

# KLEBERG BANK BUILDING

5350 S. STAPLES STREET  
CORPUS CHRISTI, TX 78411

CENTRAL  
LOCATION,  
EASY ACCESS

CUSTOMIZABLE  
FLOOR PLANS

CLASS A  
OFFICE  
BUILDING



FOR LEASING  
INFORMATION

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## CAFÉ ON-SITE

Popular, locally owned café conveniently located in the atrium on the first floor of the building. Café services include:

- Healthy meal options for lunch, and
- Reasonably priced catering service.



## CLASS A COMMON AREAS

Newly renovated common areas include:

- Updated restrooms,
- Newly renovated corridors,
- Two glass elevators, each located near an entrance,
- Spacious atrium with inviting seating areas,
- Newly paved parking for customers, and
- Three level parking garage for employees.



*Exterior signage opportunity at one of the most heavily traveled intersections in the city.*



## CUSTOMIZABLE FLOOR PLANS

- Interior aluminum wall system allows for fully customizable floor plans to meet your office space requirements.
- Building is wired for fiber connectivity enabling you to enjoy a greater signal strength and a fast, reliable connection to the Internet.



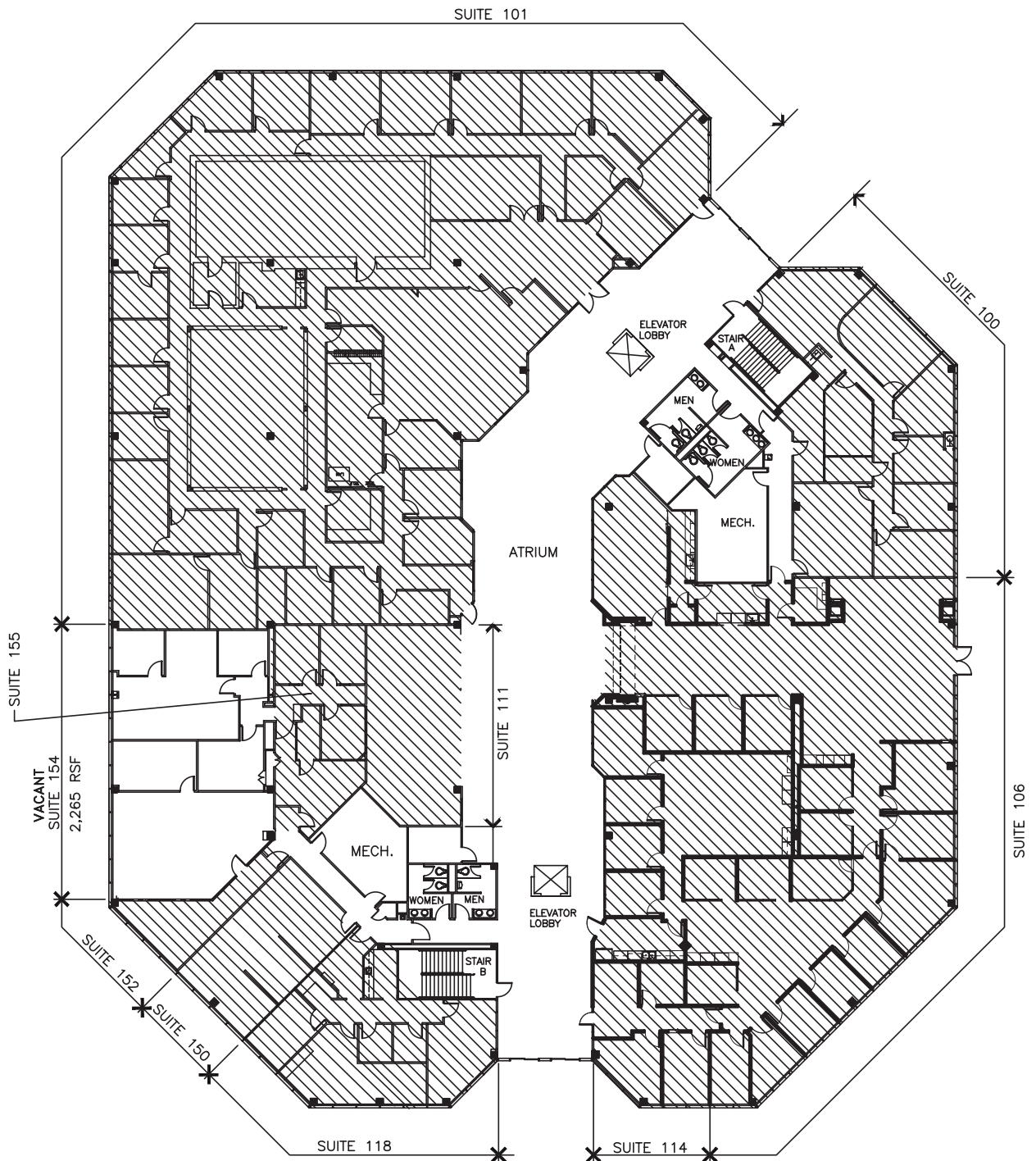
## COMMUNITY ROOM

Host on-site meetings in the Community Room located on the second floor of the building. The room is available for rental, and it comfortably accommodates 75 people in an auditorium-style arrangement or 30 people in a classroom-style layout.

