



AVAILABLE OPPORTUNITY

OFFICE CONDOS - FOR SALE | FOR LEASE

SOUTHERN INTERNATIONAL TOWER CONDOMINIUMS

11116 BELLAIRE BOULEVARD, HARRIS COUNTY, HOUSTON, TEXAS 77072

The property is located in the heart of the International District, between Boone Road and Wilcrest Drive with great visibility. Minutes away from Sam Houston Parkway (Beltway 8), Southwest Freeway (US 59/69), and Westpark Tollway (Troll Road).

281-498-4310

SOUTHERN INTERNATIONAL TOWER CONDOMINIUMS

11116 BELLAIRE BOULEVARD, HOUSTON, TEXAS 77072

PROPERTY INFORMATION

- LOCATION, LOCATION, LOCATION! Minutes from the Sam Houston and Westpark. Central and convenient, minutes away from Westchase, Galleria, Sugar Land, Katy
- A Landmark in the heart of Internation District and the Houston Asian Community
- Anchored by Global Bank occupying 12,000 sf on the 1st and 4th floor
- Quality, 1st class construction and materials including granite exterior, soaring 19-foot entry, energy efficient, LED Lighting
- Developer is Mr. WEA H. LEE, CEO, SOUTHERN NEWS GROUP and INTERNATIONAL TRADE CENTER

DEMOGRAPHICS 2024 (3 MILES)



