

6927  
Brisbane Ct

MEDICAL OFFICE | FOR LEASE

2,790 SF AVAILABLE

6927 Brisbane Ct  
Sugar Land, TX 77479



## PROPERTY OVERVIEW

6927 Brisbane Ct offers a premier leasing opportunity for medical professionals seeking a modern, Class A office space in the thriving Sugar Land area. This brand-new development is strategically located to provide convenient access for patients and offers a professional environment designed to enhance your practice.

### EXCEPTIONAL OPPORTUNITY IN A PRIME LOCATION

#### Strategic location:

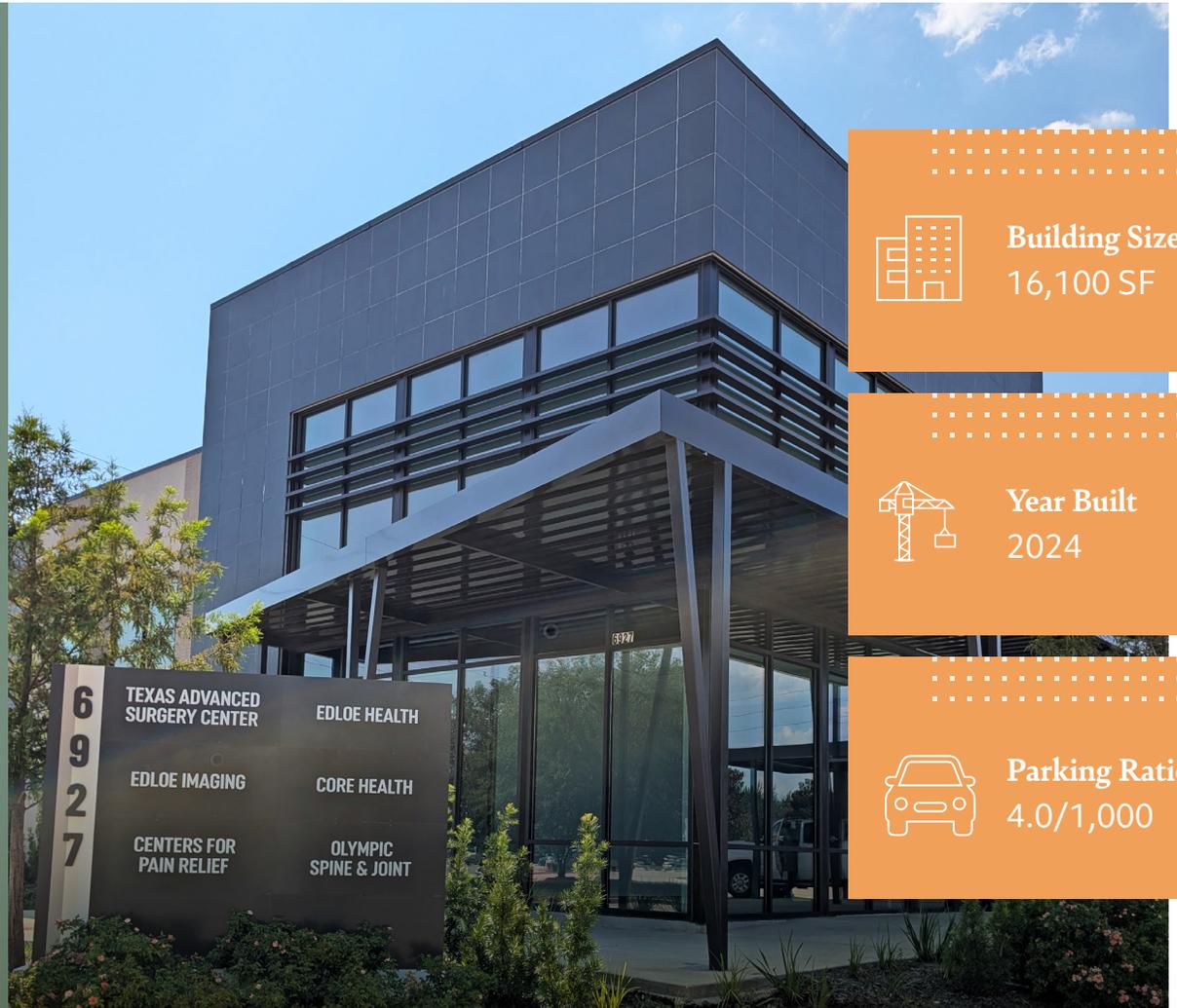
Located in Sugar Land, Texas, and surrounded by a dense and growing population