*Room is equipped with LCD digital displays for professional presentations.*



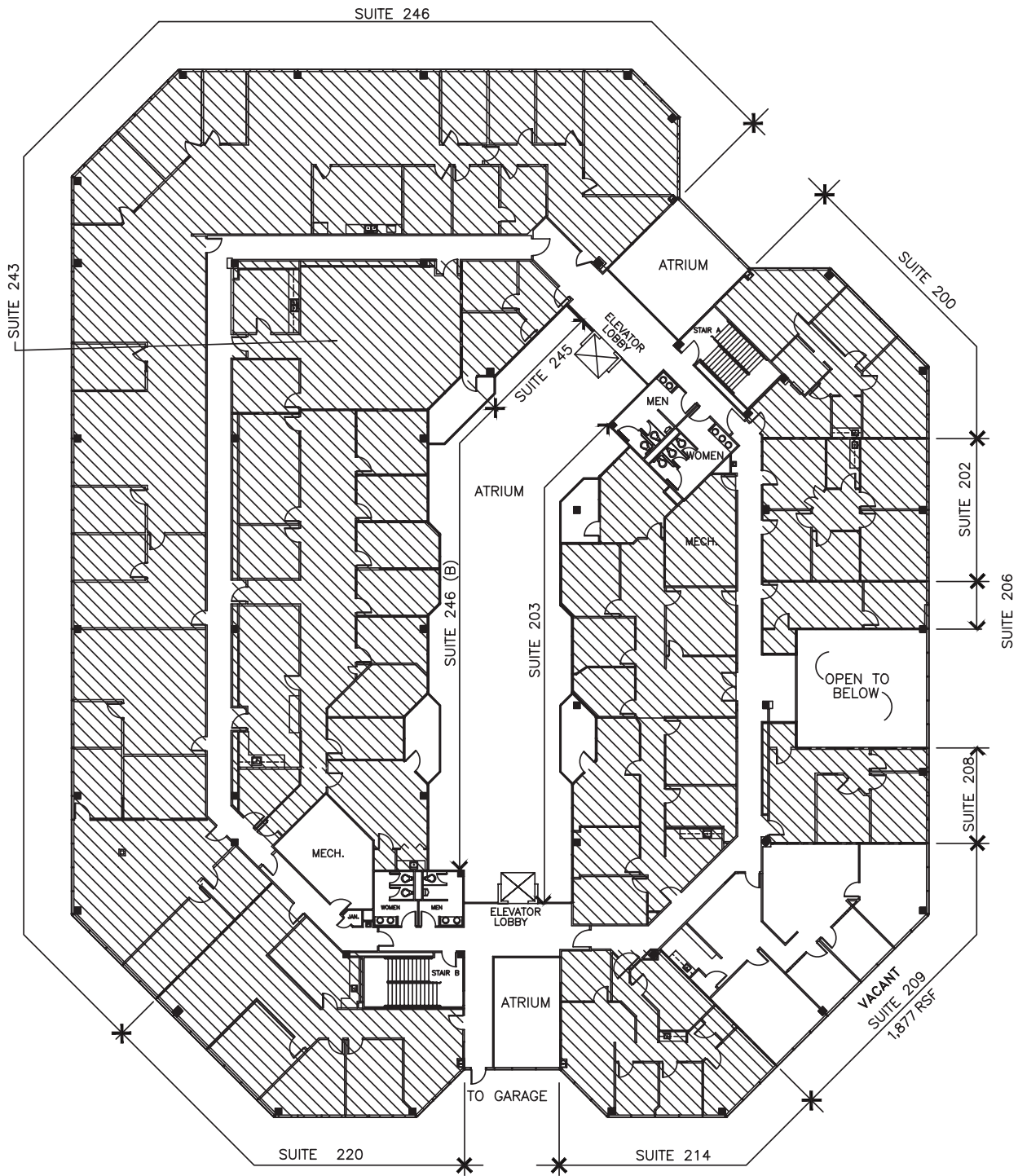
# FIRST FLOOR



## AVAILABLE SPACE

Suite 154 – 2,265 RSF

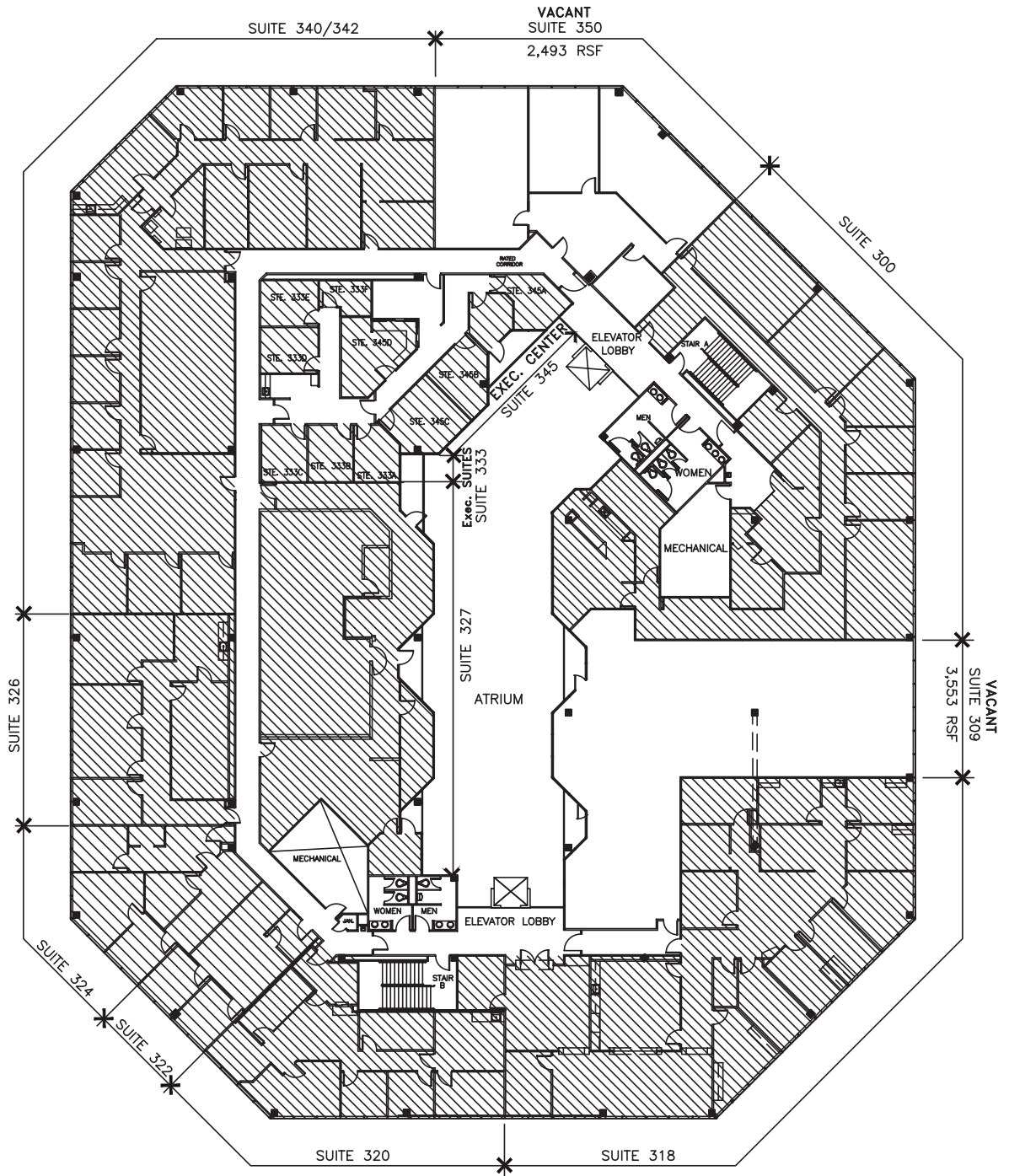