Population

235,433



Households

88,488

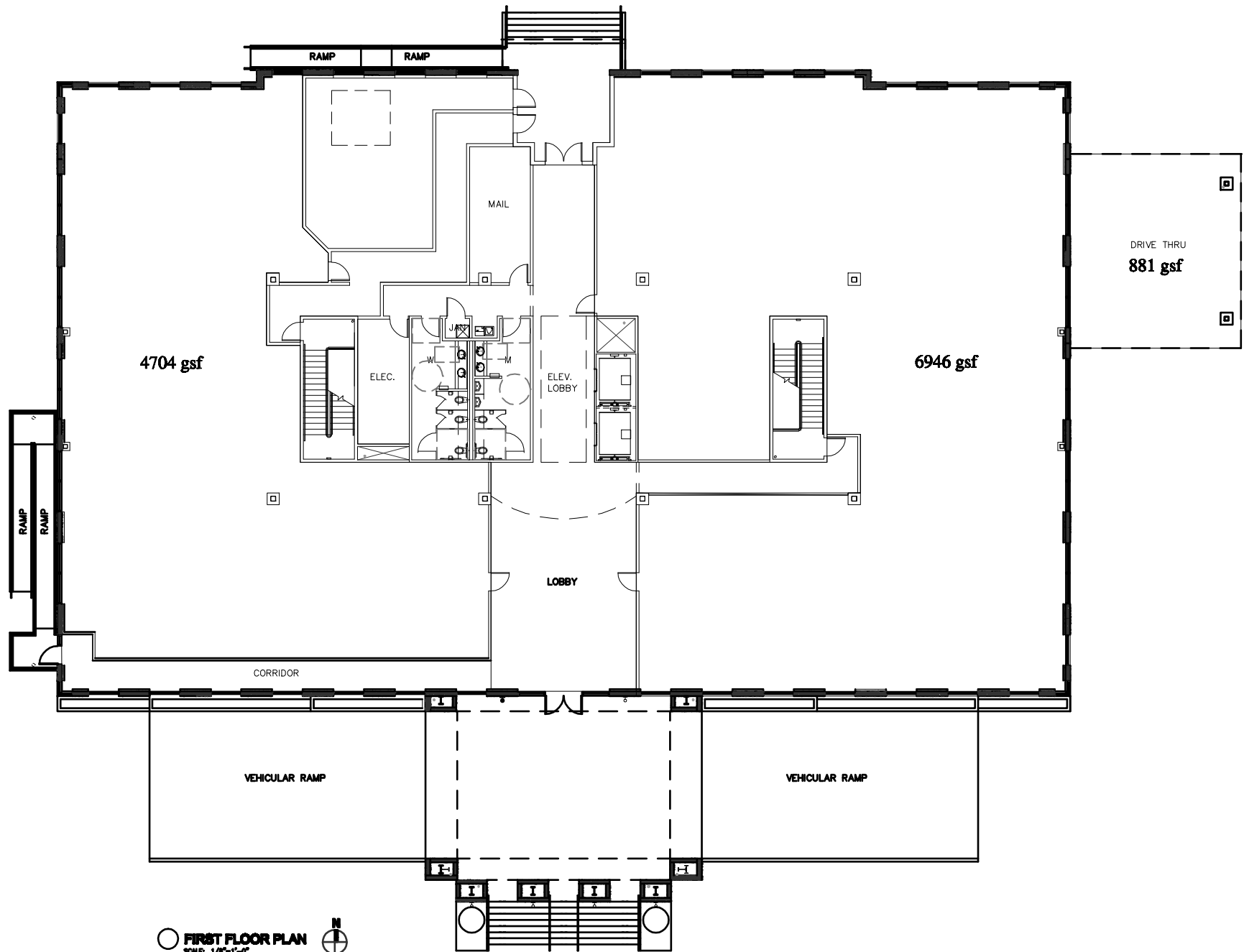


Traffic Count

30,017

OWN OR LEASE A PIECE OF LUXURY!
ATTENTION PROFESSIONALS, MEDICAL DOCTORS
& PRACTITIONERS, LAWYERS, BUSINESS PERSONS.



