

# 225

## LOGISTICS CENTER



57 Trailer Parking Spots Available Separately from 3 Months to Multi-Year Terms

# For Sublease

±25,000 SF Minimum - ±100,000 SF Short Term Space

### Specifications:

- **Size:** ±25,000 SF - ±100,000 SF
- **Building Configuration:** Cross Dock
- **Clear Height:** 36'
- **Column Spacing:** 56' X 51'8"
- **Sprinkler System:** ESFR
- **LED Warehouse Lights**
- **Dock Doors:** (20) at 9' X 10'
- **Truck Court Depth:** 180'
- **Trailer Storage / Parking**
- **57 Trailer Parking Spots Available from 3 mos. to Multi-year Terms**

### Additional Features:

- **Highway 225 Frontage at Beltway 8 (~1.25 miles)**
- **High Pile Ready Design**
- **Dock High Loading**
- **Foreign Trade Zone Capable**

2818 Pasadena Freeway  
Pasadena, TX 77506

Mark Nicholas, SIOR

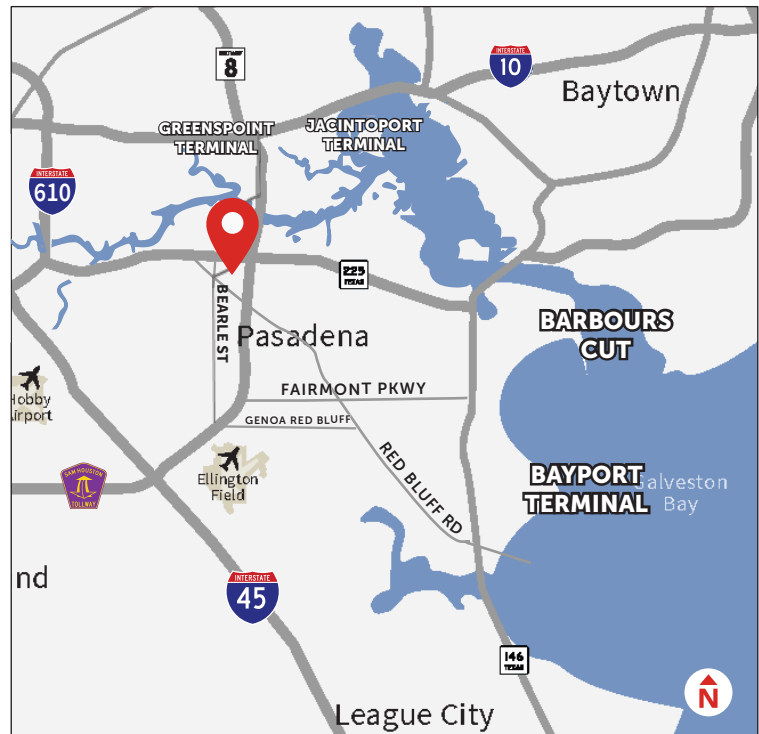
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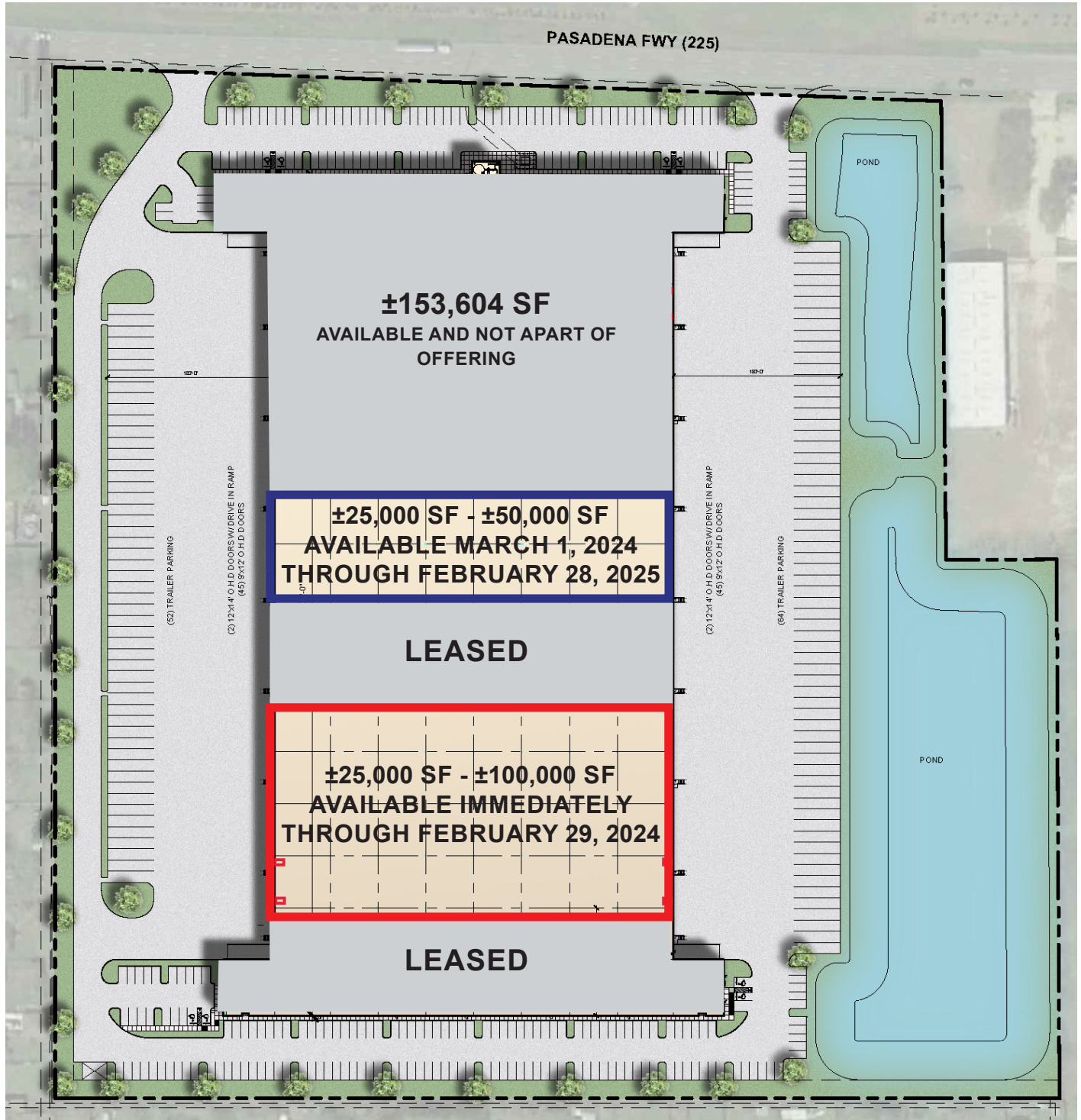


