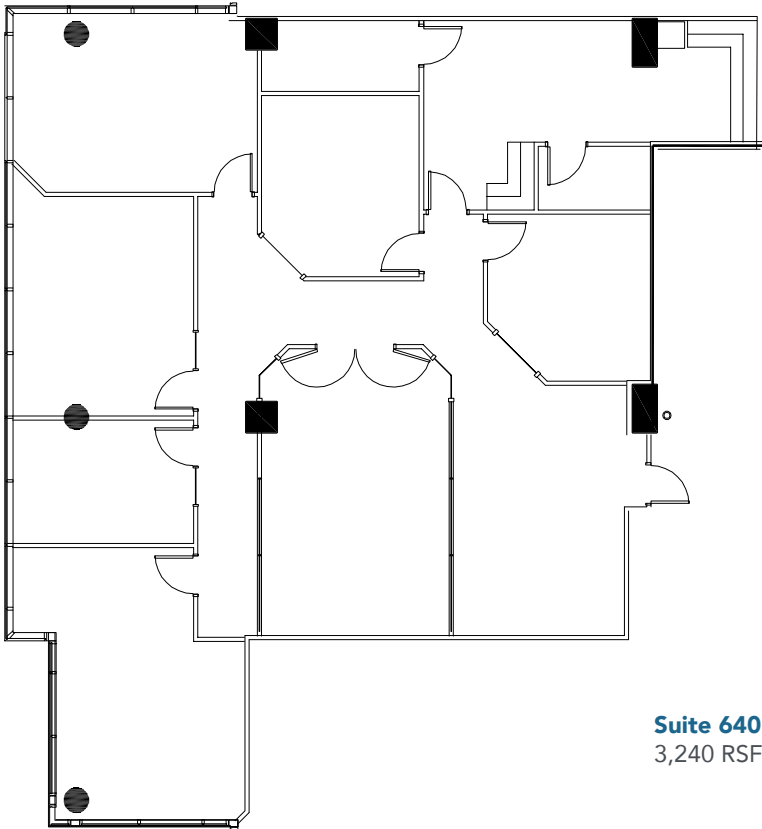
Commercial
Real Estate

**SUITE 300
KITCHEN**

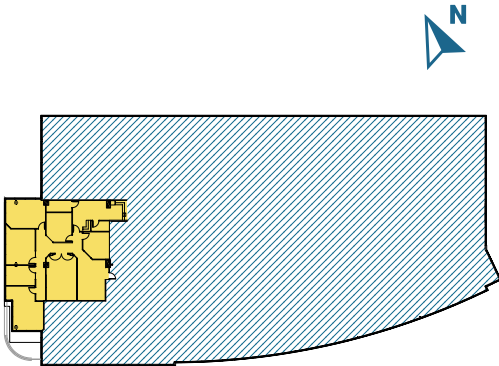
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AVAILABLE FOR LEASE 24 WATERWAY AVENUE