# SECOND FLOOR



## AVAILABLE SPACE

Suite 209 – 1,877 RSF

# THIRD FLOOR

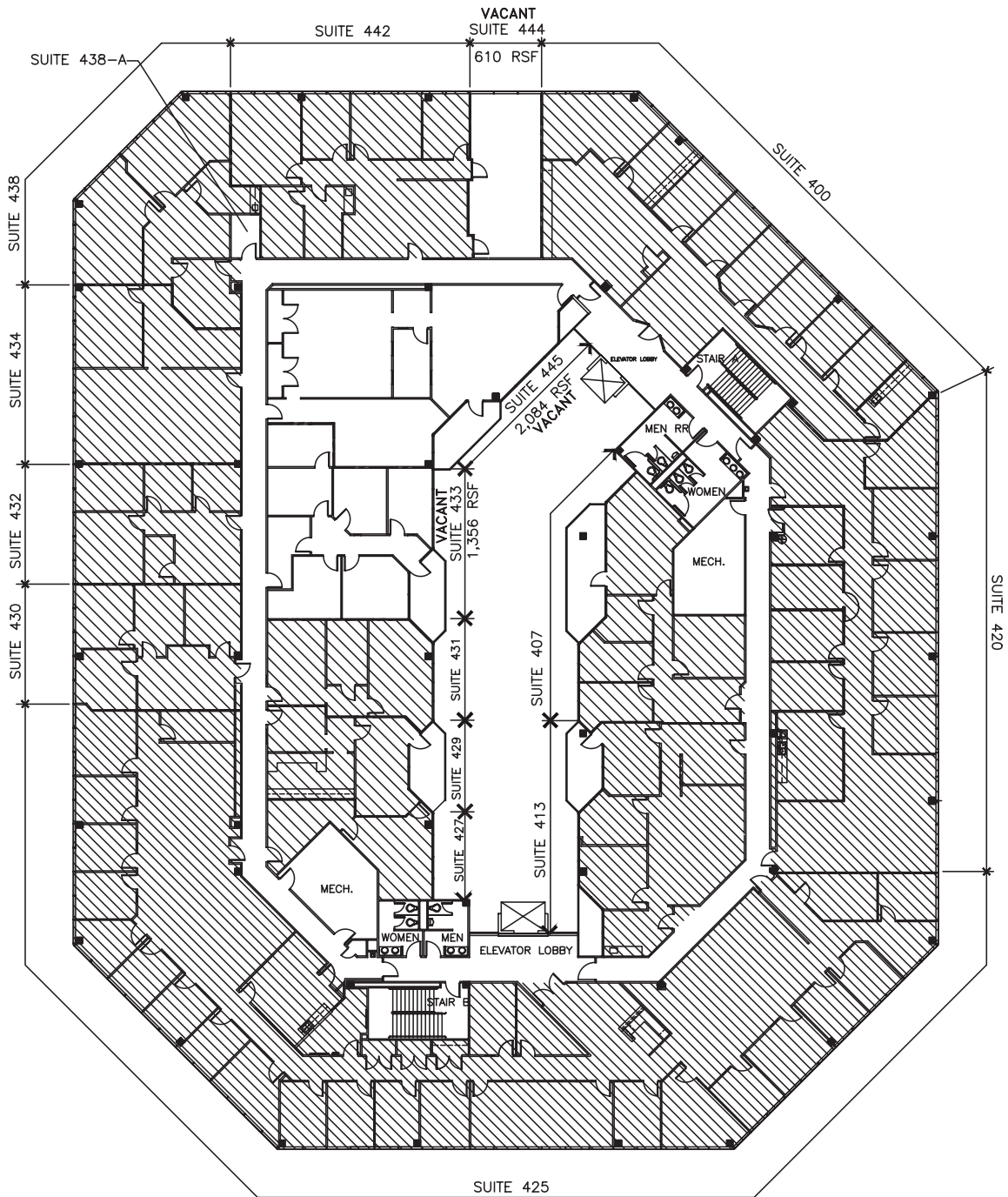


## AVAILABLE SPACE

Suite 309 – 3,553 RSF

Suite 350 – 2,493 RSF

