

**Properties for Lease**

1 21061 Gene Campbell Blvd, New Caney, TX 77357



**Property Details**

Rental Rate Mo	Upon Request
Property Type	Industrial
Rentable Building Area	11,500 SF
Year Built	2018
Status	Active

**Broker Information**

 Tim O'Neill  
 (713) 289-0499

**Property Notes**

CALL FOR PRICING AND TERMS.

**Spaces**

#	Space Avail.	Rental Rate	Max Contig.	Lease Type	Date Avail.	Description	Service Type
1st Floor	11,500 SF	Upon Request		Relet	Now		Triple Net (NNN)

**Property Description**

JUST OVER 5 YEARS OLD ON 5 ACRES WITH PLENTY OF YARD SPACE. +-7000 SF OF WAREHOUSE AND +-4500 SF OF OFFICE SPACE. TWO STORIES 12-14 OFFICES, CONFERENCE ROOMS, RECEPTION AREA, BACK YARD SPACE. PERFECT FOR OFFICE/INDUSTRIAL/FLEX COMBO. WHOLE BUILDING GENERATOR ALONG WITH HIGH END WATER FILTRATION SYSTEM(PER OWNER). JUST OFF OF FM 1314. APPROX FIVE MINUTES TO 99, TEN MINUTES TO 59 AND 15 MINUTES TO 45. LOCATION, LOCATION.

**Highlights**

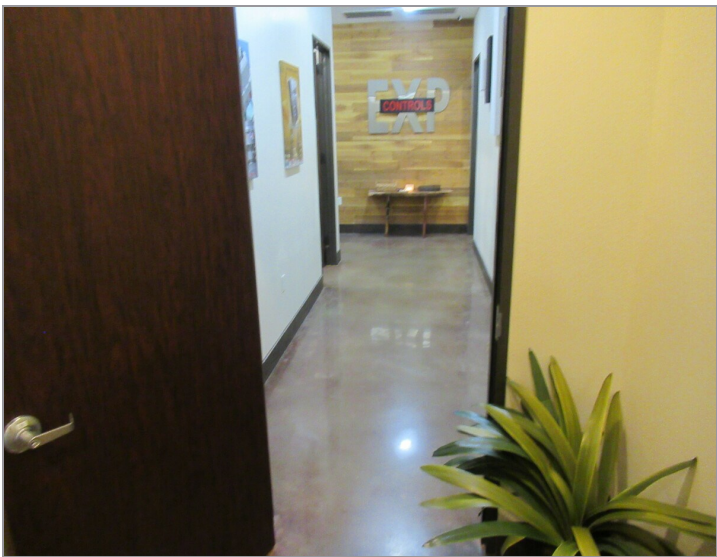
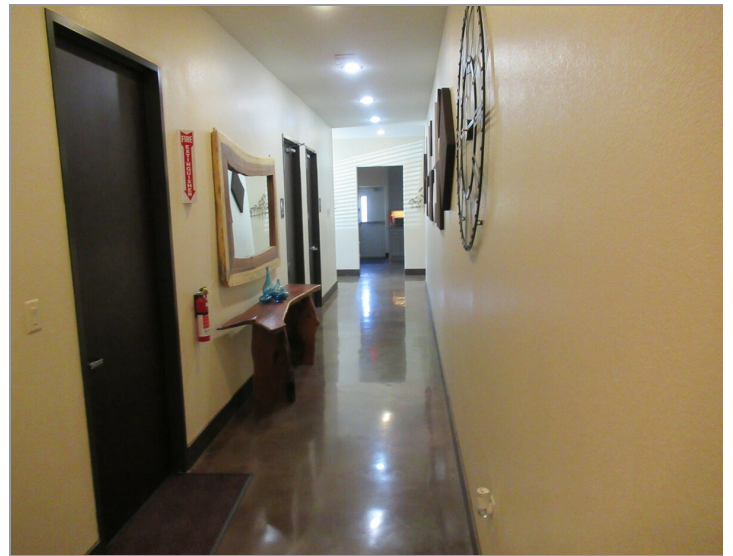
GREAT LOCATION.	BETWEEN I-45,59, 99, FM 242 AND FM 1314.	NEVER FLOODED-NO FLOOD PLAIN.
PLENTY OF CONCRETE PARKING.	LARGE YARD SPACE IN BACK FOR OUTDOOR STORAGE	SEPARATE GENERATOR FOR ENTIRE BUILDING ALONG WITH WATER FILTRATION SYSTEM
<b>28 FT EAVE HEIGHT IN THE CENTER</b>		

