

- LOCATED IN TOMBALL BUSINESS PARK
- EXCELLENT ACCESS TO HIGHWAY 249
- DIRECT ACCESS TO THE GRAND PARKWAY



FOR SUBLEASE

14434 MEDICAL COMPLEX DR.
SUITE 100 | TOMBALL, TX 77377



14434 MEDICAL COMPLEX DR. SUITE 100 | TOMBALL, TX 77377

Office: 7,160 SF

Warehouse: 5,430 SF

Total Available Space: 12,500 SF

Lease Expiration: June 2030

Loading: Grade-level and dock high

Fire Protection: Sprinklered



14434 MEDICAL COMPLEX DR.

SUITE 100 | TOMBALL, TX 77377

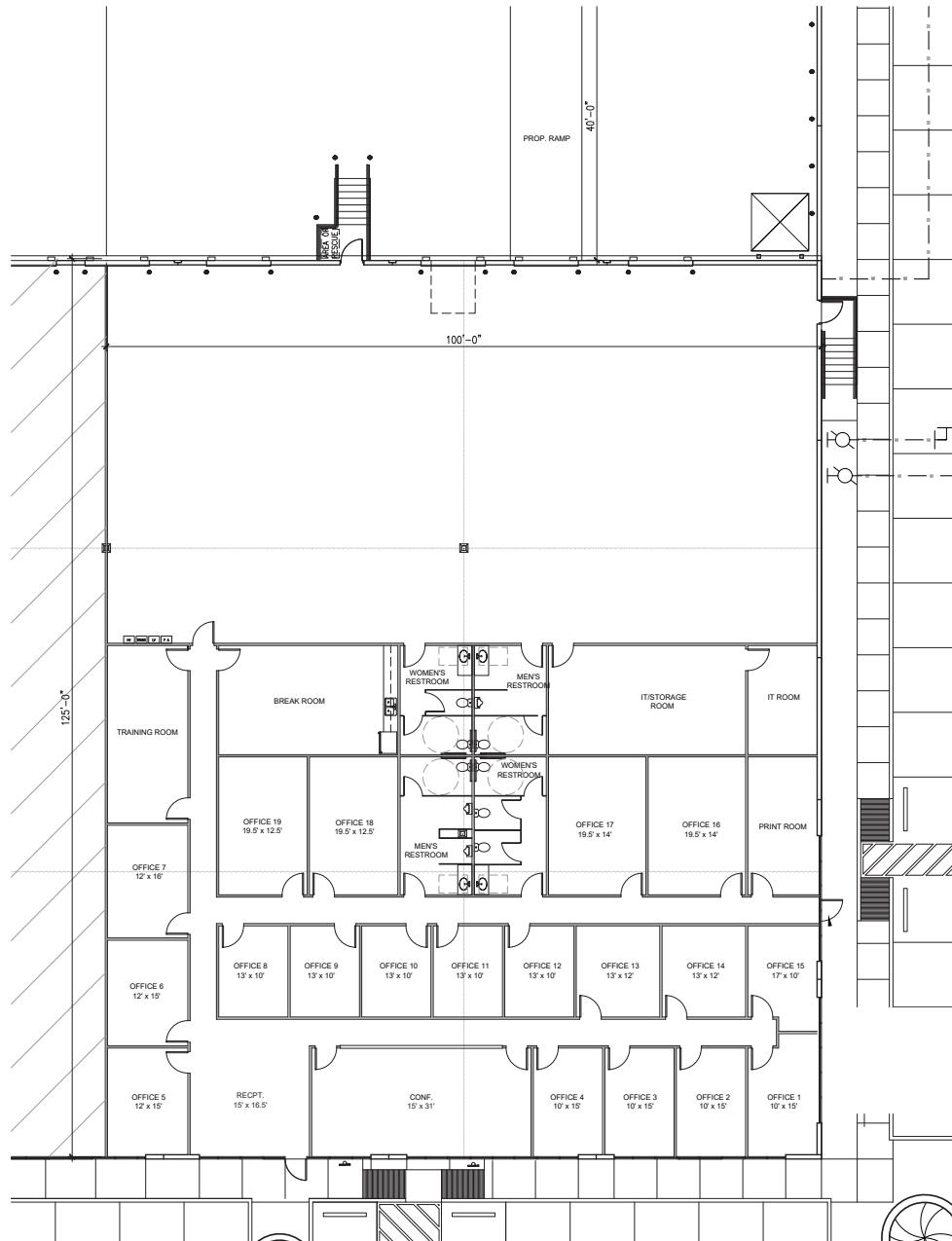
Warehouse	5,430 SF
Office	7,160 SF
TOTAL	12,500 SF

OFFICE DESCRIPTION

- 7,160 SF
- Reception
- Breakroom
- 1 conference room
- 1 training/conference room
- 17 private offices
- Office and warehouse restrooms

