



FLOOR 32  
24,960 RSF AVAILABLE

# TOTAL PLAZA 1201 LOUISIANA

HOUSTON, TEXAS 77002



# SPACE HIGHLIGHTS



**24,960 RSF AVAILABILITY**

FLOOR 32

AVAILABLE APRIL/  
MAY 2023 THROUGH  
APRIL 30, 2027

**NEGOTIABLE**

RENTAL RATE &  
FURNITURE

**\$16.27/RSF**

LANDLORD'S 2022  
OPEX ESTIMATE +  
\$0.75/RSF TENANT'S  
ELECTRICITY

**"AS-IS"**

SPACE  
OFFERING

## PARKING

1/1,000 RSF

GARAGE PARKING:  
1225 LOUISIANA GARAGE  
13 UNRESERVED SPACES @  
MARKET RATES

REGENCY GARAGE  
12 UNRESERVED SPACES  
@ MARKET RATES





# BUILDING AMENITIES

**1** LEED Gold Certified

**2** Lobby Renovations recently completed in 2020

**3** Centrally Located on the downtown tunnel system

**4** Fitness Facility tenant exclusive, new equipment, locker & bike room

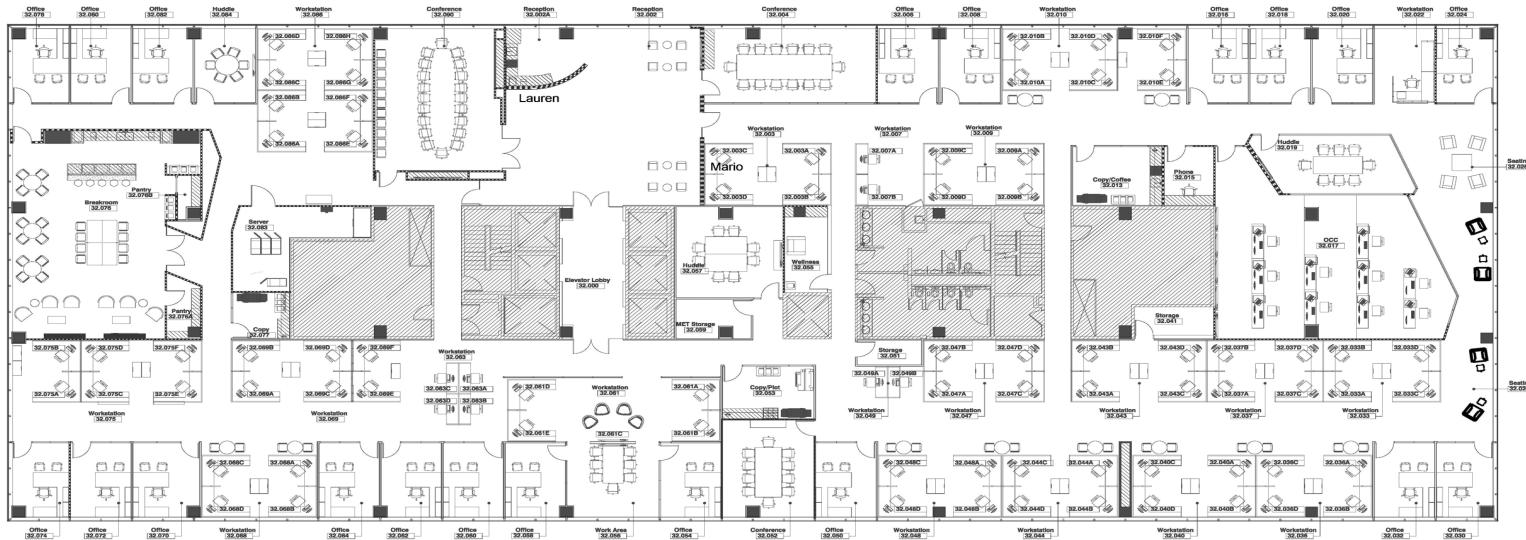
**5** Conference Facility state-of-the-art facility with catering kitchen

