



225 CROSSING

LOGISTICS CENTER

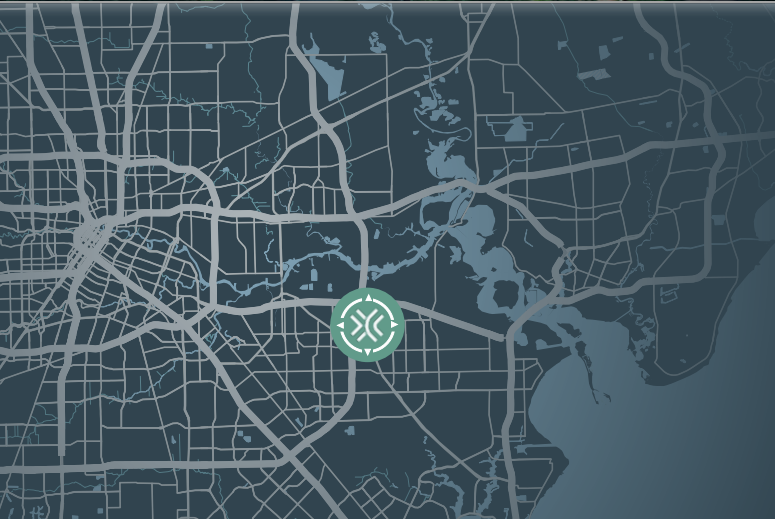
310 BELTWAY GREEN BLVD | PASADENA, TX



