

# MAGNOLIA CROSSING OFFICE SUITES

33300 Egypt Lane  
Magnolia, Texas 77354



## Rate and Lease Information

Rate: \$1.00 per sf / \$12.00 per year  
Operating Expenses: \$0.30 per sf / \$3.60 per year  
3-Year Minimum Lease Term  
Available Immediately

## Suites Available For Lease

2,031 sf (6 offices, 1 conference room)  
1,521 sf (4 offices, 1 conference room)  
1,307 sf (4 offices, 1 conference room)  
857 sf (3 offices, 1 conference room)  
724 sf (2 offices, 1 conference room)  
563 sf (3 offices)  
450 sf (1 office)

## PROPERTY HIGHLIGHTS

- *NEW CONSTRUCTION!*
- *High Traffic*
- *Beautiful Tranquil Setting*
- *Courtyards & Open Breezeways*
- *Suites are individually metered*
- *Abundant Parking*

Linda Crumley  
Phone (281) 507-4325  
lcrumley@infinitytexas.com

Ryan Carnes  
Phone (281) 507-2704  
rcarnes@infinitytexas.com



[www.infinitytexas.com](http://www.infinitytexas.com)