

6 Houston Center



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- > Height: 29 Stories (20 Office, 9 Parking)
- > Rentable Area: 603,629 SF
- > Typical Floor Size: 30,000 SF
- > Parking Ratio: 1.7/1,000 SF
- > Skybridge Connectivity to Houston Center and the Extensive CBD Tunnel System
- > Multimodal Transit Access: Convenient to Houston's Light Rail, Metro System and Green Link
- > Pre-Certified LEED Gold



Vibrant Location

- > Newest addition to Houston's amenity-rich East Side
- > Adjacent to more than 600 luxury residential units
- > Walkability, with access to Greenstreet, the Shops at Houston Center and Discovery Green, featuring over 50 dining options and retailers
- > A short walk to Minute Maid Park, home of the Houston Astros, and the Toyota Center, home of the Houston Rockets
- > Close to luxury hotels – the Four Seasons, Hilton Americas and new Marriott Marquis





Trusted Sponsorship

- > Crescent has been a successful real estate company for more than 20 years.
- > Extensive development experience — more than \$1.5 billion in recent and current projects.
- > Crescent — ten-time recipient of National Commercial Real Estate Customer Service Award for Excellence, also known as the “A-list” Award.



Uncompromising Design

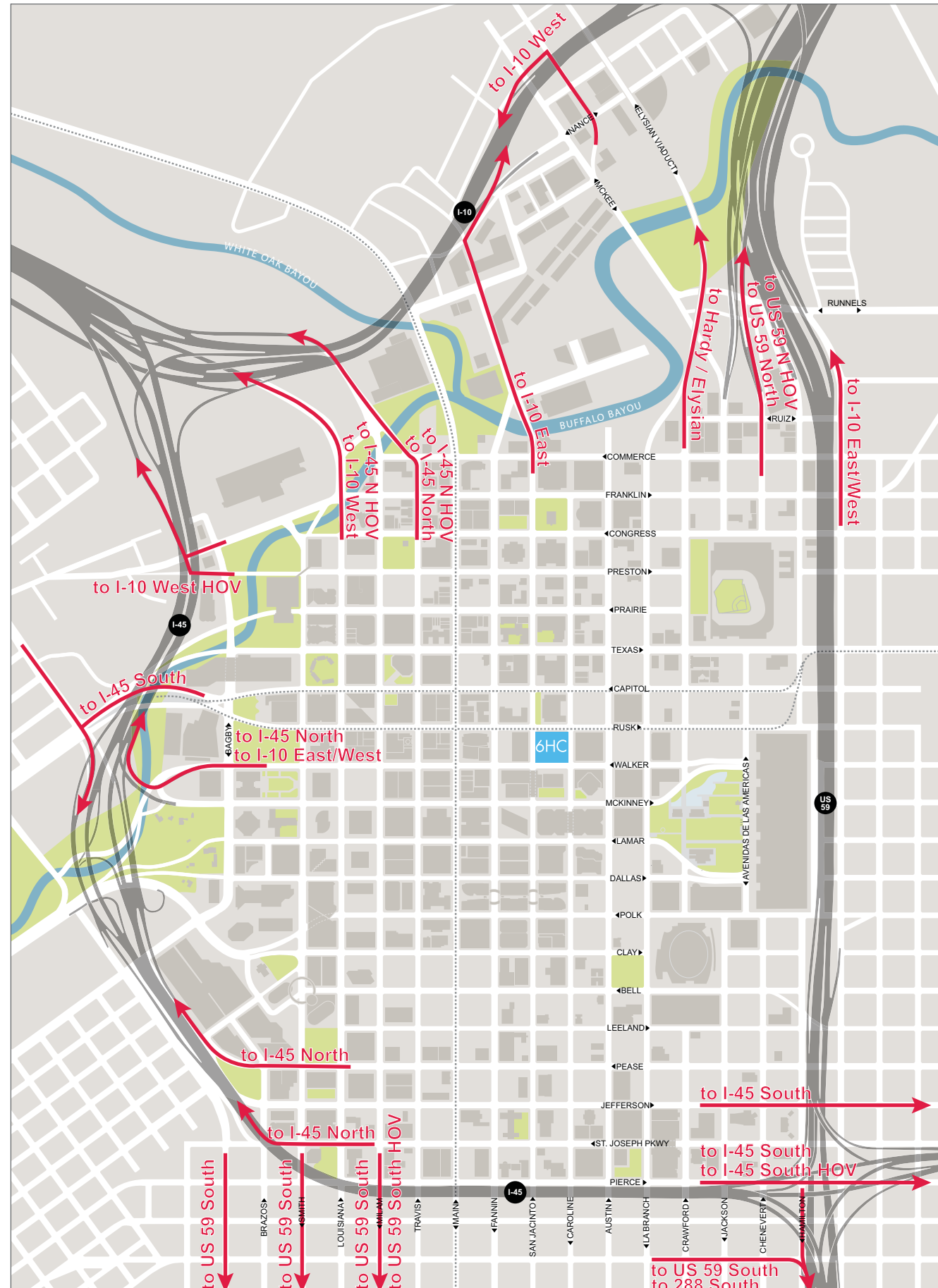
- > High Ratio of Natural Light and Open Space
- > Unobstructed View Corridors
- > High-Performance Glazing
- > Efficient Column-Free Floor Plates with a Compact Core
- > 10 foot Ceiling Height on Levels 9-26
- > 12 foot Ceiling Height on Levels 27-29
- > Destination Dispatch Elevators
- > Concierge Level 9 with Fitness Facility, Conference Center and Rooftop Garden
- > Three-story Covered Sky Terrace on Levels 27-29 with Garden Terrace on Level 27



