

THE CRESCENT DISTINCTION



3800 BUFFALO SPEEDWAY

Houston, TX 77098

For leasing information
call (713) 966-3900



www.crescent.com

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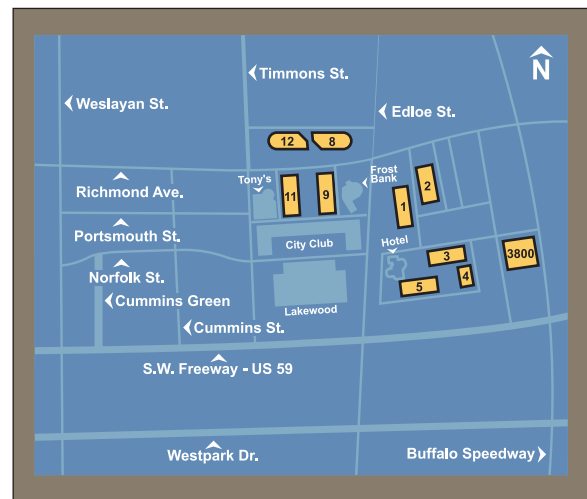
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BUILDING INFORMATION

- Greenway Plaza is located on a 52 acre master-planned, mixed-use development which is five miles southwest of downtown Houston on Richmond Avenue between Buffalo Speedway and Timmons Lane.
- U.S. 59 (either direction) to Buffalo Speedway exit. Take Buffalo Speedway North. Make a left at the first cut through into Greenway Plaza. Go to the Stop sign after the Information Booth. Take a left. Take another left at the next driveway. Visitor Parking is located in the area on the left.
- 3800 Buffalo Speedway is a 5-story building with 155,801 rsf of office space.
- The building exterior is comprised of solar bronze-tinted windows.
- 3800 Buffalo Speedway's award winning lobby design includes a 60 ft. by 60 ft. atrium with trees, flowers and benches in a park-like setting.
- Typical floor plates are 33,491 rsf.
- The HVAC system is a Central Plant (chilled water), 18,700 ton design.
- 3800 Buffalo Speedway is served by a two-level underground parking garage with approximately 244 contract spaces, and a surface parking area with approximately 65 contract spaces, plus 24 visitor spaces.
- Three high-speed electronically dispatched elevators serve the building.

AMENITIES

- Renaissance Houston Hotel - 388 luxury guest rooms, ballroom facilities, and two restaurants
- Direct ingress and egress to the Southwest Freeway HOV Lane
- State-of-the-art electronic access control system with integrated after-hours elevator, door and garage access controls
- U.S. Post Office
- Two on-site Conference Centers
- Houston City Club athletic/dining club; Tony's Restaurant; Amegy Bank; Encore Bank; Frost Bank; Transportation Center (park & ride service, airport shuttle services, limousine); The Shops at Greenway food court



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