



> Portfolio

**DETAILS**

**Area:**  
Memorial City

**Property Name:**  
Pro Bldg II

**Property Information #:**  
MC - 4

**Address:**  
909 Frostwood, Houston, Texas 77024

**Acquisition Date:**  
Early 1960's

**Key Map Location:**  
490 A

**Acres:**  
6.2118

**Improvements:**  
Medical Office Building and Parking Garage

**Improvement Date:**  
1981

**Architect:**  
Conae Architects (Karl Krause)

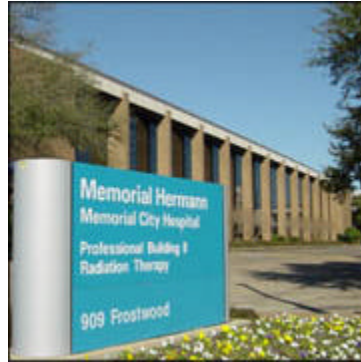
**General Contractor:**  
R.M. Mayfield Constructors

**Gross Square Feet:**  
206,329

**Rentable Square Feet:**  
164,727

**Number of Floors:**  
3

**Master Lease/Lessee:**  
Memorial Hermann Healthcare System



**MEMORIAL HERMANN MEMORIAL CITY PROFESSIONAL BUILDING II & GARAGE**

909 Frostwood, Houston, Texas 77024

**For Leasing Information:**

MetroNational  
Wade Nelson  
713.984.1001  
[waden@metronational.com](mailto:waden@metronational.com)

**For Property Management:**

713.647.5300

**PROPERTY INFORMATION**

Owned and managed by MetroNational, this medical and professional office building is located on the Memorial Hermann Memorial City Hospital healthcare campus. The hospital campus is currently undergoing a \$92 million expansion with a new medical tower and parking garage and a renovation of their existing facilities.

**Special Features:**

- Directly connected to Memorial Hermann Memorial City Hospital
- Conveniently located near I-10 and Sam Houston Tollway
- Professionally landscaped
- Stable ownership
- Free parking
- Generous tenant improvements
- On-site pharmacy
- On-site café
- Located across from newly renovated Memorial City Mall