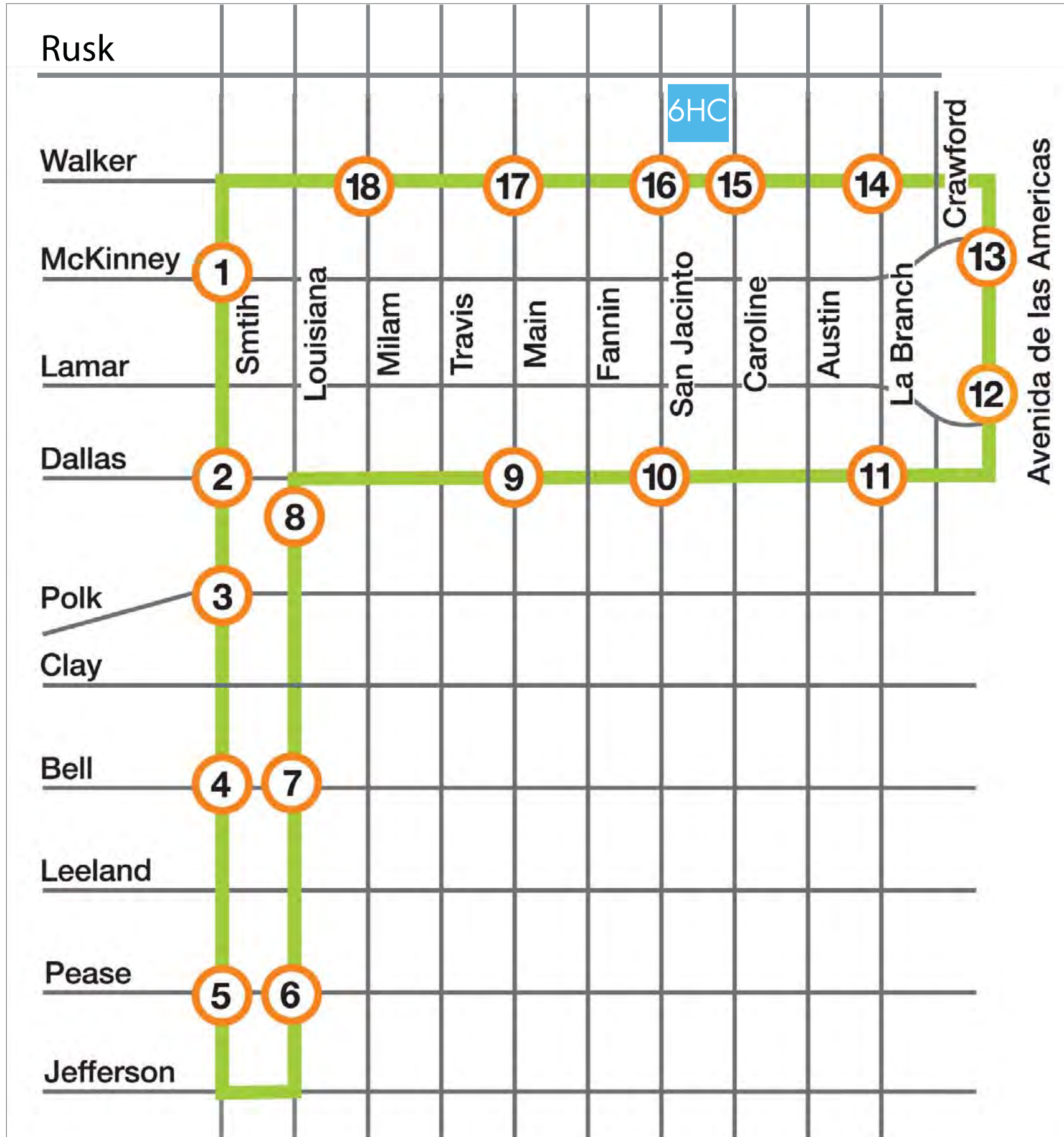
Downtown Ingress



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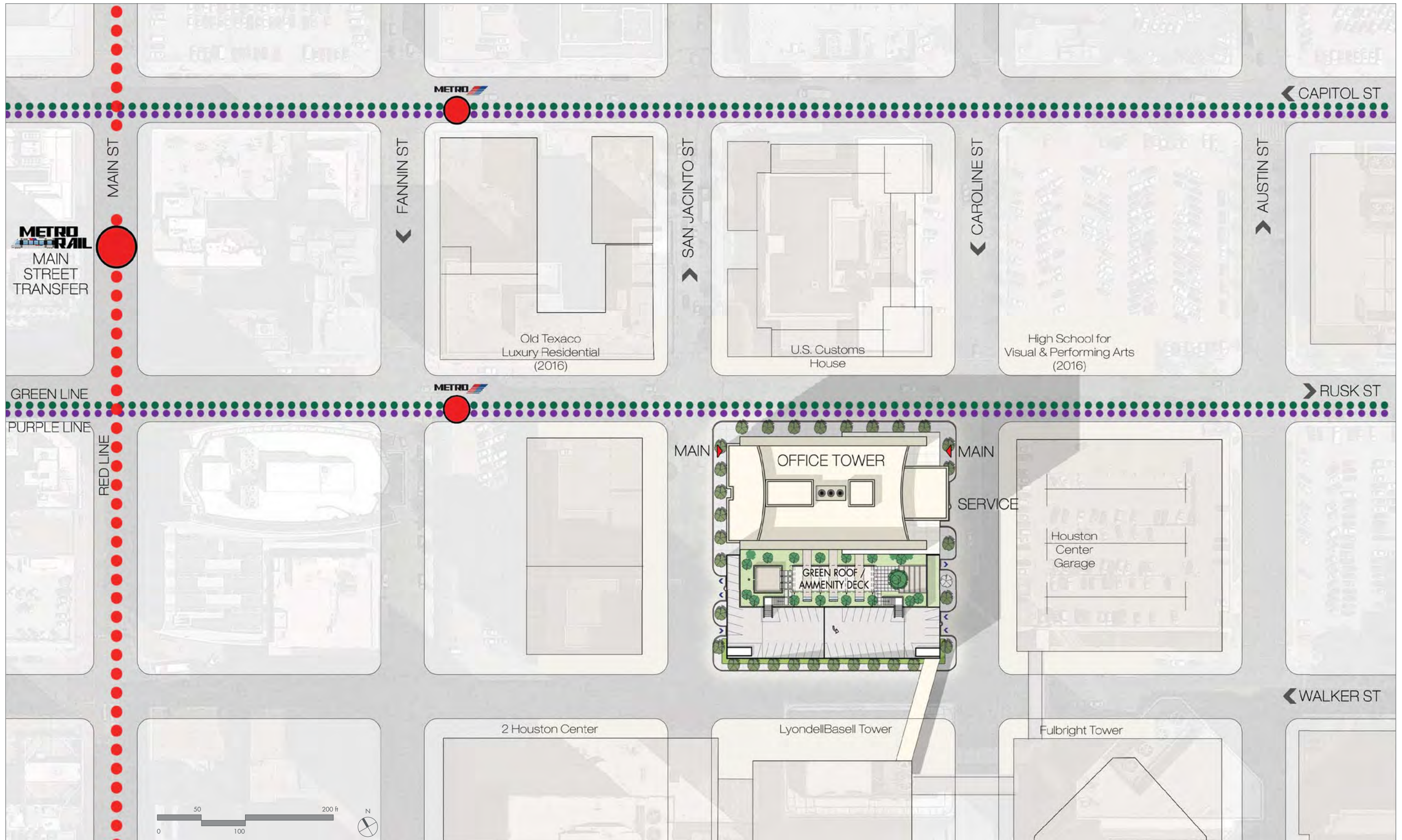
Transportation – Greenlink Stops

