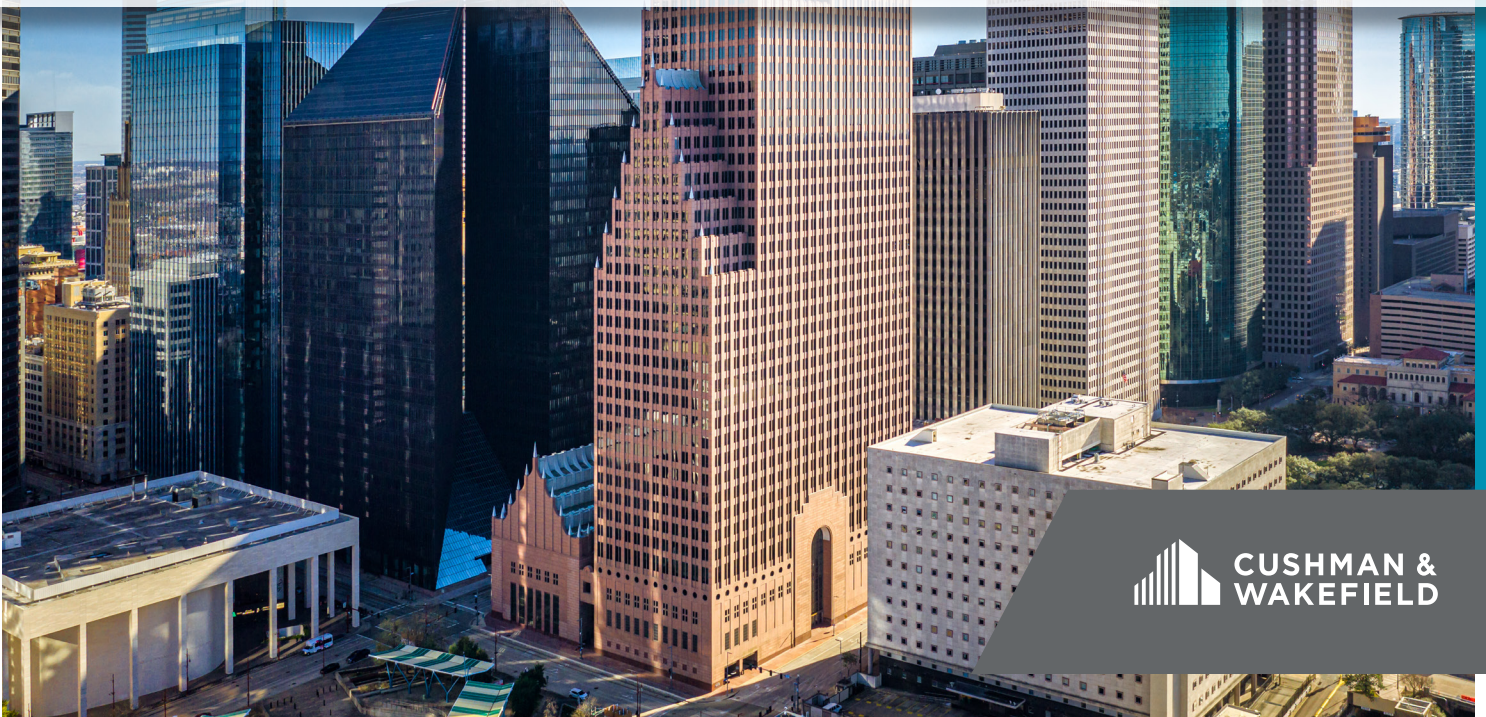




**TC ENERGY CENTER**  
SUBLEASE AVAILABLE

# 700 LOUISIANA STREET

15,585 RSF | 44<sup>TH</sup> FLOOR



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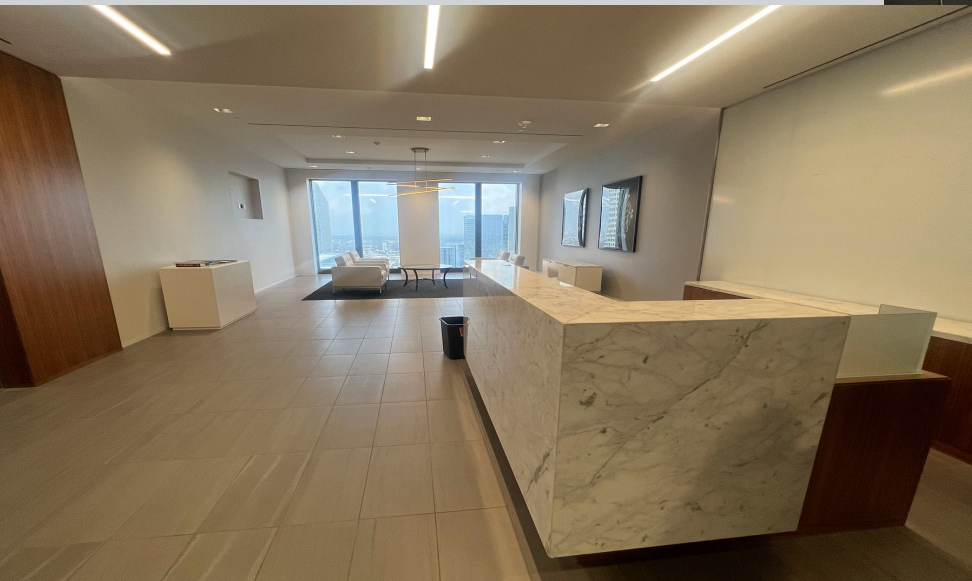
FOR SUBLEASE

# 700 LOUISIANA

15,585 RSF | 44<sup>TH</sup> FLOOR

## Sublease Economics

Premises:	15,585 RSF - Floor 44
Term:	Through 2/28/2030; Immediate availability
Rental Rate:	\$30.00/RSF "Net"
2024 Opex:	\$15.73/RSF + 3% mgmt fee (Landlord's estimate)
Furniture:	Available
Parking:	<i>Building Garage:</i> VIP - 2 spaces Unreserved - 6 spaces <i>Alley Theatre Garage:</i> Unreserved - 41 spaces



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# FLOOR PLAN



## SPACE HIGHLIGHTS

- Conference & Meeting Rooms
- Private Offices
- Open Workstations
- Work/Copy Rooms
- Kitchen & Break Area

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FOR SUBLEASE

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