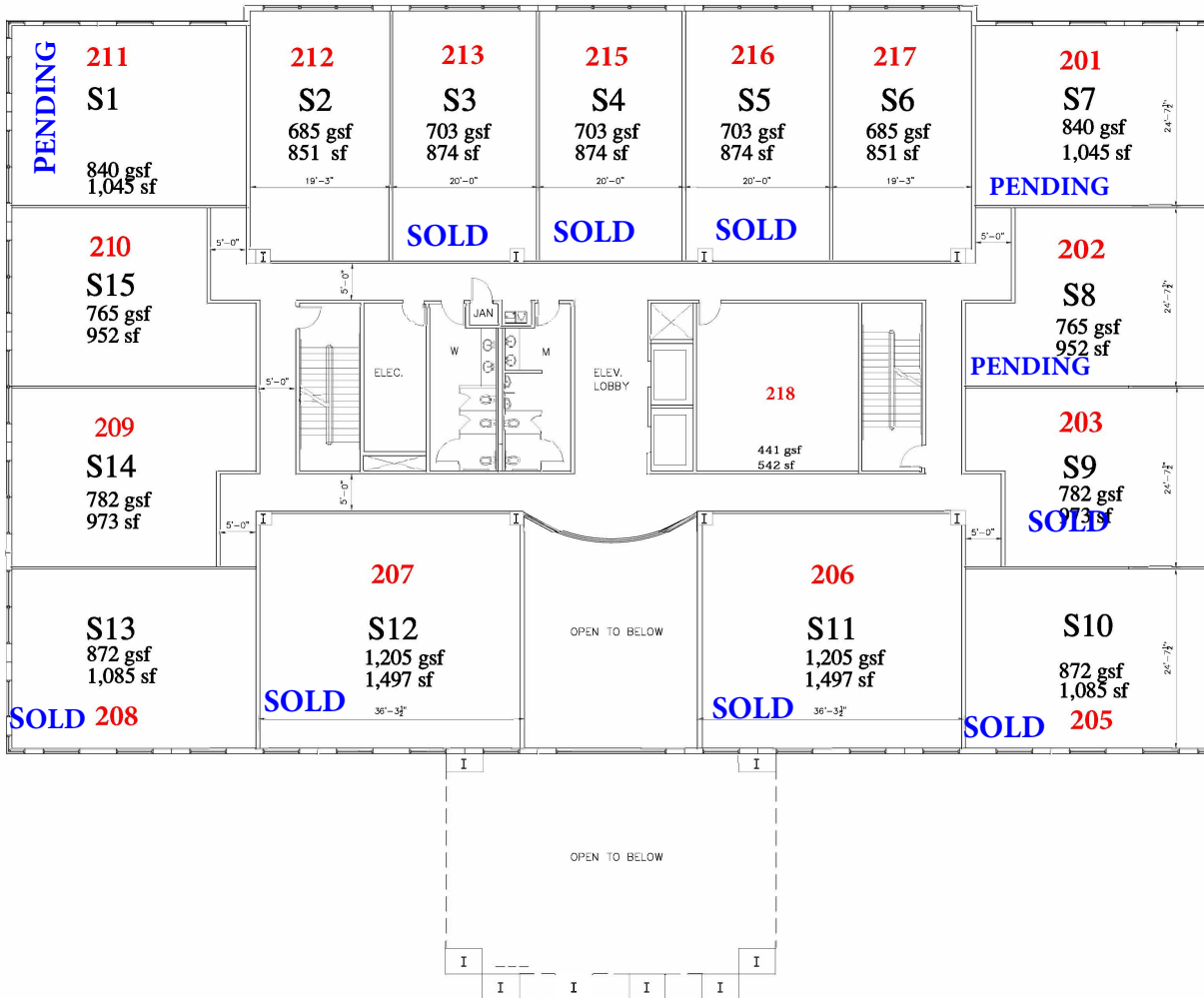


○ **FIRST FLOOR PLAN**
SCALE: 1/8"=1'-0"



11116 BELLAIRE BOULEVARD, HOUSTON, TEXAS 77072

SECOND FLOOR PLAN

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SOUTHERN NEWS TOWER
BELLAIRE BOULEVARD.
HOUSTON TEXAS 77072

TDCK
ARCHITECTS, INC.