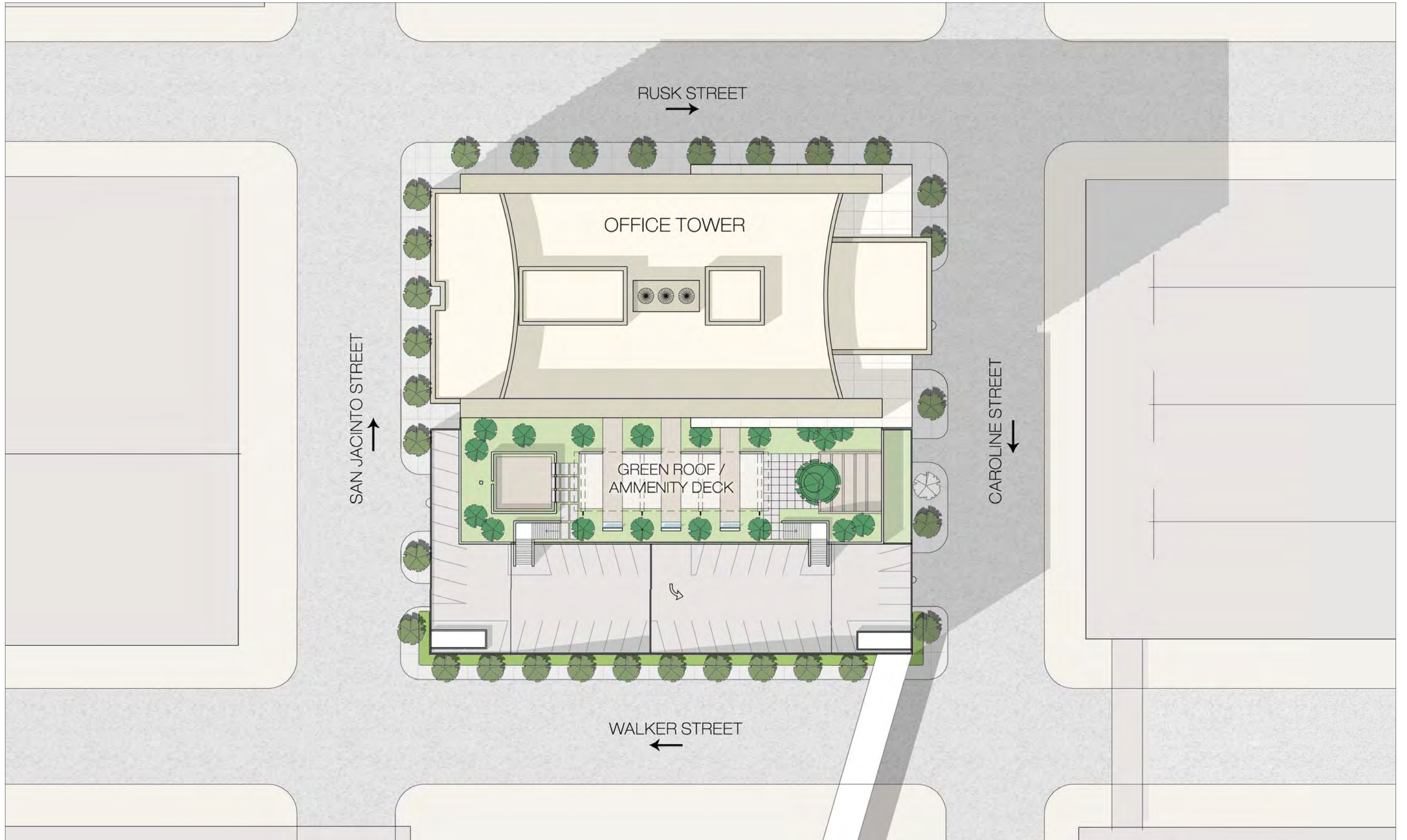


Transportation – Metro Stops

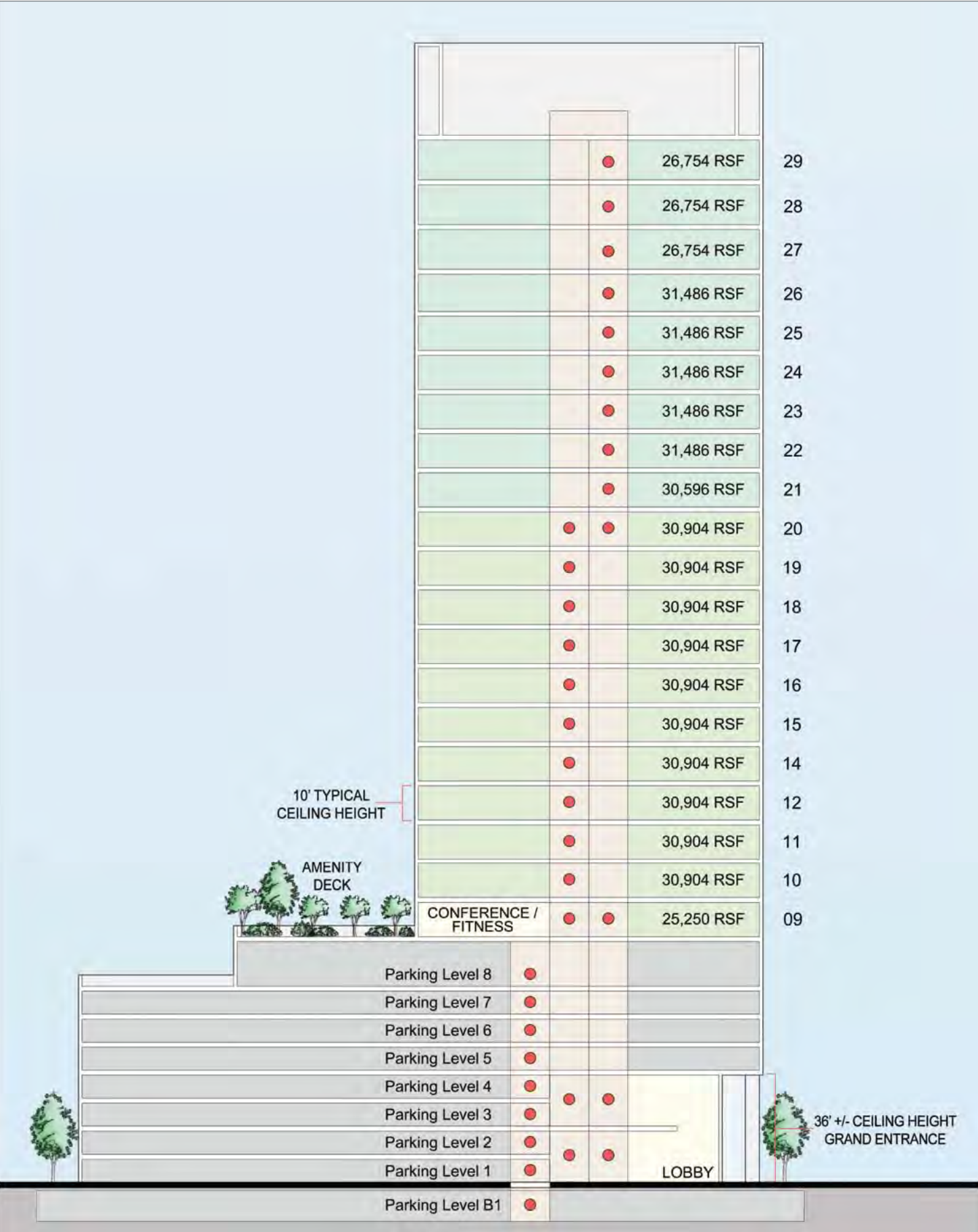


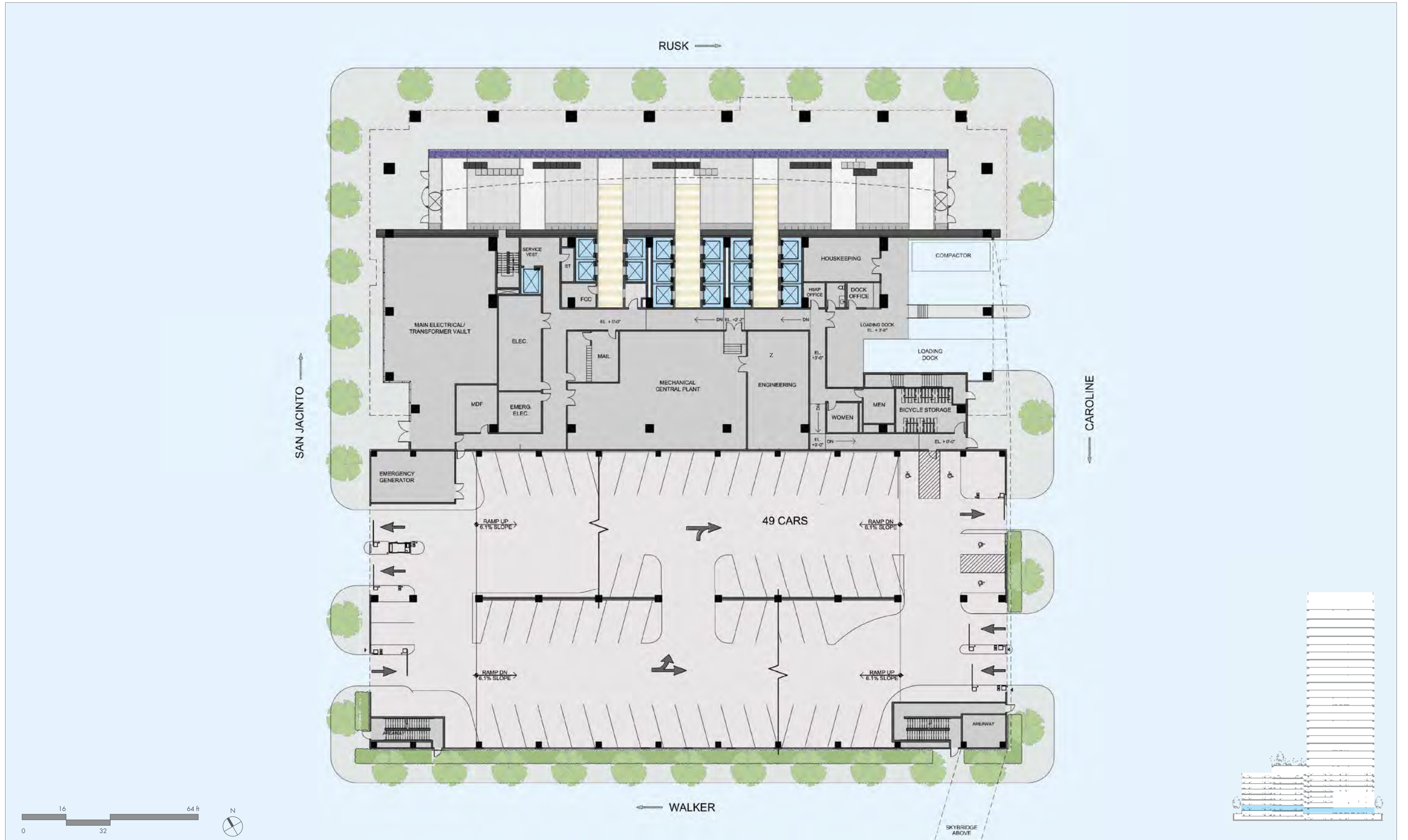
