



Highly accessible property ideal for light industrial, manufacturing, fabricating, warehousing and wholesaling centrally located in the industrial corridor of Corpus Christi, TX. Located along Baldwin Blvd. and Omaha Dr. with an average daily traffic count of 5,700 (2012) vehicles.

- Great Access to I-37, NPID, Hwy-44
- Extra 1,500 SF Storage Mezzanine
- (3) Gated Entrances
- (1) Recessed Loading Dock
- (1) 14' Overhead
- 11 Office / 4 Bath / 2 Conference / 1 Kitchen
- Concrete Tilt-up Wall
- 29 Parking Spaces
- 13,139 SF Total
- Warehouse - 6,080 SF
- Showroom - 3,155 SF (Plus 1,500 SF Mezzanine)
- Office - 3,904 SF (2 Floors)

13,139 SF DISTRIBUTION - BALDWIN

4702 Baldwin Blvd
Corpus Christi, TX 78408

Rental Area: 13,139 Sq. Ft.
Year Built: 1983

Annual Rent:
\$170,000.00

Contact:

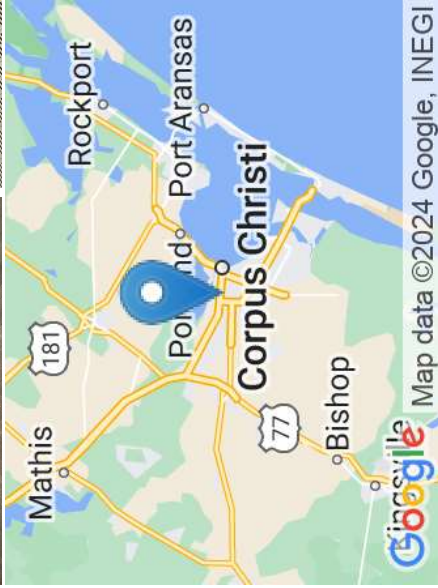
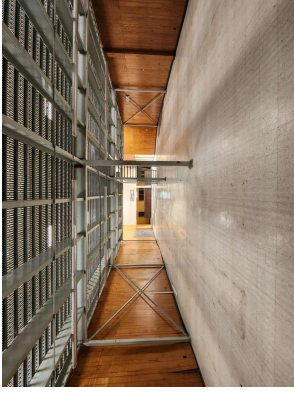
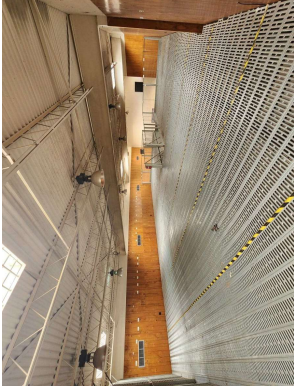
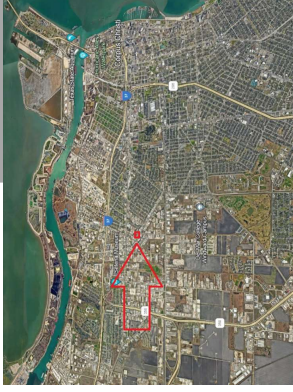
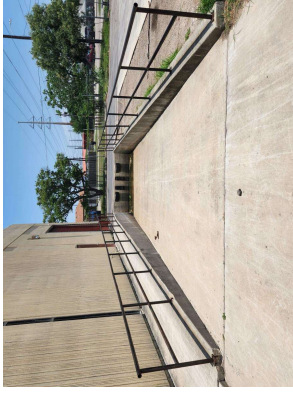
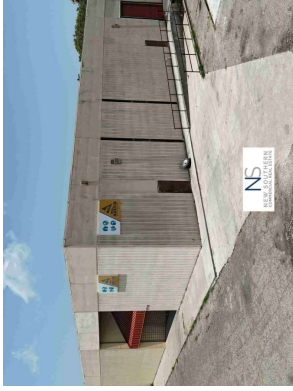
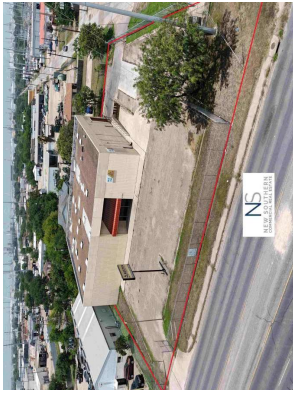
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