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**±25,000 SF - ±100,000 SF SHORT-TERM SPACE AVAILABLE**

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2818 Pasadena Fwy | Houston, TX 77506

## SITE PLAN



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## EXCELLENT FREEWAY ACCESS IN THE PORT MARKET



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## LOCATION FAST FACTS

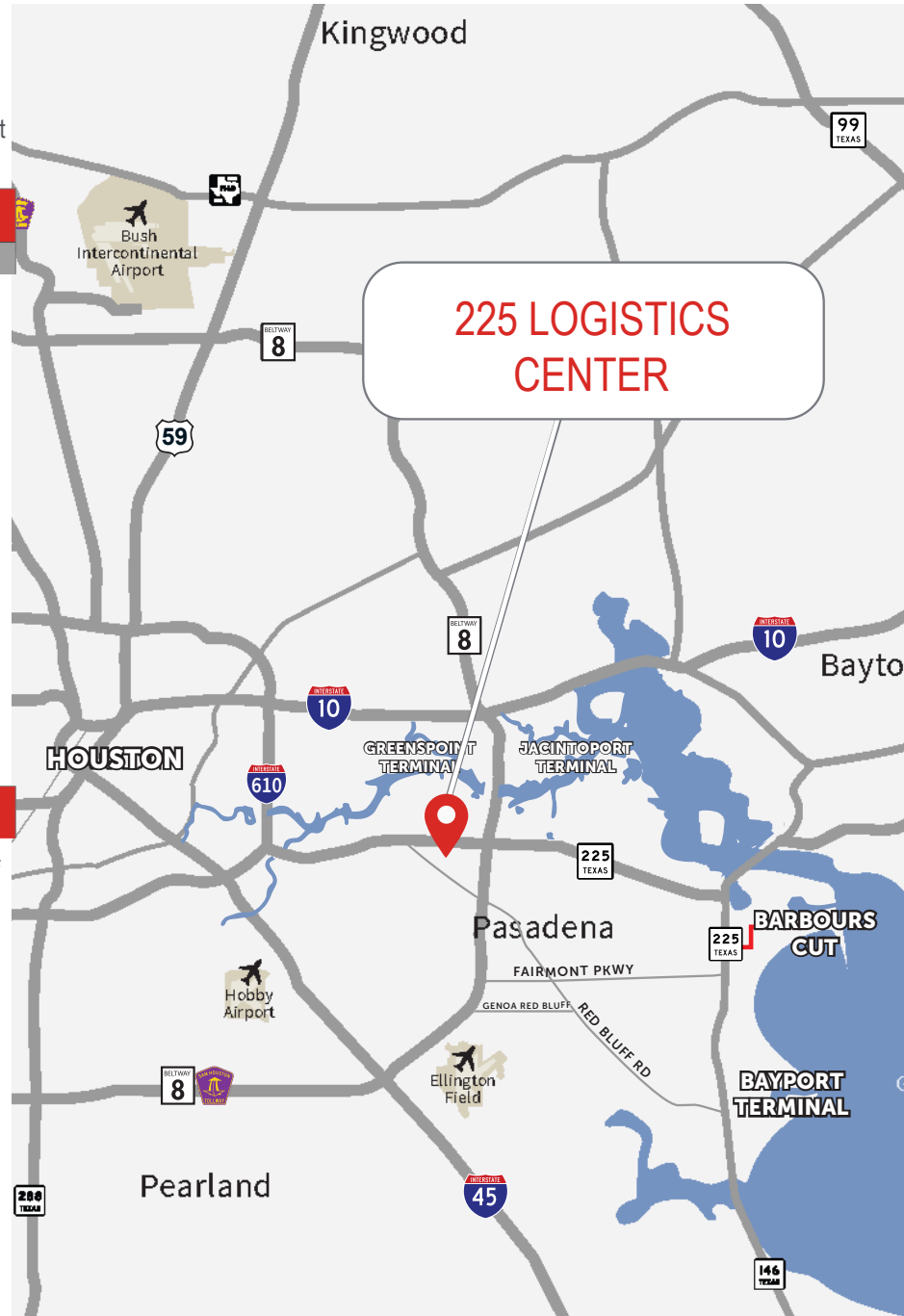
The Property is strategically located within Houston's port market with excellent access to Port Houston's Barbours Cut Terminal and Bayport Terminal.

### VIA MAJOR HIGHWAYS

LOCATION	APPROX. MILEAGE
Beltway 8	±1.25 miles
Barbours Cut	±9.5 miles
Bayport Terminal	±15 miles
Highway 146	±8.5 miles
Hobby Airport	±11 miles
Baytown	±13 miles
Downtown Houston	±14 miles
IAH Airport	±30 miles
Austin	±180 miles
San Antonio	±215 miles
Dallas	±250 miles

### PORT HOUSTON DATA POINTS

- Port Houston receives 68% of all container loads that enter the gulf
- Refineries in Houston produce approximately 74% of all plastics resins in the US.
- Collectively the Refineries have been going through a \$60 billion expansion since 2015.
- Liners arrive with full containers and depart with plastic resins.



## LEASING:

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