Light Rail / Site Plan





Stacking Plan



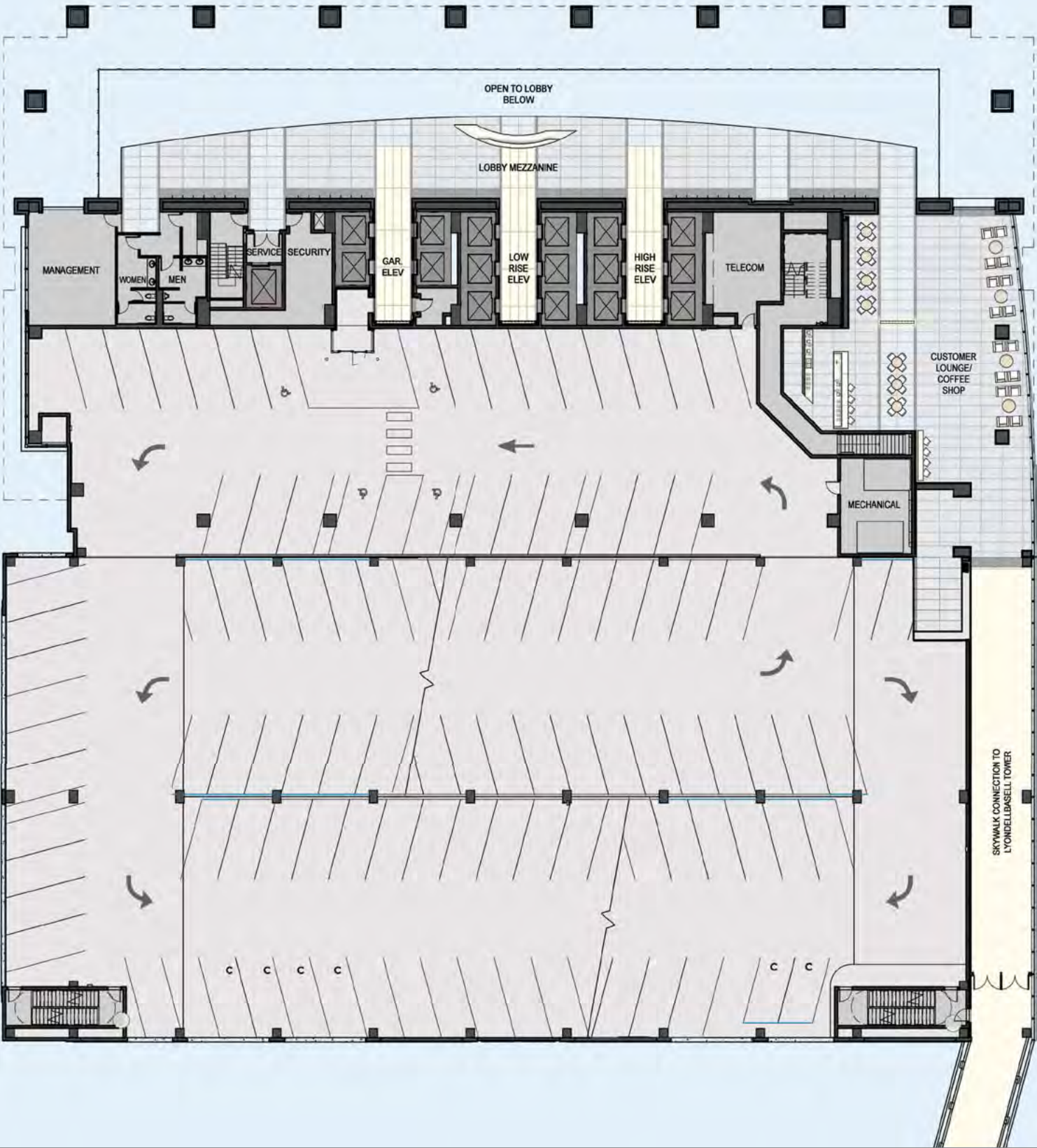


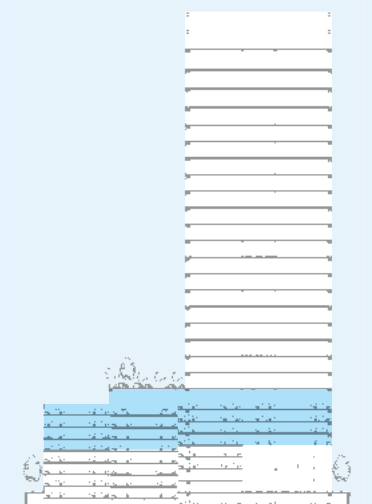
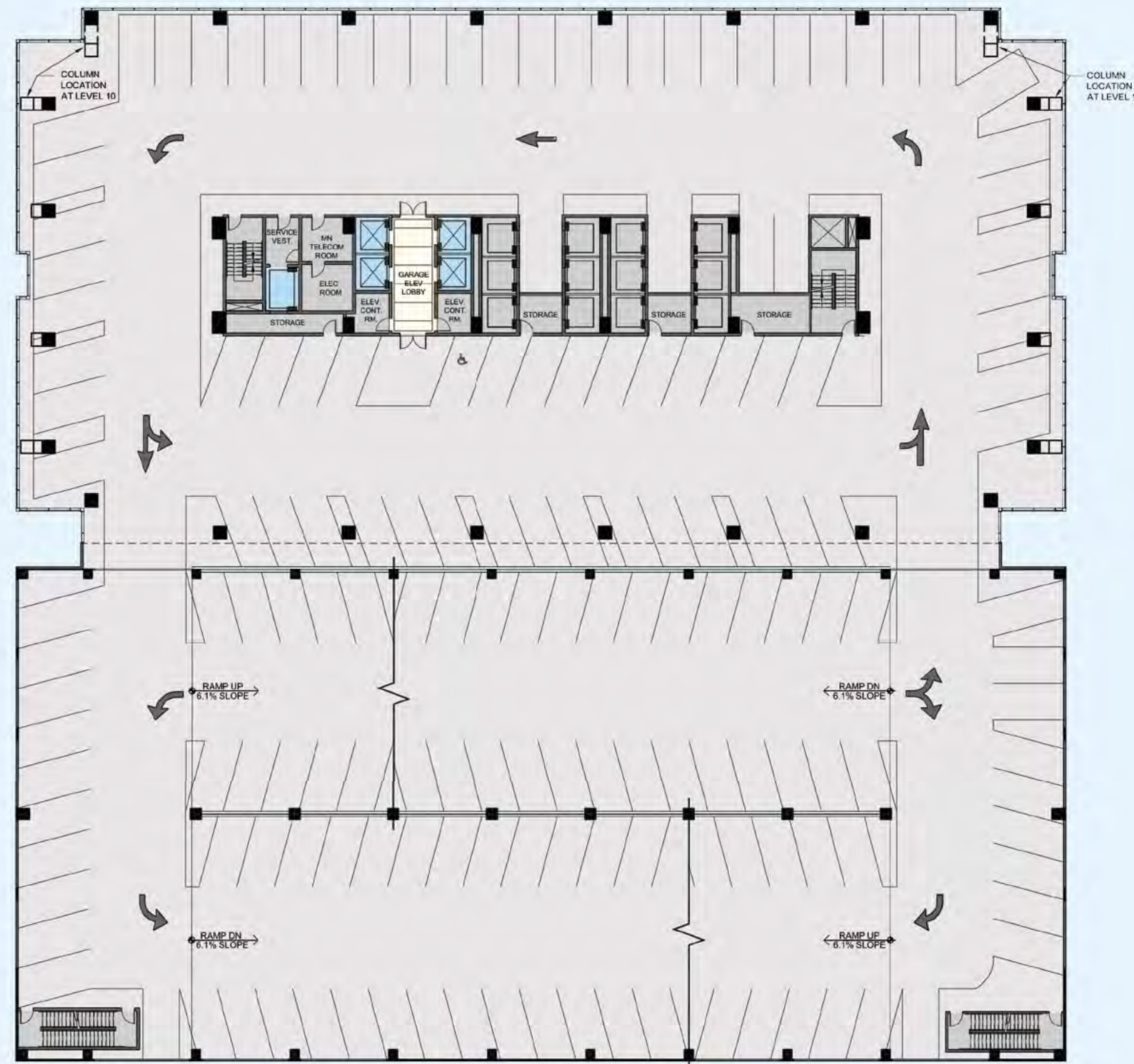