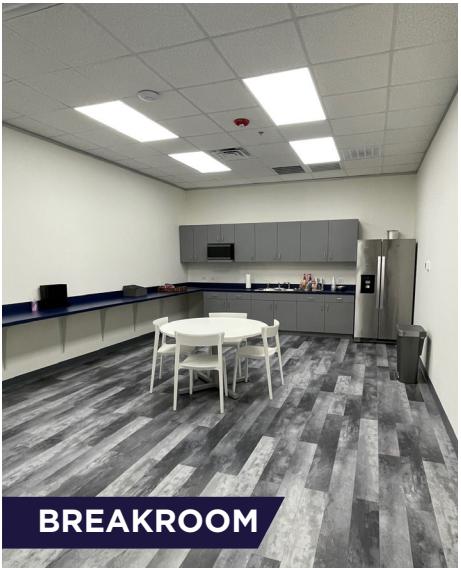
BUILDING AND WAREHOUSE SPECS

- 5,430 SF
- 24' clear height
- Wet pipe sprinkler
- 3-phase 480V service
- 4 docks (9'x10')
- 1 drive-in ramp
- 2/1000 parking ratio

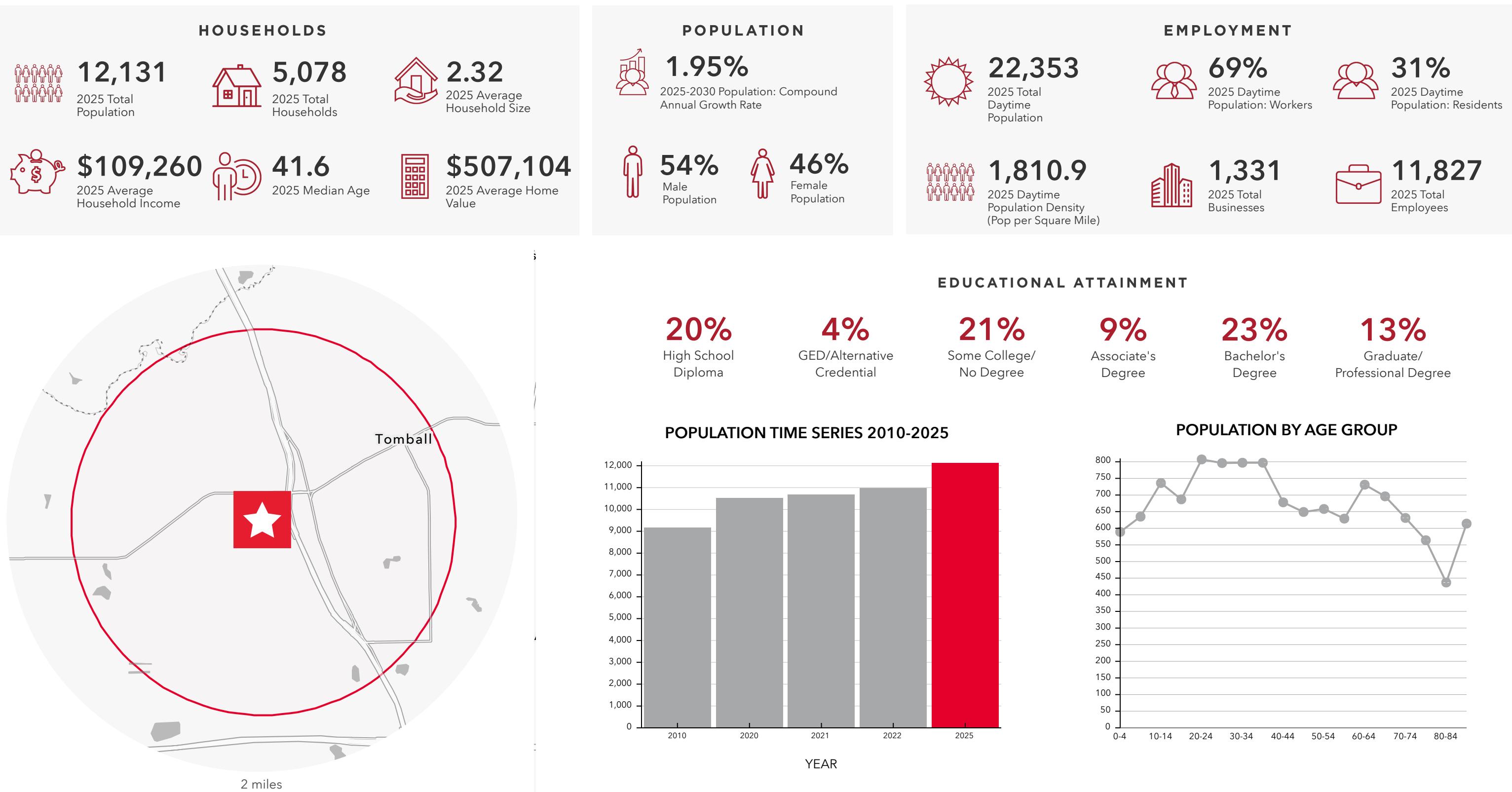


14434 MEDICAL COMPLEX DR.

SUITE 100 | TOMBALL, TX 77377



Demographics





**14434 MEDICAL PLAZA DR.
TOMBALL, TX 77377**



FOR MORE INFORMATION, CONTACT:

BEAU KALEEL, SIOR
Executive Managing Director
Direct: +1 713 963 2844
Mobile: +1 713 269 9575
beau.kaleel@cushwake.com

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

