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Building Information

Total NRA	219,054 RSF
Max. Contiguous	33,640 RSF (6th & 7th Floor)
Smallest Contiguous	1,738 RSF
Building Class	A
Floors	13
Year Built / Renovated	1957 / 2000
Rental Rate	Contact Broker
Operating Expenses	\$15.00 Est. 2025
Parking	3/1,000 Ratio; Dedicated Garage
T.I. Allowance	Negotiable
Add-on Factor	18% MT
Telecom Providers	AT&T, Lumen, Logix
Building HVAC Hours	Monday - Friday 7 AM - 6 PM Saturday 8 AM - 1 PM Overtime HVAC Rate: \$55/hour
Building Security Hours	24/7 Lobby Security On-site surveillance by Securitas
Garage Security	Monday - Friday 6 AM - 7 PM

Availabilities

Suite 100 - 13,954 SF

Suite 600 - 16,820 SF

Full Floor

Suite 700 - 16,820 SF

Full Floor

Suite 930 - 6,696 SF

Available in 90 days

Suite 1210 - 1,756 SF

Available 1/1/2026
Furnished Spec Suite

Suite 1240 - 2,610 SF

Available in 60-90 days
Furnished Spec Suite

Suite 1250 - 2,331 SF

Furnished Spec Suite

Features

- Main Line Café (Breakfast 7 AM - 10 AM / Lunch 11 AM - 2 PM)
- The Hive Game Room & Tenant Lounge
- Outdoor Courtyard with seating and lawn games
- Multi-room conference center seating up to 120
- In-house event coordinator and on-site tech team
- The Cannon coworking space on top floor (13th floor)
- Beekeeping on garage roof
- On-site ownership, property management, and engineering

For Leasing Information

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Main Line Café

Conference Rooms



Furnished Spec Suites

Game Room / Lounge



Discover **Amegy on Main** — a hidden gem at 1801 Main in downtown Houston. Step inside and experience an unexpected office oasis, thoughtfully designed to inspire and elevate your workday.

Neighboring Amenities



Onsite