Landscape Architecture – Street Level



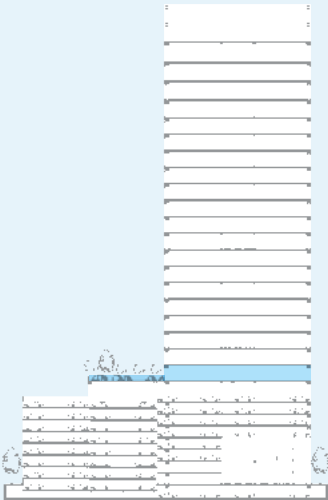
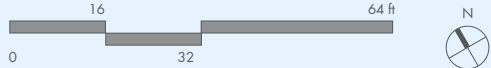
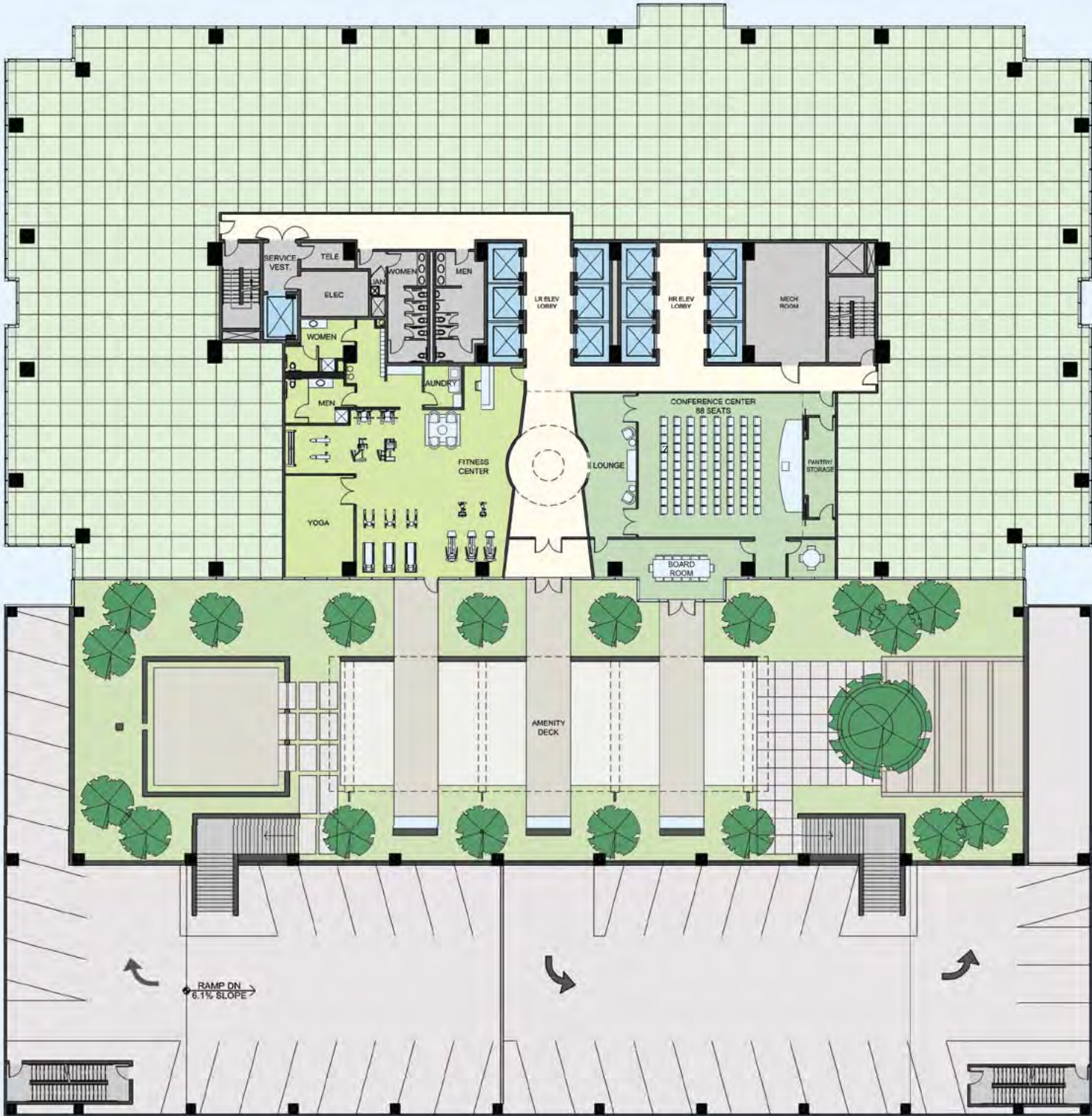