#### Nearby Medical:

- Houston Methodist Sugar Land Hospital
- Memorial Hermann Sugar Land Hospital
- OakBend Medical Center

#### Easy Access:

Convenient access to major roadways, including I-59 (Southwest Freeway) and Highway 6



**Building Size**  
16,100 SF



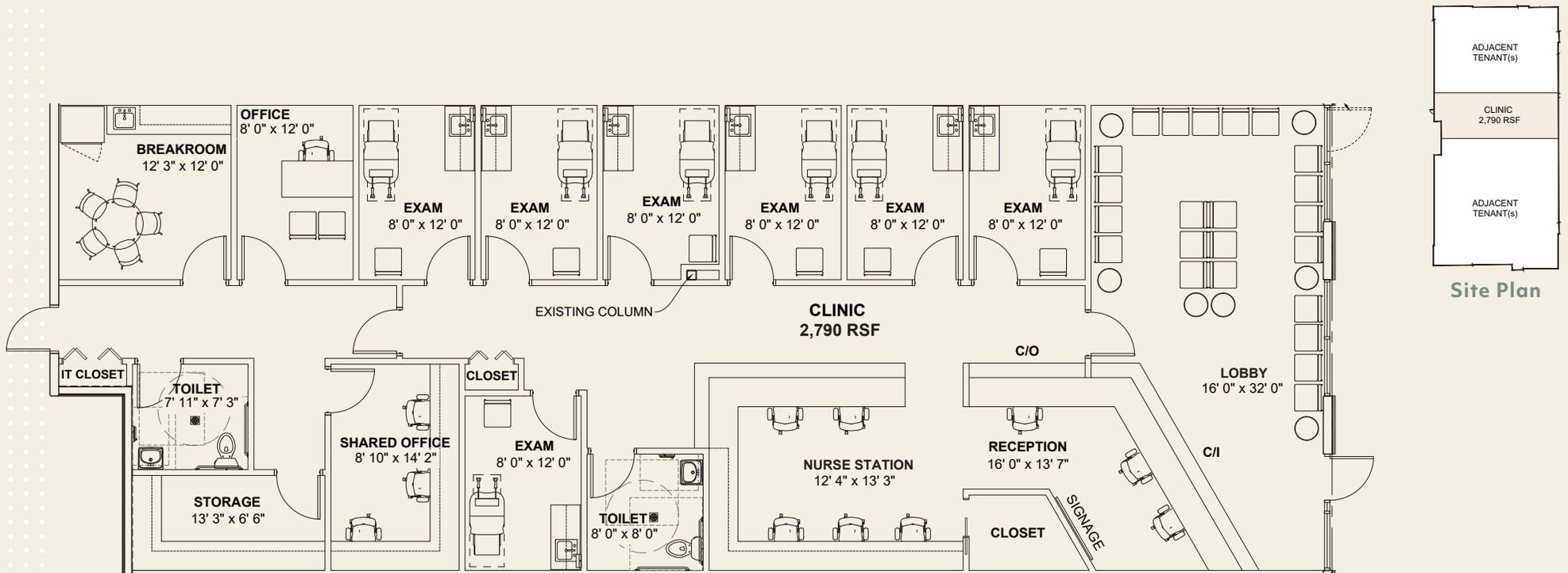
**Year Built**  
2024