**6** Petroleum Club located in the building along with other on-site restaurants, including Island Kitchen



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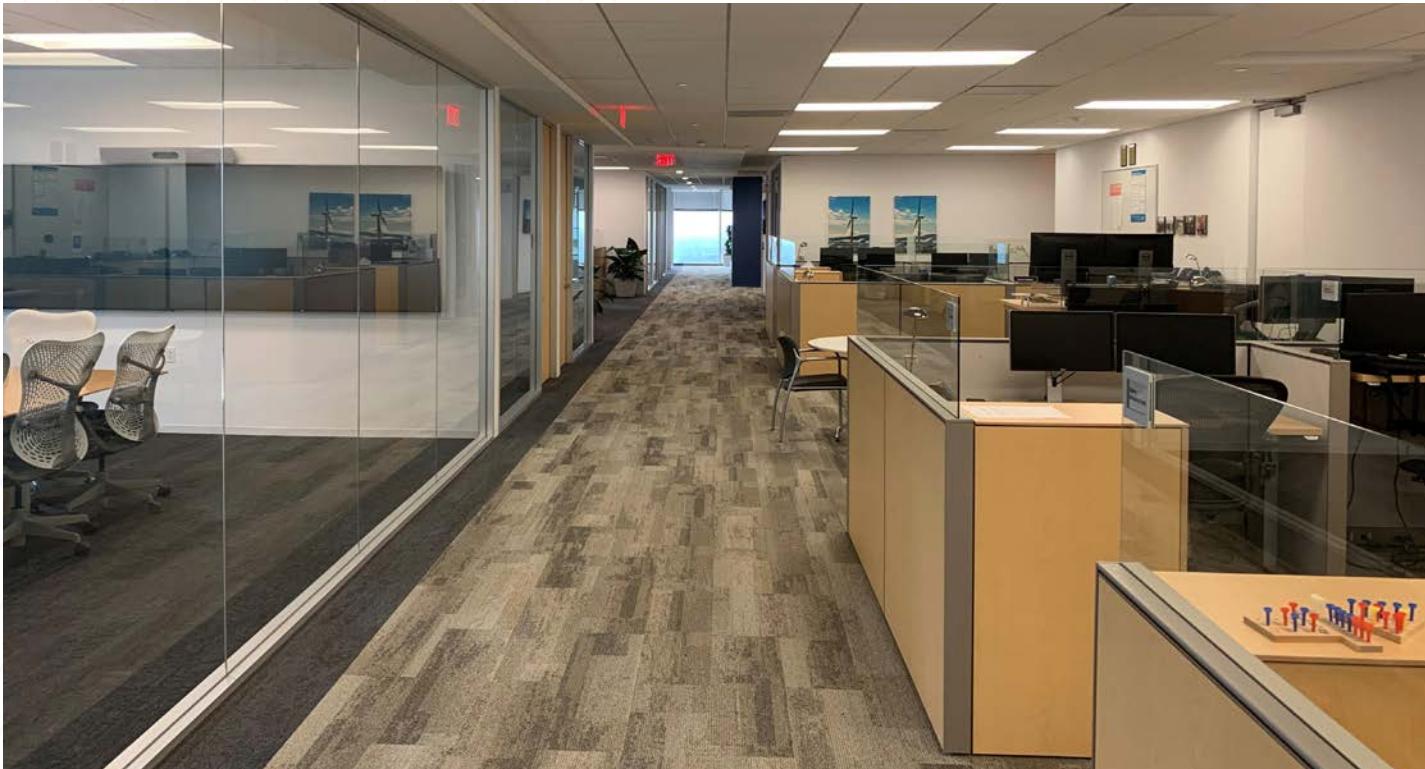
Workstations 76  
Offices 20

Conference Rooms 3  
Huddle Rooms 3

Kitchen/Breakroom 1  
Copy/Work Rooms 3

# FLOOR 32

## PHOTOS



# FLOOR 32

## PHOTOS





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