Sky Bridge / Mezzanine Level



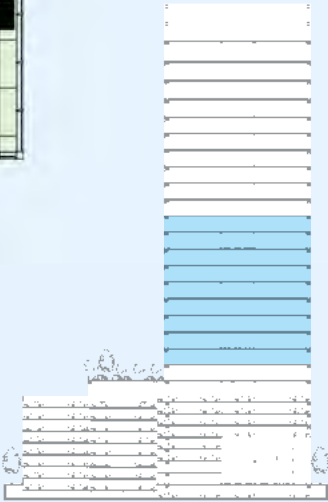
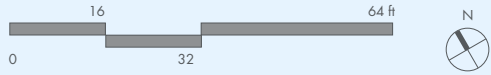
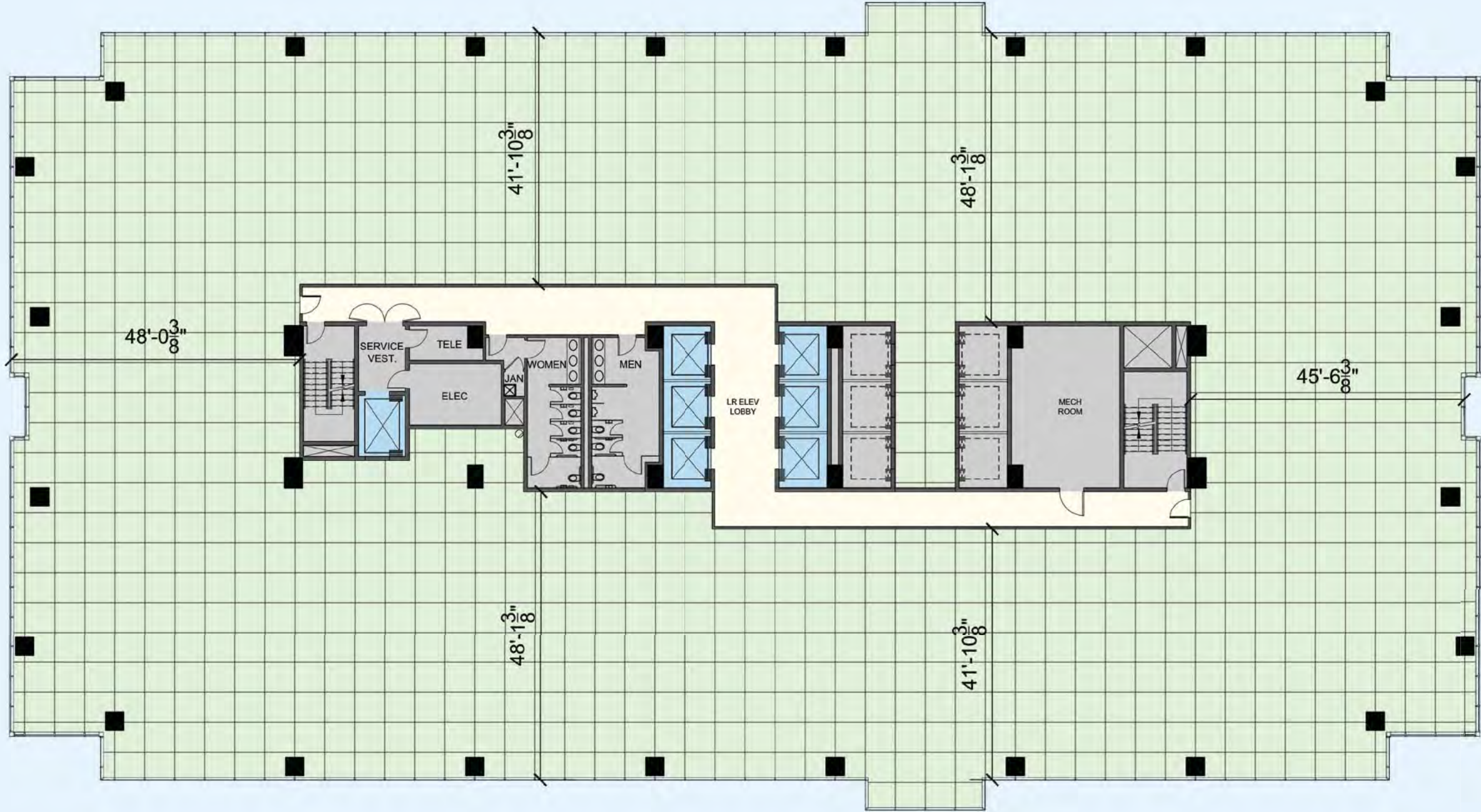