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DRAWING TITLE

DRAWN BY	CHECKED BY LD
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DATE
6-28-2022

PROJECT NO.
21045

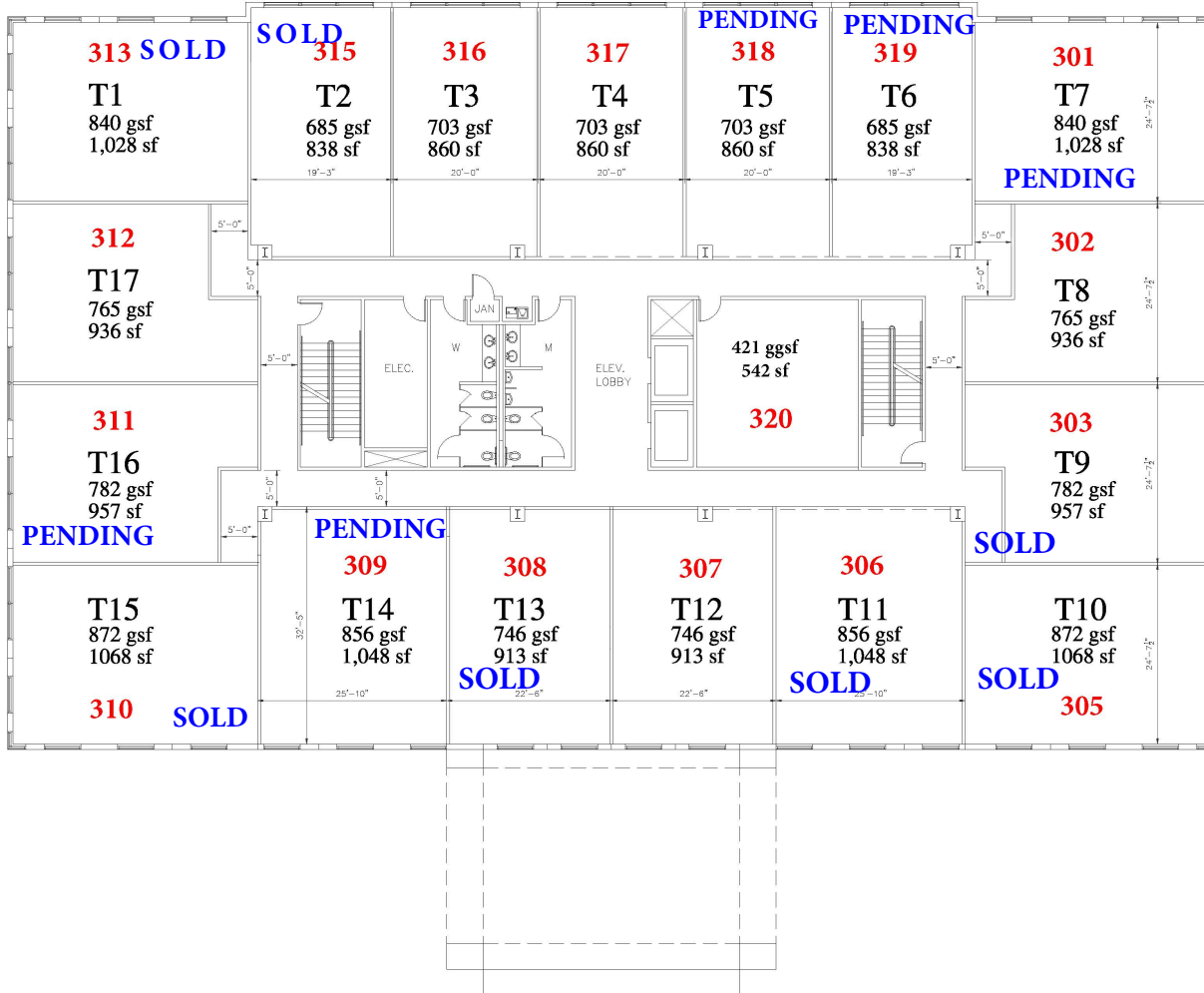
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1 SECOND FLOOR PLAN
SCALE: 1/8"=1'-0"
8.25.2025



