

# Beltway Service Center

[April 1, 2003...Houston, TX] Griffin Partners has sold the The Beltway Service Centers project to Richland Financial Services, Inc. The Beltway Service Center is a, two building, high finish office/service center/flex space project located on Sam Houston Tollway in Houston, immediately South of the Southwest Freeway. The multi-tenant facility was developed by a joint



venture between Griffin Partners and Peebles Management Company in two phases totaling 86,700 square feet of semi-dock high space with eighteen foot clear height ceilings. A parking ratio of more than four per thousand square feet allows for a high percentage of office utilization for the project. The buyer also acquired an adjacent vacant tract which can be developed in a third phase.

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