BELTWAY
8

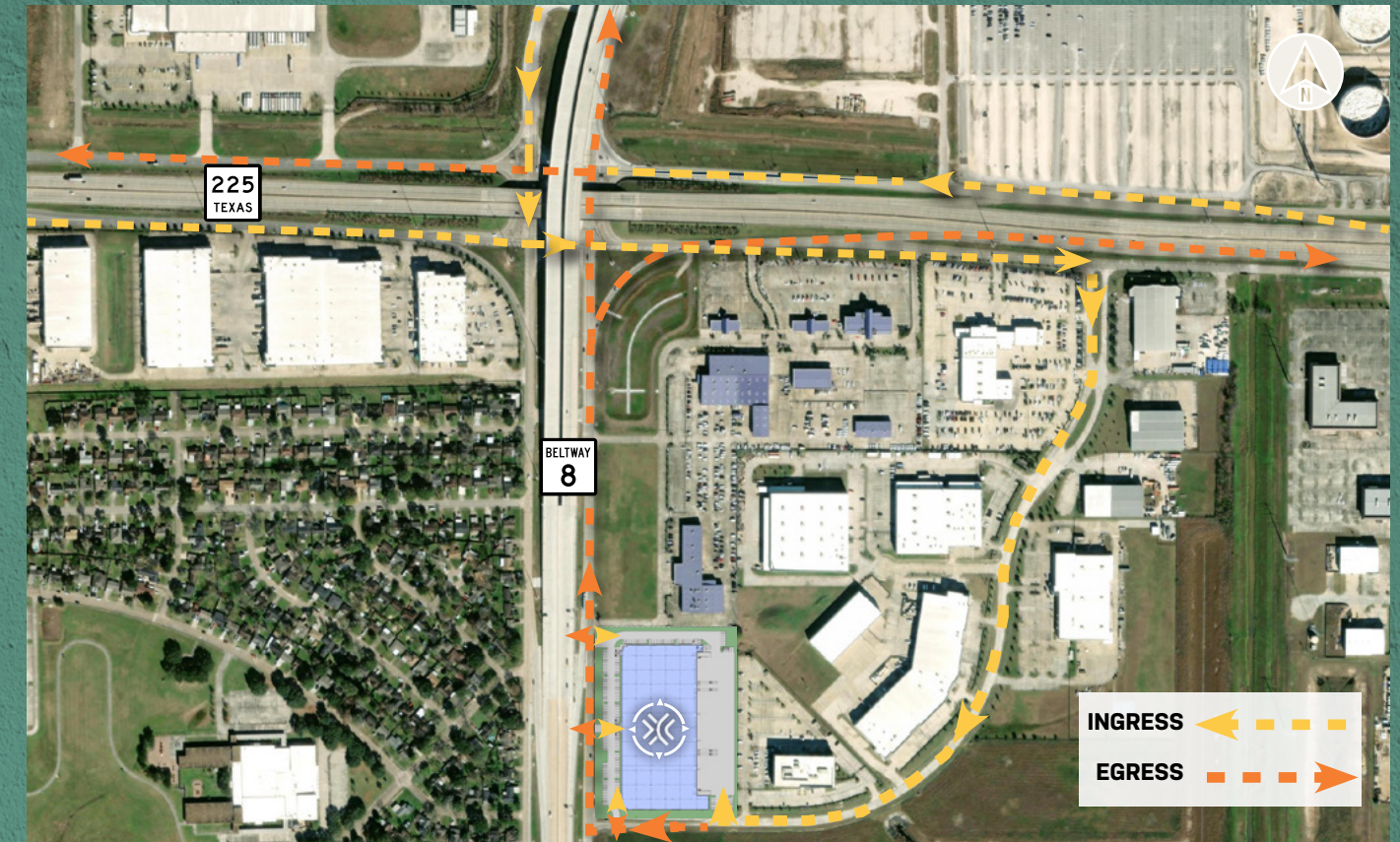
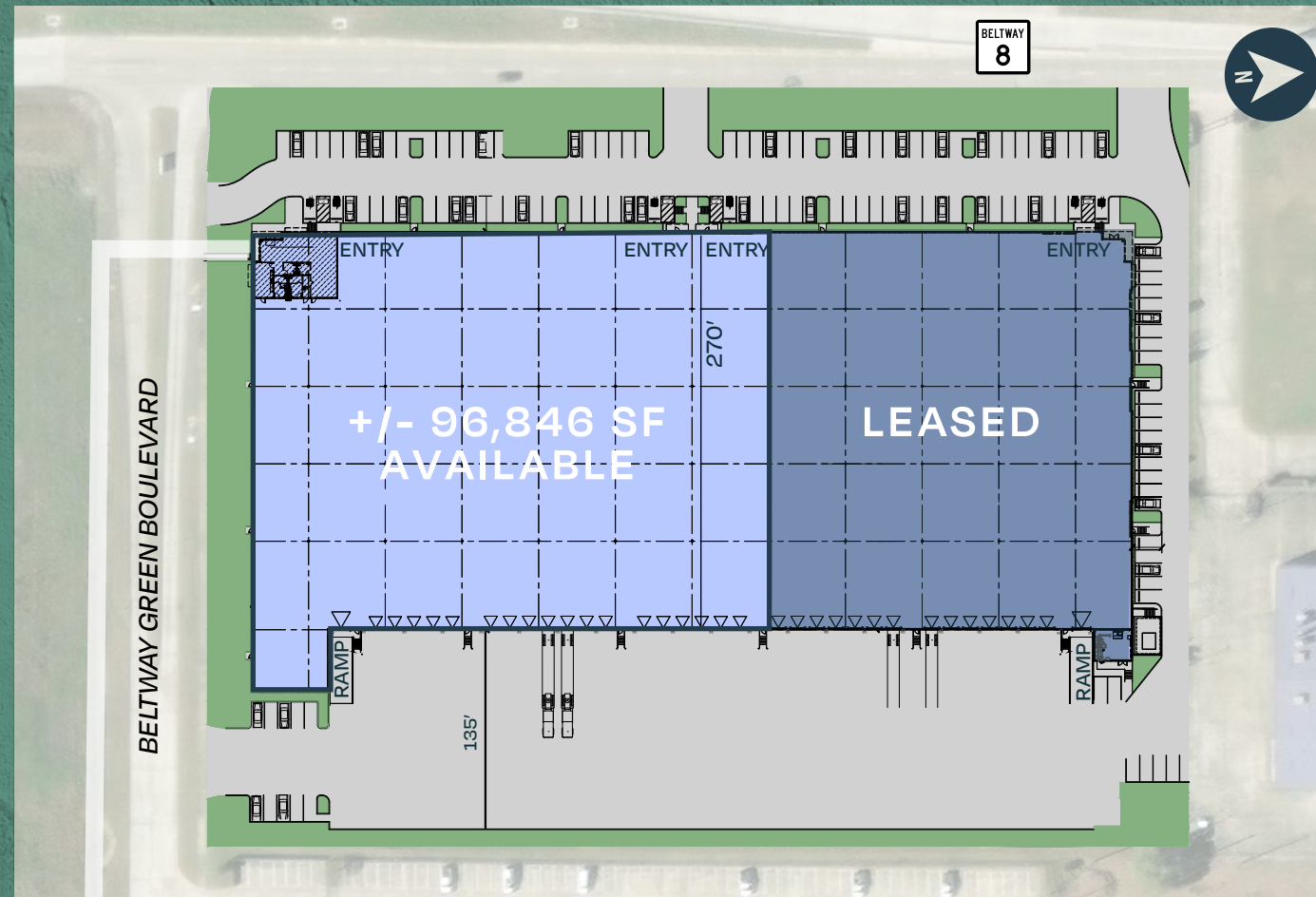
BELTWAY GREEN BOULEVARD