11116 BELLAIRE BOULEVARD, HOUSTON, TEXAS 77072

THIRD FLOOR PLAN



1 THIRD FLOOR PLAN

SCALE: 1/8"=1'-0"

8.25.2025

[illegible]

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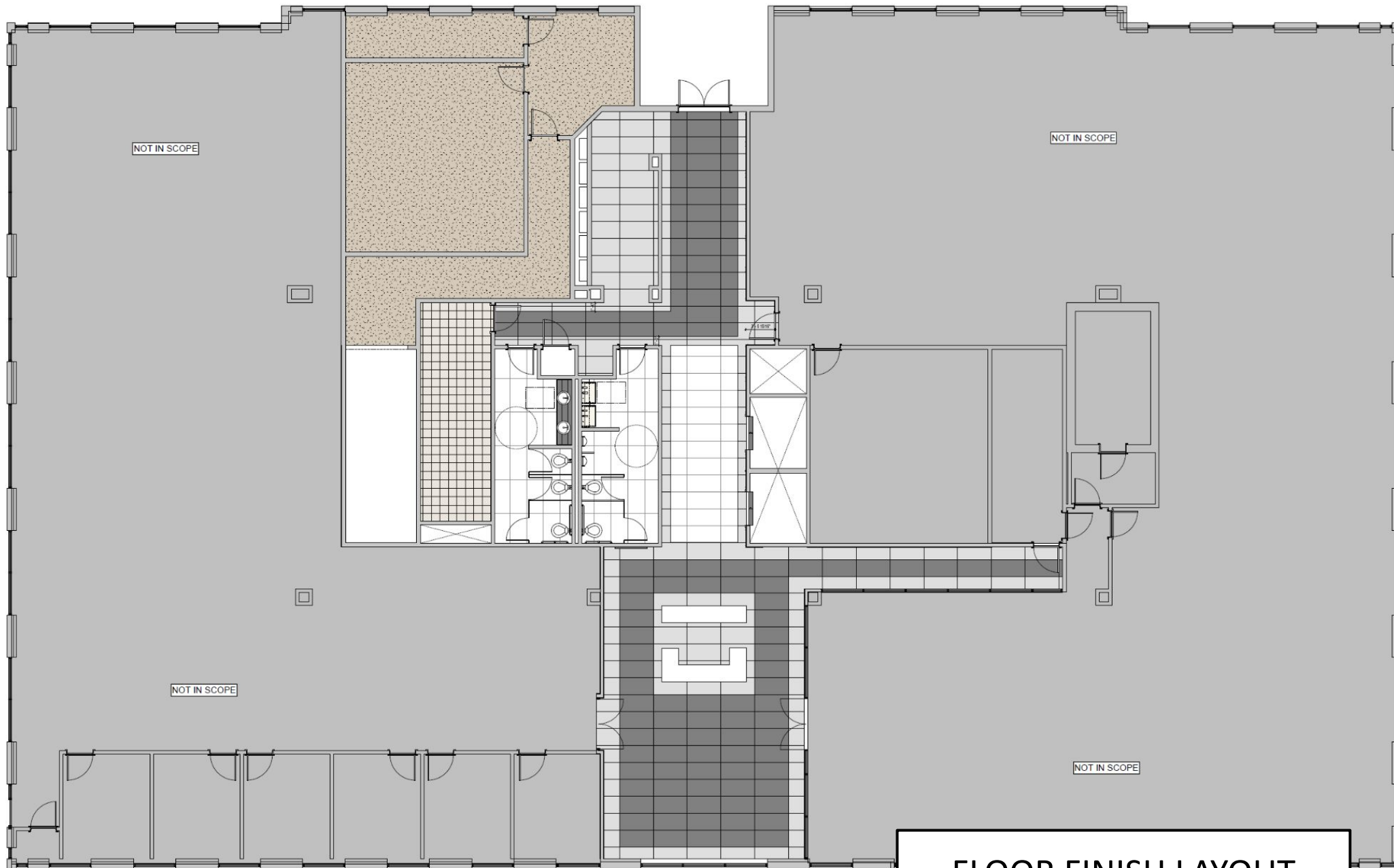
