

BUILDING FEATURES AND AMENITIES

Architecture

Height: 30 stories, 430 feet above grade.

Materials

Tower exterior features precast concrete panels at the base with solar-efficient spandrel glass on upper floors. A combination of limestone, granite, glass, bronze, and stainless steel accents are used throughout the first and second floor public interior spaces.

Lantern Feature

The tower is crowned with a unique lighting feature extending 53 feet above roof level, providing a soft, inviting glow visible at night for miles in all directions. During the day, the lantern's inverted metal panels capture and reflect sunlight.

Parking and Entry:

The building includes an enclosed 2,500-car parking garage with dedicated physician parking, two entry and exit drives on both Fannin and

Main Streets, and an additional exit on MacGregor. Tenants and visitors driving southbound on Main will benefit from a new traffic signal and protected left turn into the garage. Valet parking drop-off is located on the lower level, and self-park and patient drop-off areas are separated to ease congestion at the ground floor entry drive. A convenient patient pick-up area is available for escorted patients discharged following outpatient procedures. Physician parking levels have two access-controlled elevators that serve all floors of the building. Contract parking gate controls use long-distance proximity readers, and the garage uses high-efficiency ticket validation and multiple payment options.

Elevators

Nine high-speed public elevators with after-hours access control serve the tower.

Two additional elevators with 24-hour access control serve physician parking levels and escorted patient pick-up areas. Two more elevators serve the Ambulatory Care Center floors. A dedicated elevator provides access to retail spaces, and the building features a 24-hour access-controlled freight elevator.

Building Access

The building is served by a MetroRail stop on Fannin adjacent to the building. A skybridge connects Memorial Hermann Medical Plaza to Memorial Hermann Hospital, Memorial Hermann Children's Hospital, and the Hermann Professional Building. A ground floor entry drive is dedicated to patient drop-off and pick-up for self-parking and non-parking visitors.

Contact Mischer Healthcare Services at (713) 704-1600 for additional leasing information.



MEMORIAL HERMANN
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