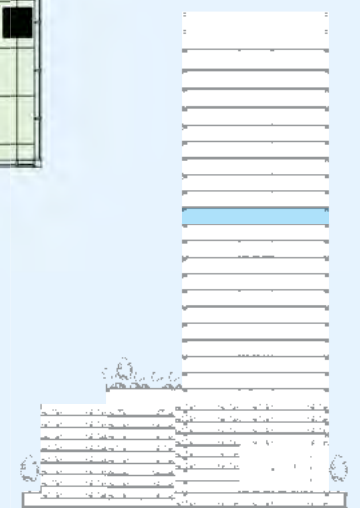
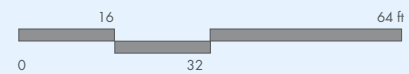
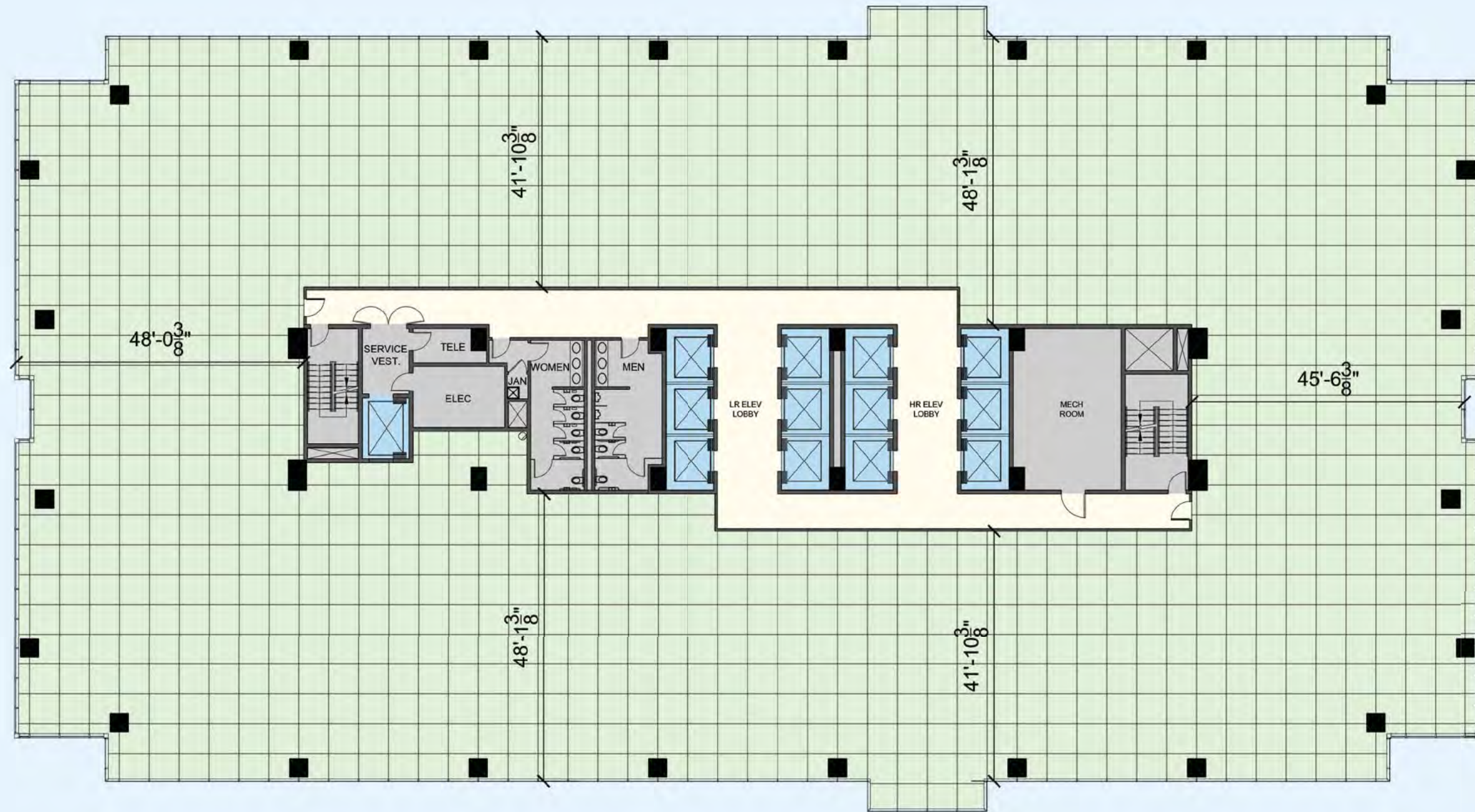
Concierge Level 9



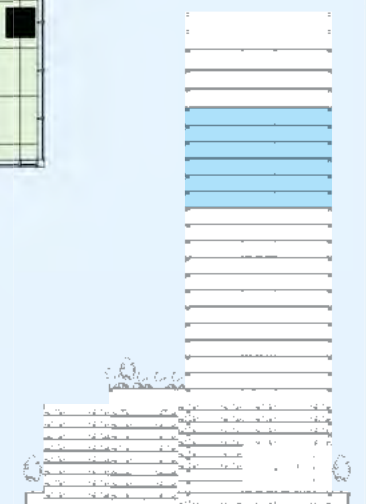
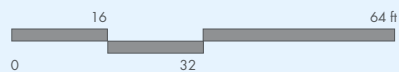
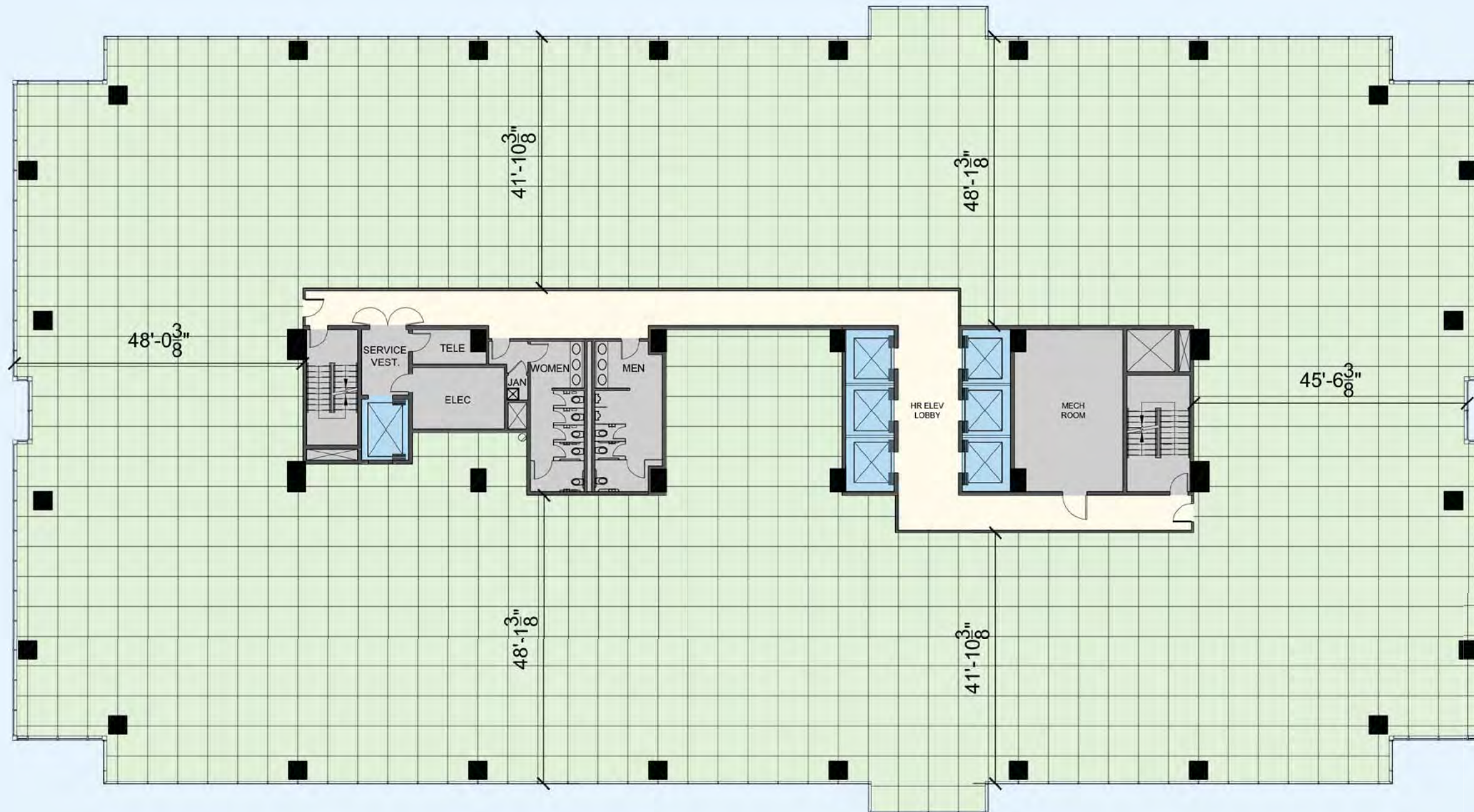