Sixth Floor: Suite 640



Suite 640
3,240 RSF

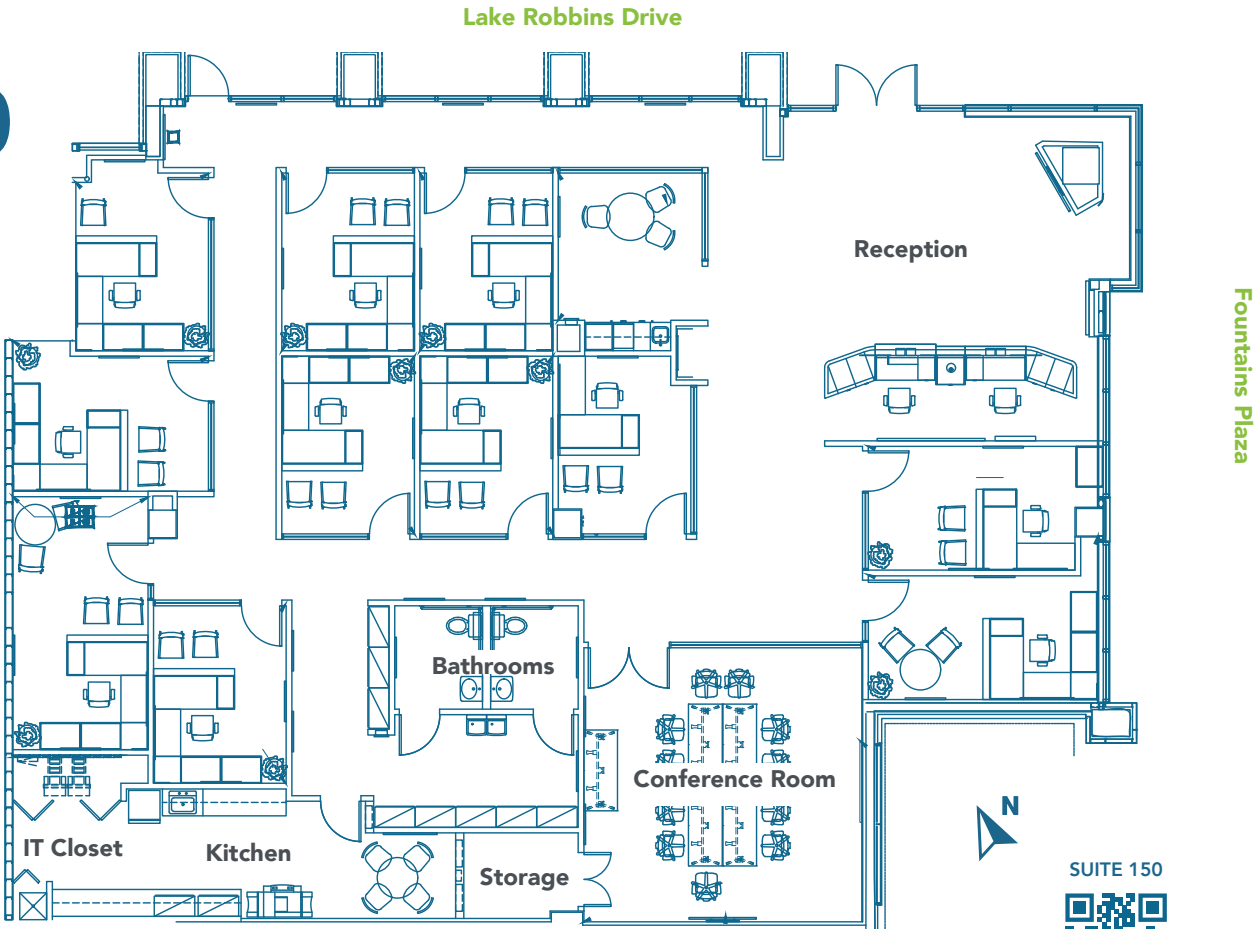
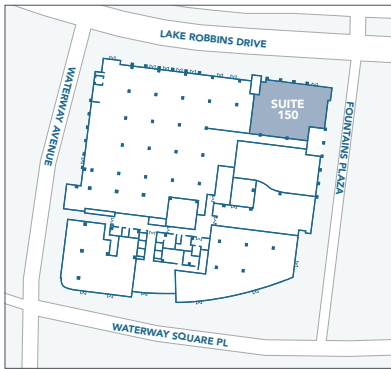


Suite	Size	Term	Condition	Available
640	3,240 RSF	Negotiable	Excellent	March 2025

Overview
Corporate office layout with plenty of private offices and other amenities.

AVAILABLE FOR LEASE 24 WATERWAY AVENUE

Ground Floor Retail Suite 150



Suite	Size	Term	Condition	Available
150	4,680 USF	Negotiable	Excellent, Ready to move-in	Immediately

Overview
Former Charles Schwab retail location, featuring ample office space, conference room and excellent visibility on Lake Robbins Drive.

SUITE 150



VIRTUAL TOUR
SCAN OR CLICK



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RETAIL SPACE AVAILABLE FOR LEASE 24 WATERWAY AVENUE



Commercial
Real Estate

TRAFFIC COUNT
10,000+ CARS DAILY

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RETAIL SPACE AVAILABLE FOR LEASE 24 WATERWAY AVENUE



Commercial
Real Estate

**SUITE 150
CUSTOMER LOBBY**

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24

Waterway Avenue



Commercial
Real Estate

Contact us about this property today
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