DELIVERED 2024

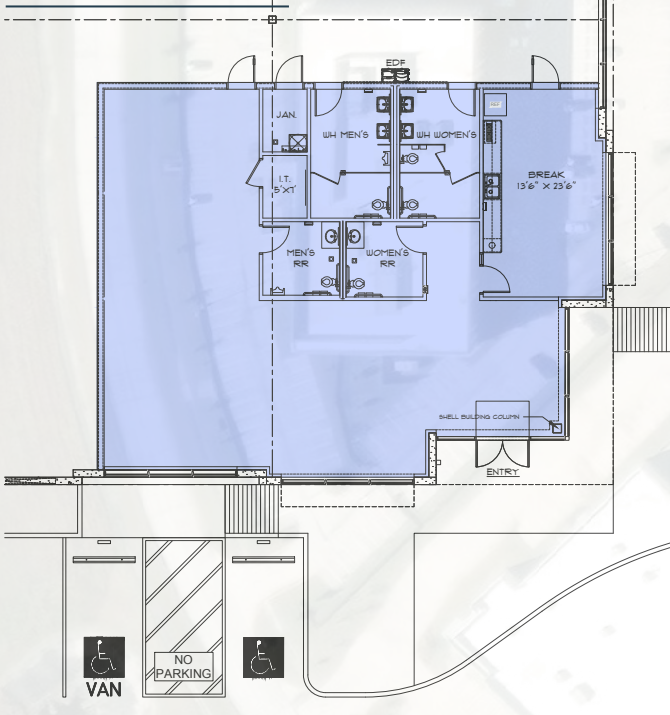


PROJECT HIGHLIGHTS

- ▶ +/- 96,846 SF Available | Divisible to +/- 42,217 SF
- ▶ Beltway Frontage South of the Ship Channel
- ▶ Within Master Planned Business Park
- ▶ Convenient to Houston's Container Terminals
- ▶ Direct Access Beltway 8 and Highway 225