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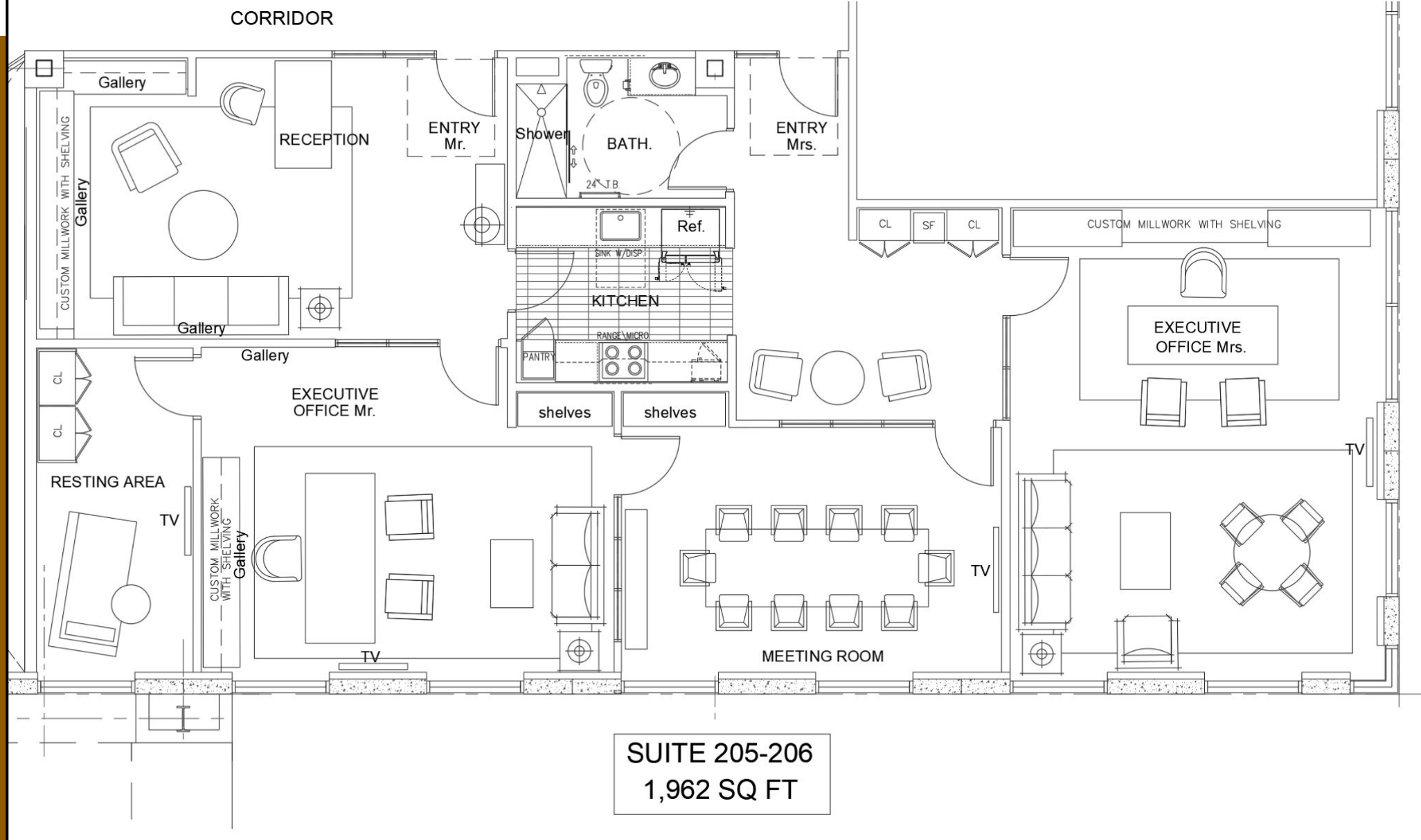
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SOUTHERN NEWS TOWER - MAIN LOBBY