**Parking Ratio**  
4.0/1,000

# CONCEPTUAL FLOOR PLAN

2,790 RSF



\*Can be customized based on tenant's requirements

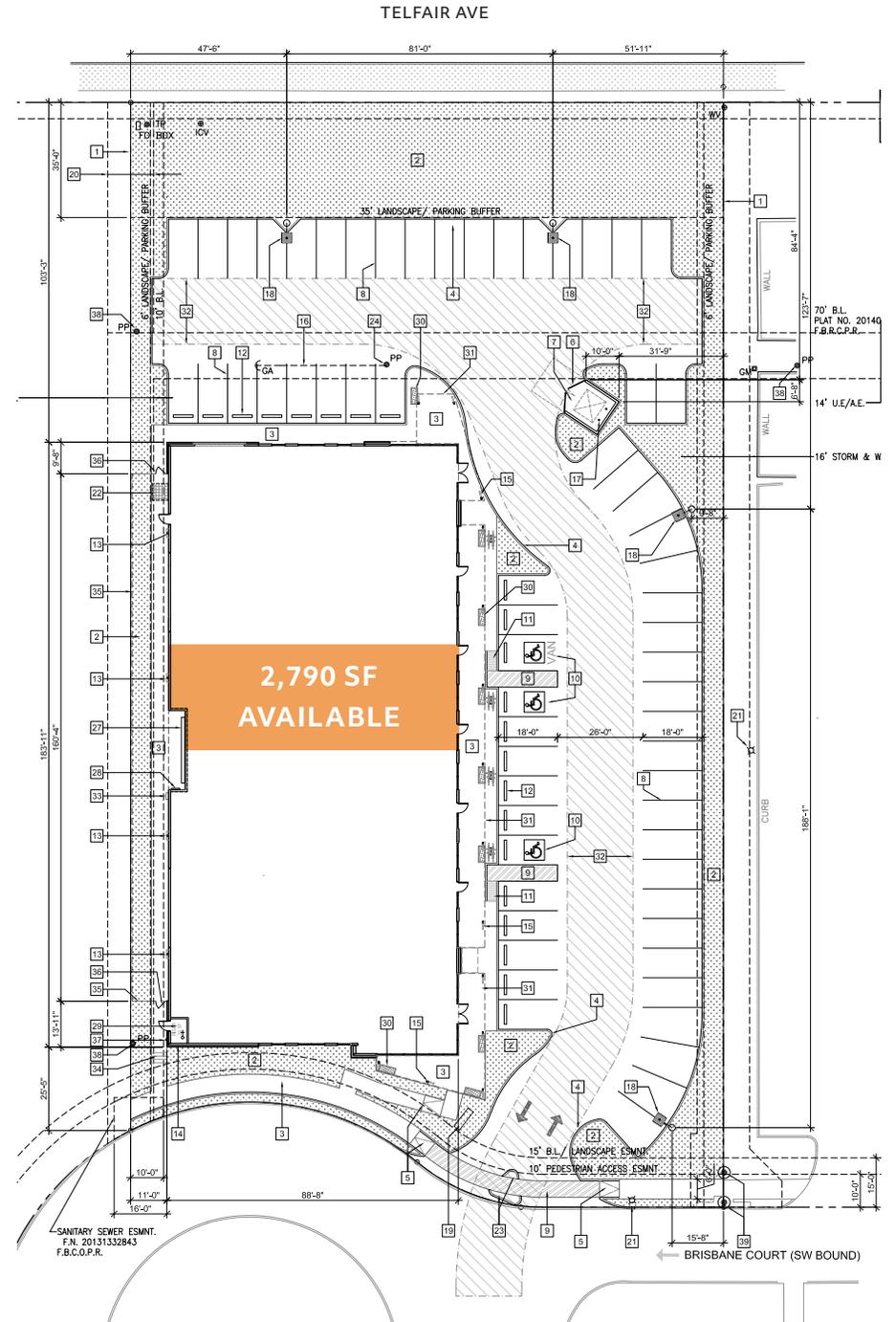
## HIGHLIGHTS

- Reception with check-in/check-out
- 7 Exam rooms
- Patient/Staff restrooms
- Large waiting room
- 2 Physicians office
- Breakroom
- Nurse station