SPEC OFFICE

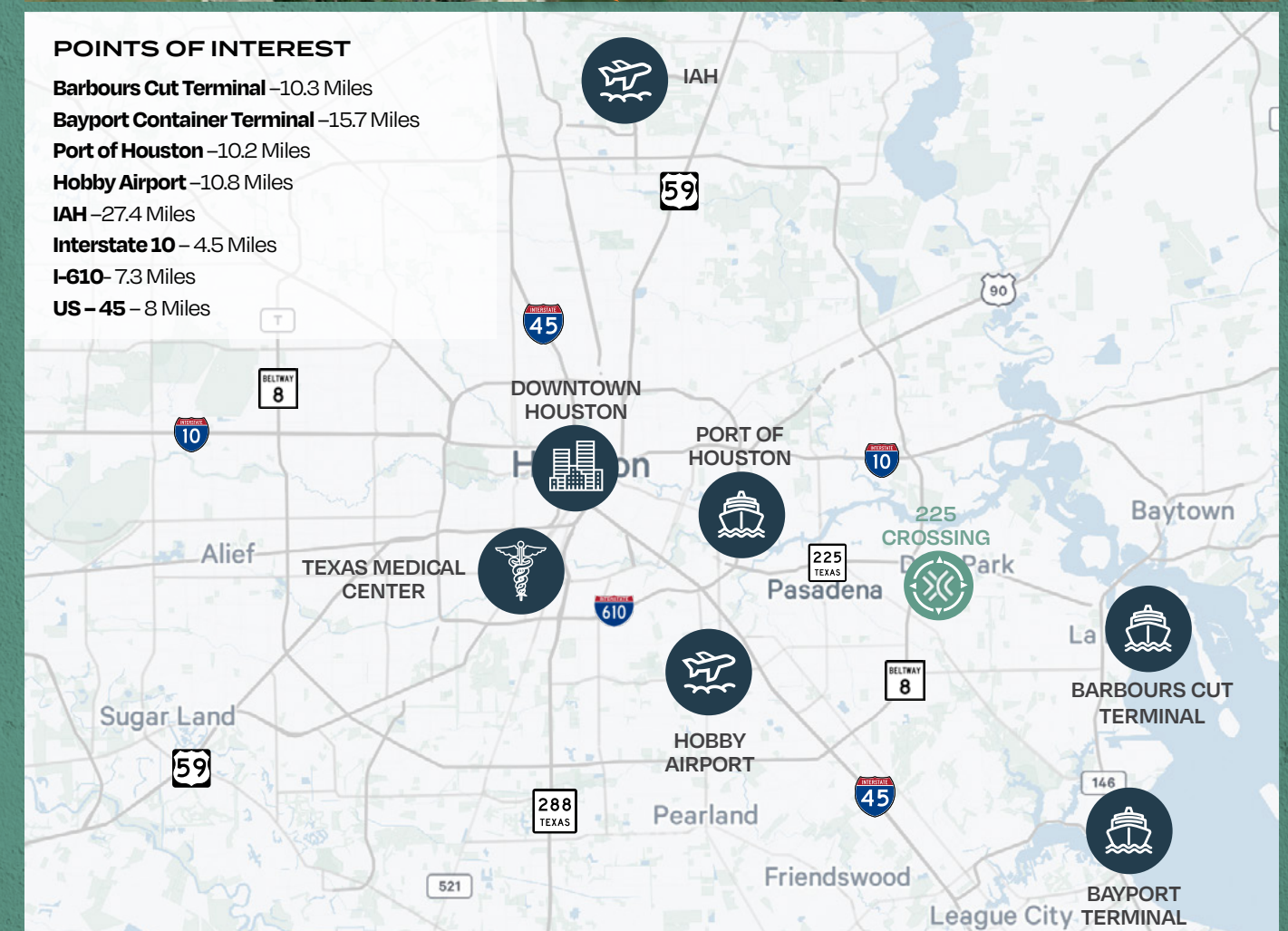


SPACE DETAILS

- ▶ Space Size: +/- 96,846 SF
- ▶ Divisible To: +/- 42,217 SF
- ▶ Spec Office: 2,376 SF
- ▶ Building Depth: 270'
- ▶ Configuration: Rear Load
- ▶ Truck Court: 135'
- ▶ Clear Height: 32'
- ▶ Dock Doors: 18 (9' x 10')
- ▶ Drive-In Doors: 1 (12' x 14')
- ▶ Column Spacing: 52' 6" x 52'
- ▶ Speed Bays: 60'
- ▶ Power: 2,500 Amps
- ▶ Interior/ Exterior Lighting: LED
- ▶ Sprinkler: ESFR

POINTS OF INTEREST

- ▶ Barbours Cut Terminal -10.3 Miles
- ▶ Bayport Container Terminal -15.7 Miles
- ▶ Port of Houston -10.2 Miles
- ▶ Hobby Airport -10.8 Miles
- ▶ IAH -27.4 Miles
- ▶ Interstate 10 -4.5 Miles
- ▶ I-610 -7.3 Miles
- ▶ US -45 -8 Miles





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