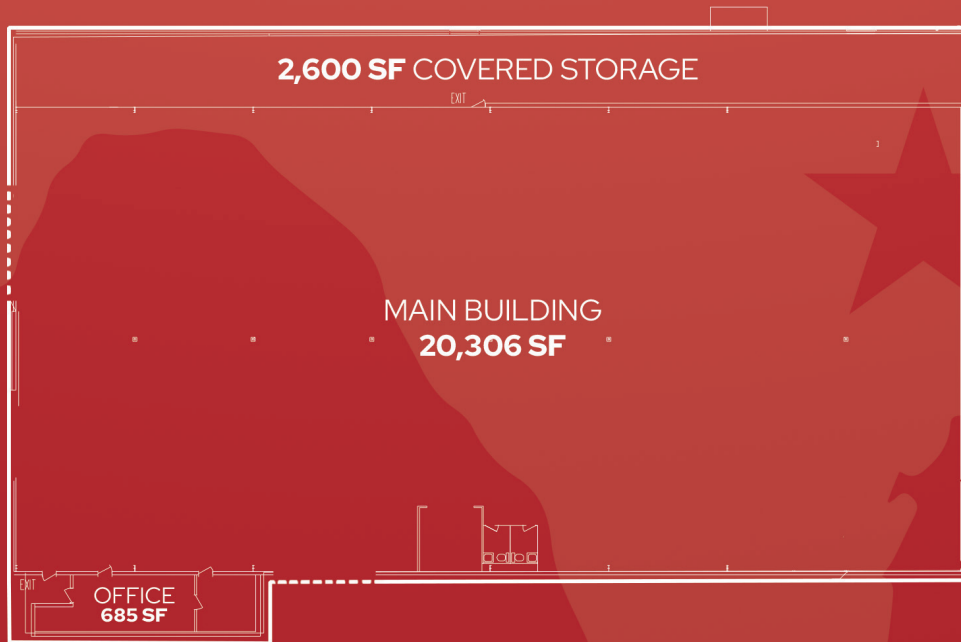




# INDUSTRIAL BUILDING FOR LEASE 20,306 SF

Heavy Power - 800 Amps 480V  
Sub-panels & transformers included  
5 Jib Cranes .5T - 1T  
1 grade level door,  
Additional loading dock  
& grade-level entrances planned  
20,306 SF main building  
685 SF Office  
2600 SF outdoor covered storage  
15' ceiling height, 12' eave height  
12" Water Main at Street  
Business Fiber Optic Internet  
20+ Parking Spots Available  
Fully Air-conditioned and Insulated  
Tenants improvements welcome



**Contact:** [contact@theplantbrenham.com](mailto:contact@theplantbrenham.com) | (979) 217-1166

# WHY CHOOSE BRENHAM?



Brenham, centrally positioned between Austin, Houston, Dallas, and San Antonio, is just an hour and 15-minute drive from Austin and Houston.

With over 1 million residents within an hour's drive, it offers a skilled manufacturing workforce.

Brenham's low cost of living, safe community, and supportive local government make it an ideal business location.

Its historic downtown is vibrant, featuring diverse restaurants and activities, providing an excellent place to live and work!



**1703 Industrial Blvd,** Brenham TX  
Only a **short drive** from **Austin & Houston**  
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