# FOURTH FLOOR



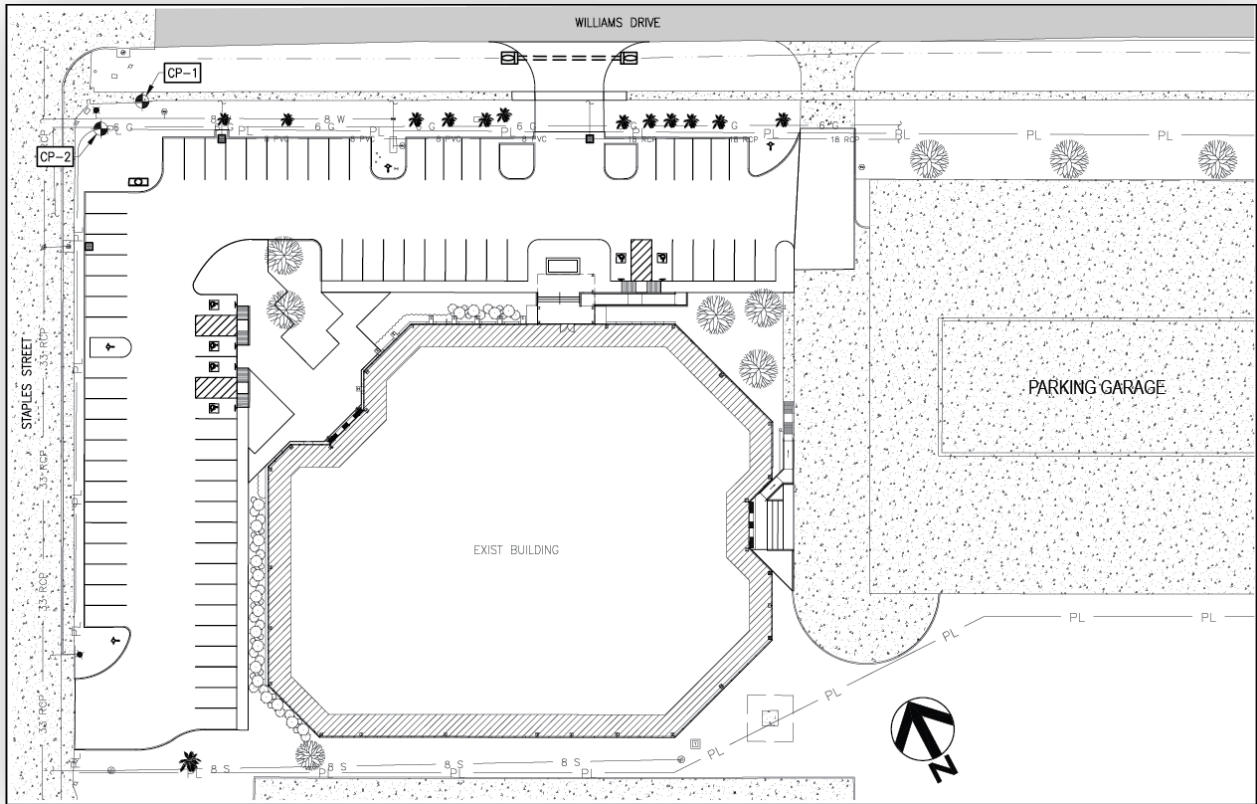
## AVAILABLE SPACE

Suite 433 – 1,356 RSF

Suite 444 – 610 RSF

Suite 445 – 2,084 RSF

*Kleberg Bank Building Parking Garage*



**BUILDING AREA**  
140,282 sq. ft.  
4-story multi-tenant

**STREET LEVEL  
PARKING LOT**  
77 spaces reserved for visitors

**PARKING GARAGE**  
378 spaces  
236 covered

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