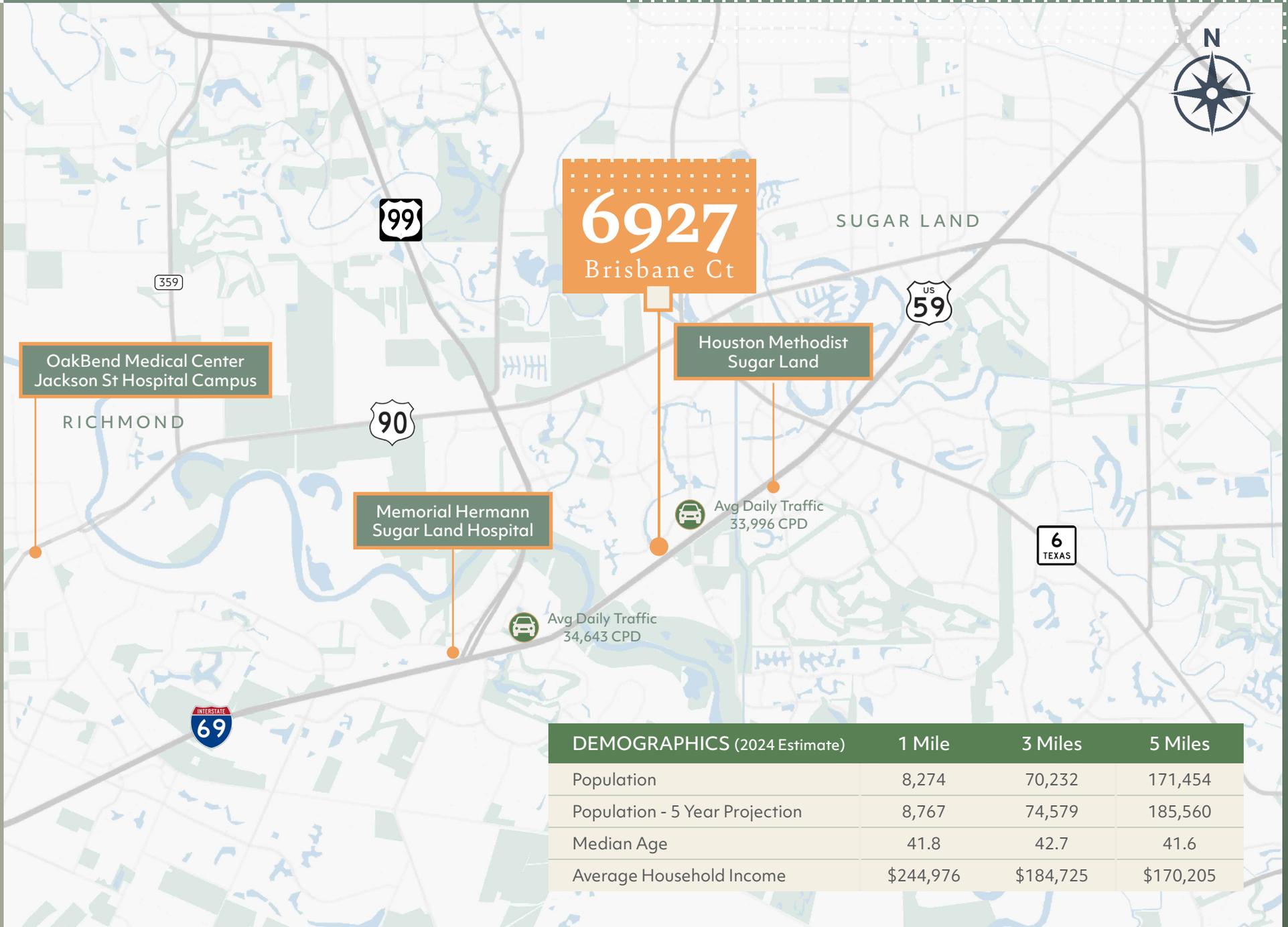
# SITE PLAN



- Total building area: 16,100 SF
- Available space: 2,790 SF
- Land area: 1.34 AC
- Parking spaces: 65 surface parking
- Parking ratio: 4.0/1,000



# LOCATION



# 6927

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## CONTACT US

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