

FOR LEASE

Spring Oaks Business Park

132-194 Magic Oaks Drive, Spring, TX 77388



Jim Autenreith, SIOR

+1 713 922 0829

jim.autenreith@kbcadvisors.com

Sam Rayburn, SIOR

+1 713 898 3682

sam.rayburn@kbcadvisors.com

KBC Advisors | Houston

1233 West Loop South, Suite 1270

Houston, TX 77027

KBCADVISORS

SUITE 136

TOTAL SF	± 2,000 SF
AVAILABILITY	Immediate
LOADING	Grade Level

SUITE 144

TOTAL SF	± 1,200 SF
AVAILABILITY	Immediate
LOADING	Grade Level

SUITE 146

TOTAL SF	± 1,000 SF
AVAILABILITY	Immediate
LOADING	Grade Level

SUITE 148

TOTAL SF	± 2,500 SF
AVAILABILITY	Immediate
LOADING	Grade Level - (1) 10 x 14

SUITE 152

TOTAL SF	± 2,500 SF
AVAILABILITY	6/1/2026
LOADING	Grade Level

SUITE 192-194

TOTAL SF	± 7,400 SF
AVAILABILITY	Immediate
LOADING	Grade Level (3) with Outside Storage





I-45 / EXIT 68
1.2 MILES

SPRING OAKS BUSINESS PARK

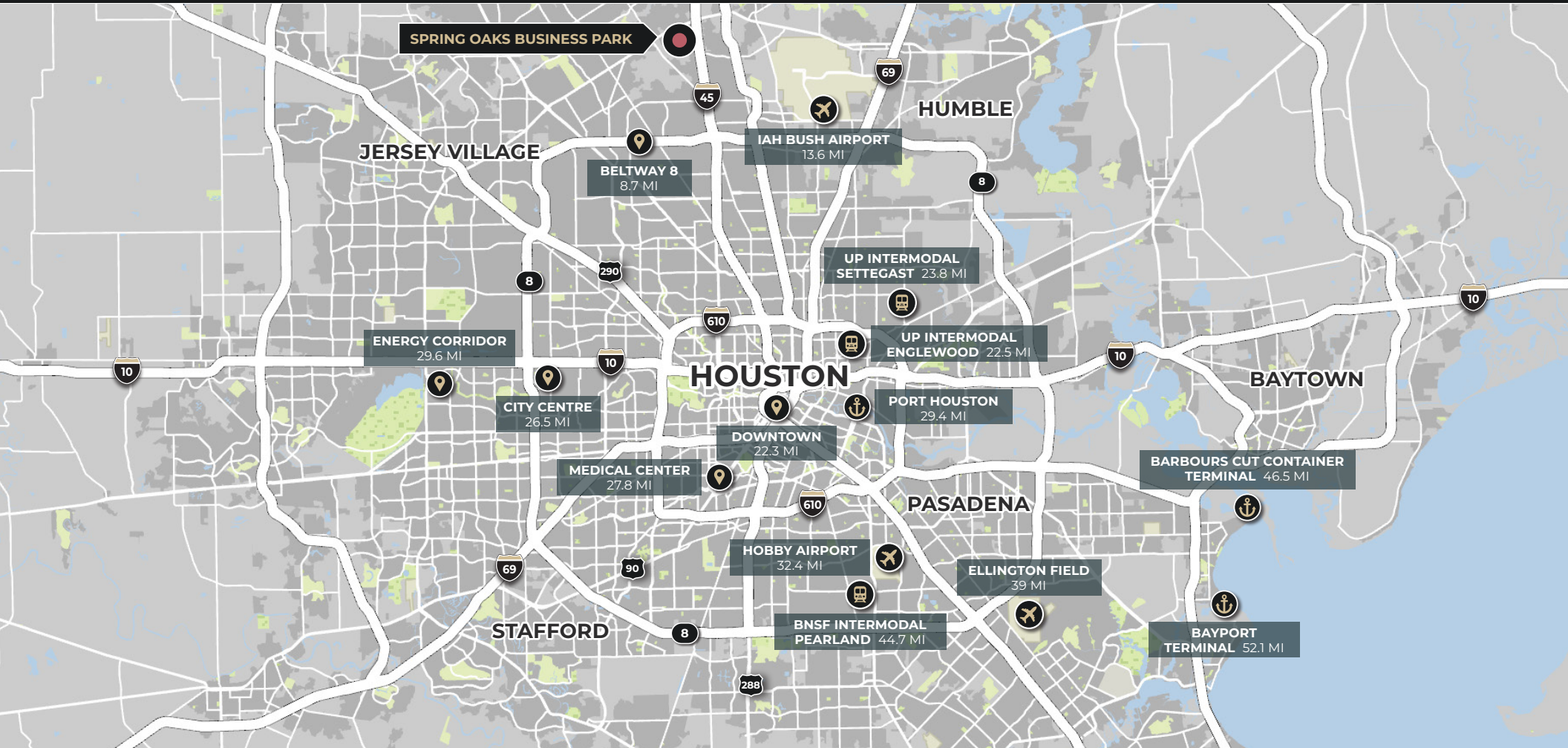
CYPRESS DR

MAGIC OAKS DR

ENCHANTED OAKS DR

← INGRESS
EGRESS →

Premier Regional Connectivity



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