Low Rise Levels 10-19









Law Firm Test Fit



Senior Partners: 4 (265 USF)
 Partners: 16 (225 USF)
 Associates: 32 (150 USF)
 Interior Associates: 12 (150 USF)
 Paralegal: 12 (100 USF)
 Receptionists: 16 (80 USF)



Senior Partners: 2 (265 USF)
 Partners: 8 (225 USF)
 Associates: 25 (150 USF)
 Interior Associates: 9 (150 USF)
 Paralegal: 8 (100 USF)
 Receptionists: 2 (80 USF)

Oil & Gas Enclosed Office Test Fit

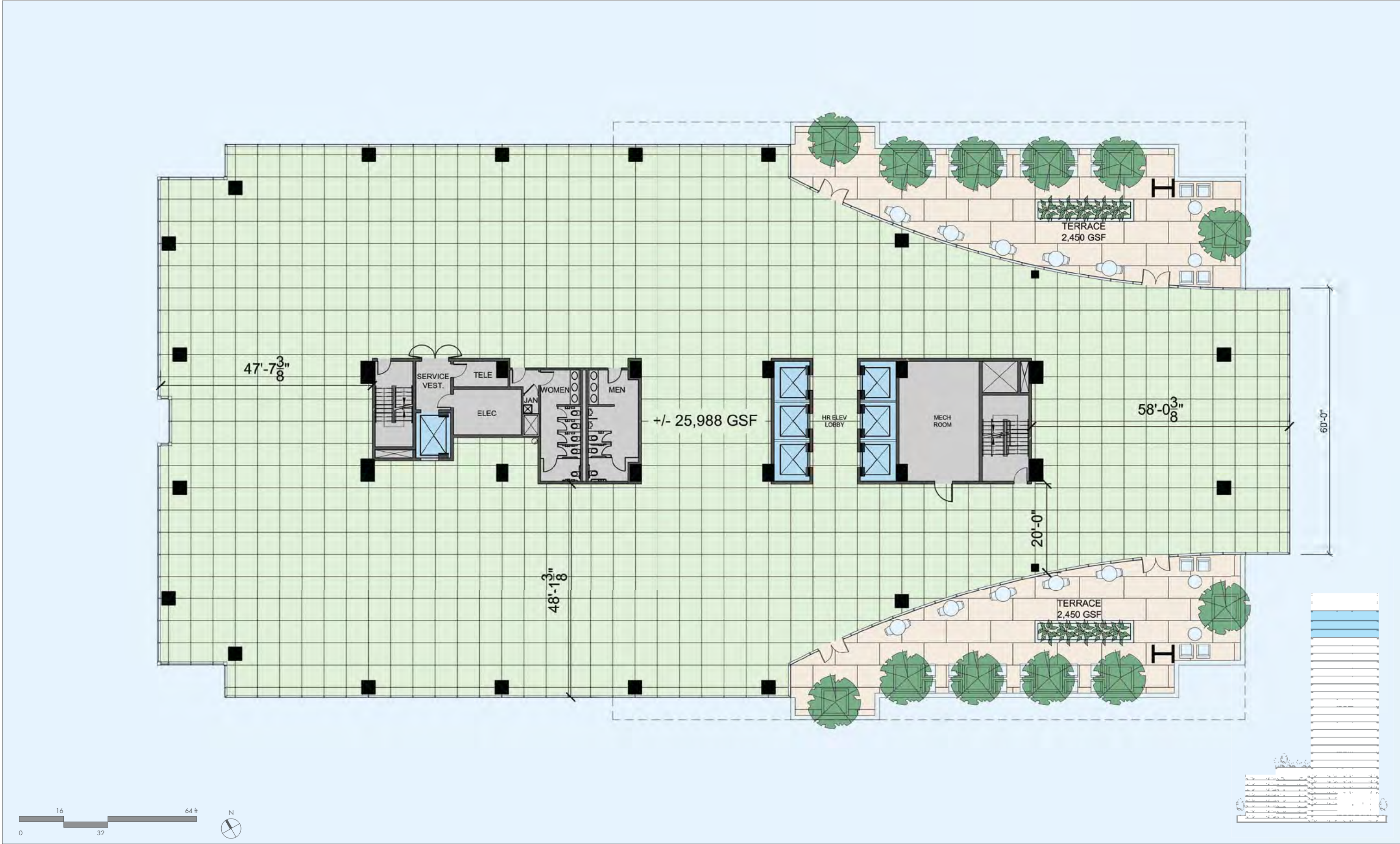


Executive Offices: 4 (350 USF)
 Large Offices: 8 (225 USF)
 Offices: 32 (150 USF)
 8x8 Workstation: 52 (64 USF)
 Secretary: 4
 Receptionists: 2

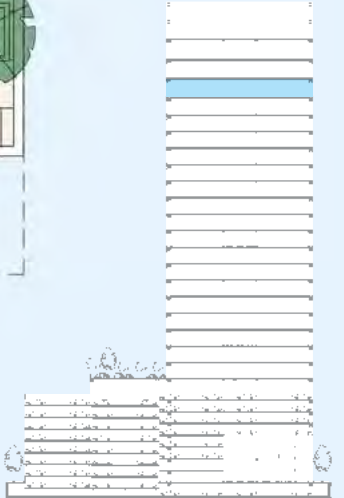
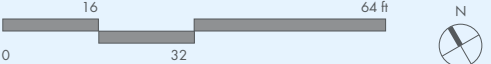


Executive Offices: 0 (350 USF)
 Large Offices: 8 (225 USF)
 Offices: 1 (150 USF)
 8x8 Workstation: 112 (64 USF)
 Secretary: 4
 Receptionists: 2

Sky Terrace Levels 27-29



Concept Layout at Sky Terrace Level 27





Contact

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