FLOOR FINISH LAYOUT

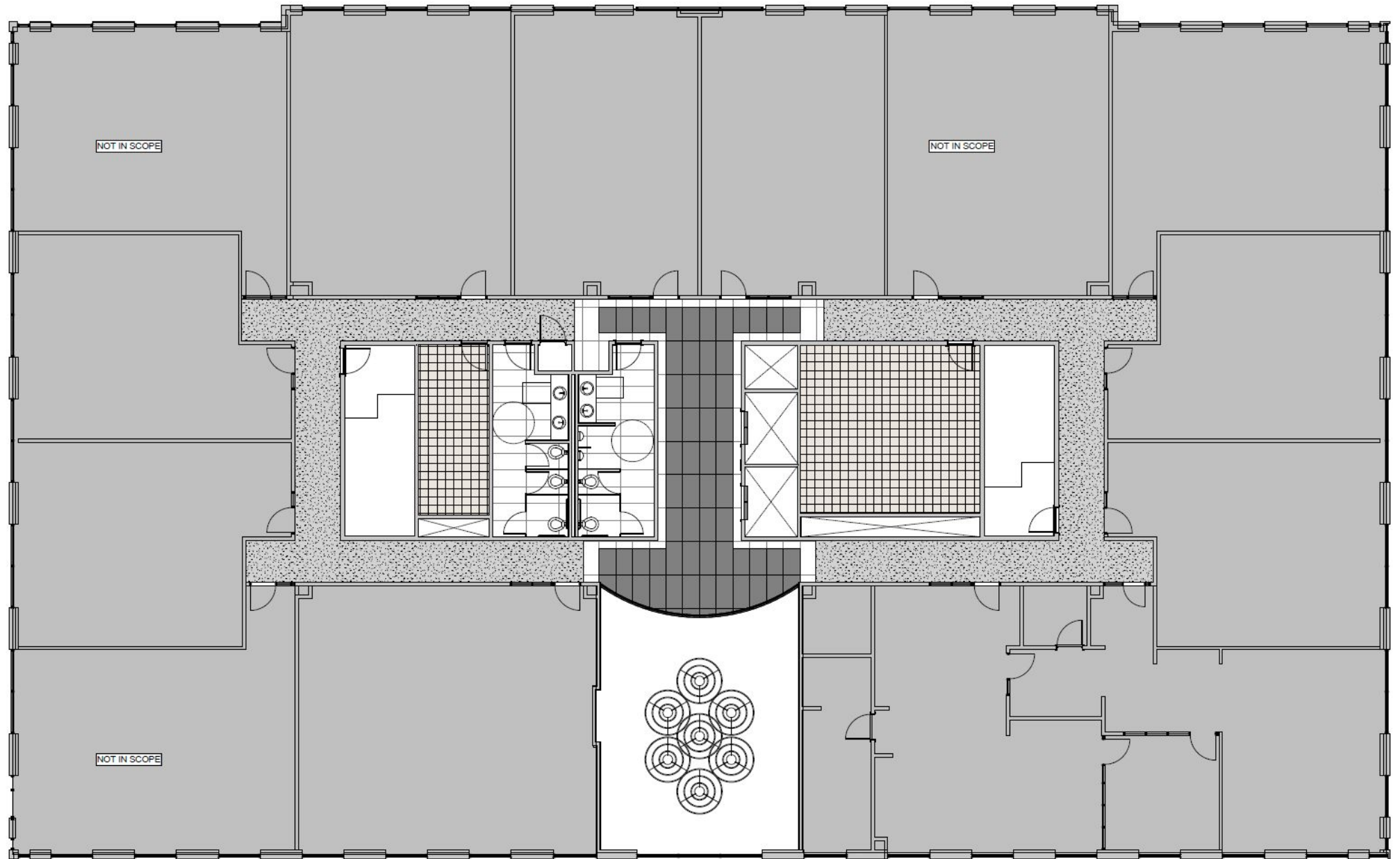
EXECUTIVE SUITE FURNITURE LAYOUT-3



Southern News Tower

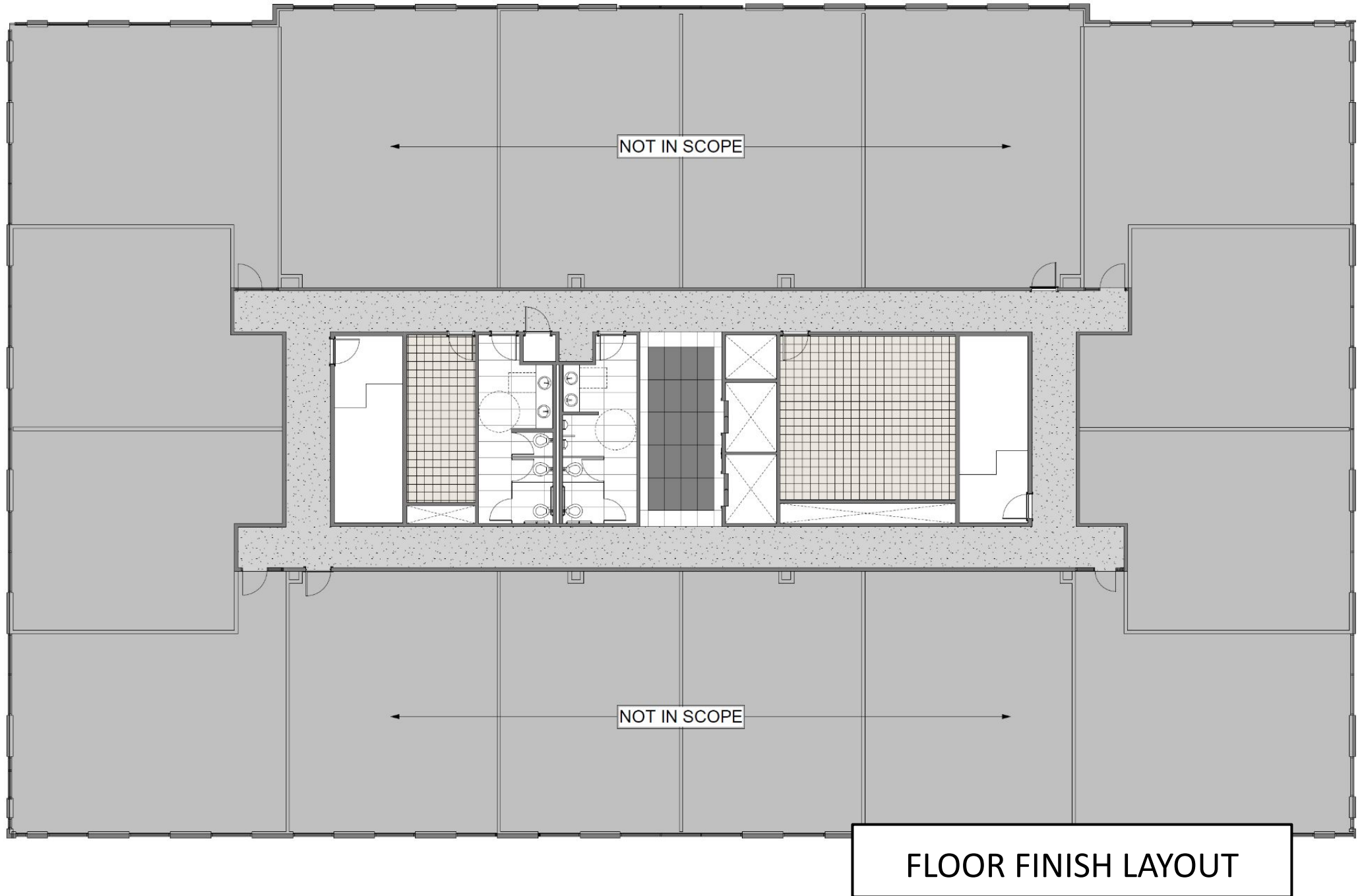
SECOND FLOOR

SOUTHERN NEWS TOWER - SECOND FLOOR



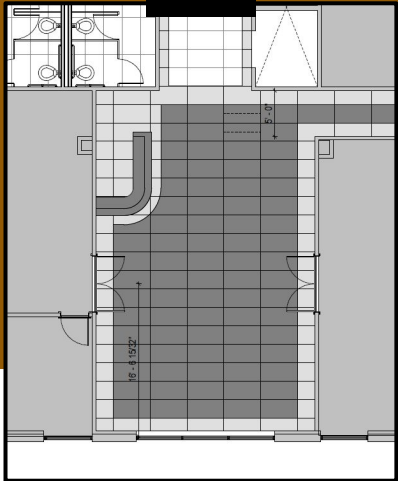
FLOOR FINISH LAYOUT

SOUTHERN NEWS TOWER - THIRD FLOOR



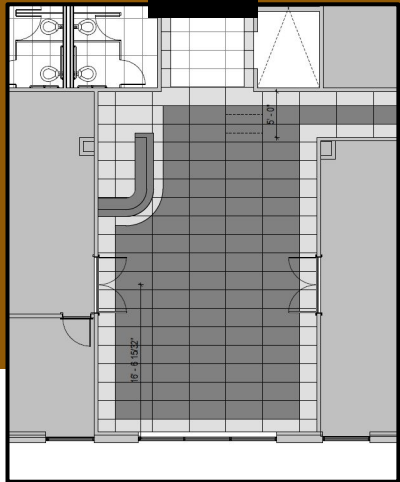
SOUTHERN NEWS TOWER - MAIN LOBBY

OPTION 1



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OPTION 1



COMMON ELEVATOR LOBBY TYPE

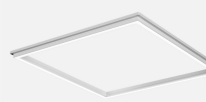


Southern News Tower - LEVELS 2-3-4

COMMON CORREDOR OFFICES DOOR TYPE



Southern News Tower - LEVELS 2-3-4



Beyond its sleek appearance, the FRAME is engineered with the latest optical technology ensuring it delivers the same efficiency and output as a traditional LED panels.

- Outer Shield cuts down high angle glare
- Optical configuration meets IEC Premium UGR Rating for maximum visual comfort
- Angled Internal Lens gives 5% Uplight, providing a subtle ambient glow and eliminating any case effect

Construction Overview

- High efficiency >125L/PW
- Fully Switchable
- 5000K
- Emergency Battery pack option

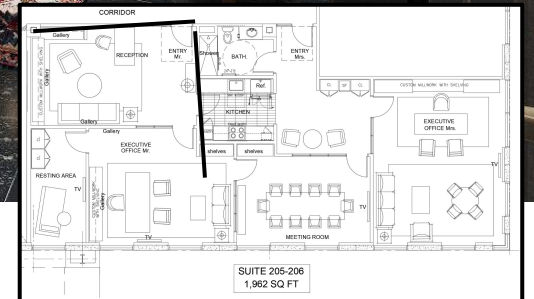




EXECUTIVE SUITE INTERIOR RENDERING - ENTRY



Southern News Tower SECOND FLOOR



EXECUTIVE SUITE INTERIOR RENDERING -Ms Lee



Southern News Tower

SECOND FLOOR