**Photos**

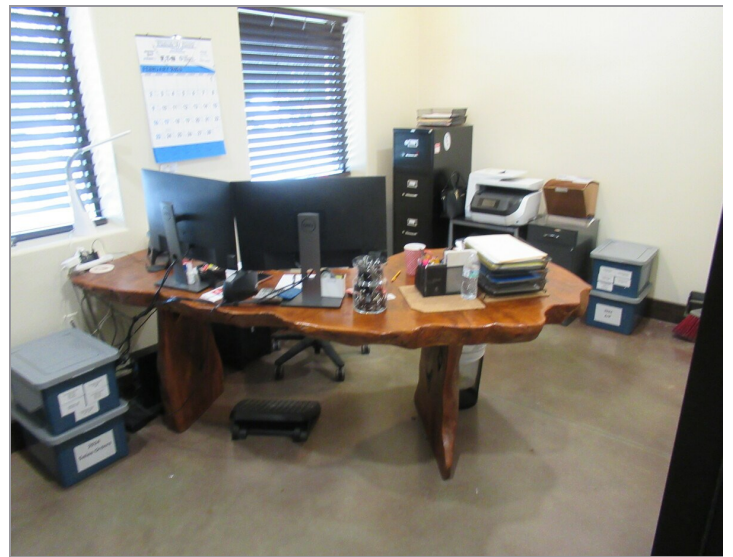
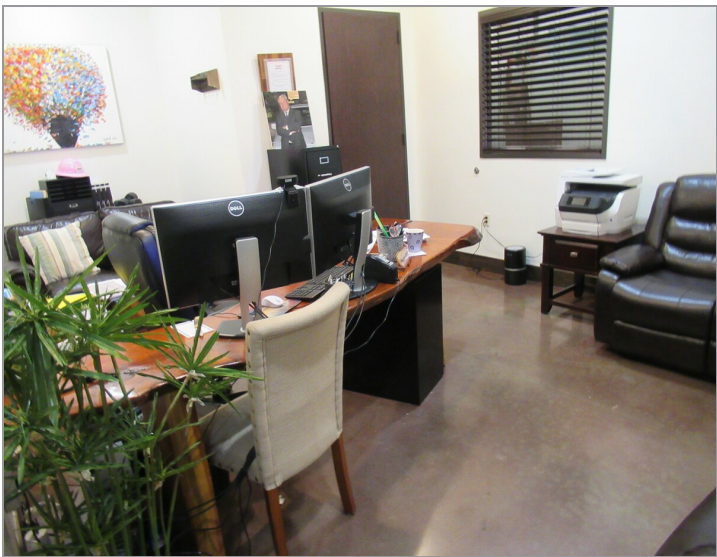
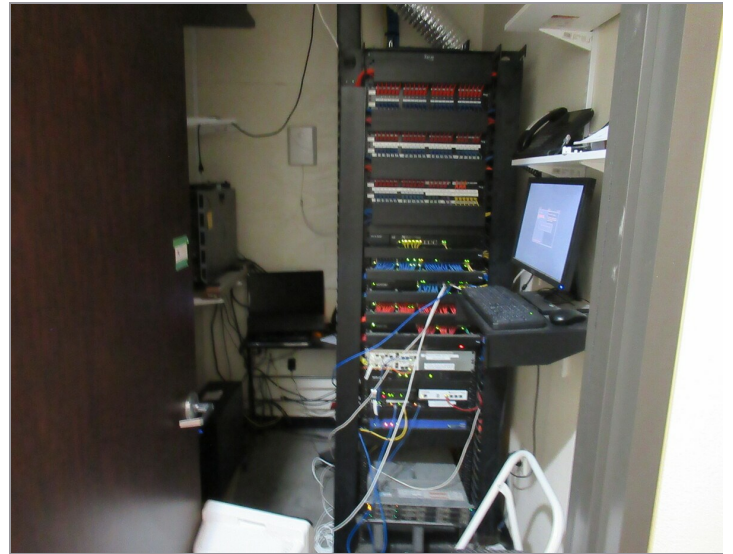




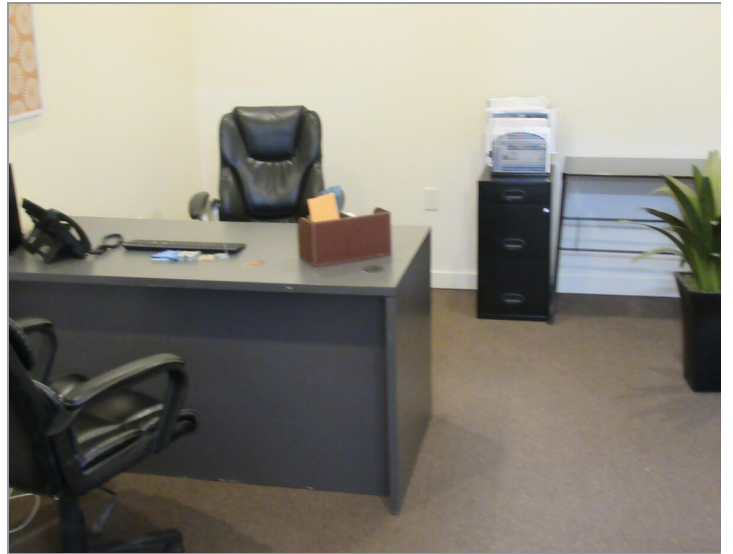








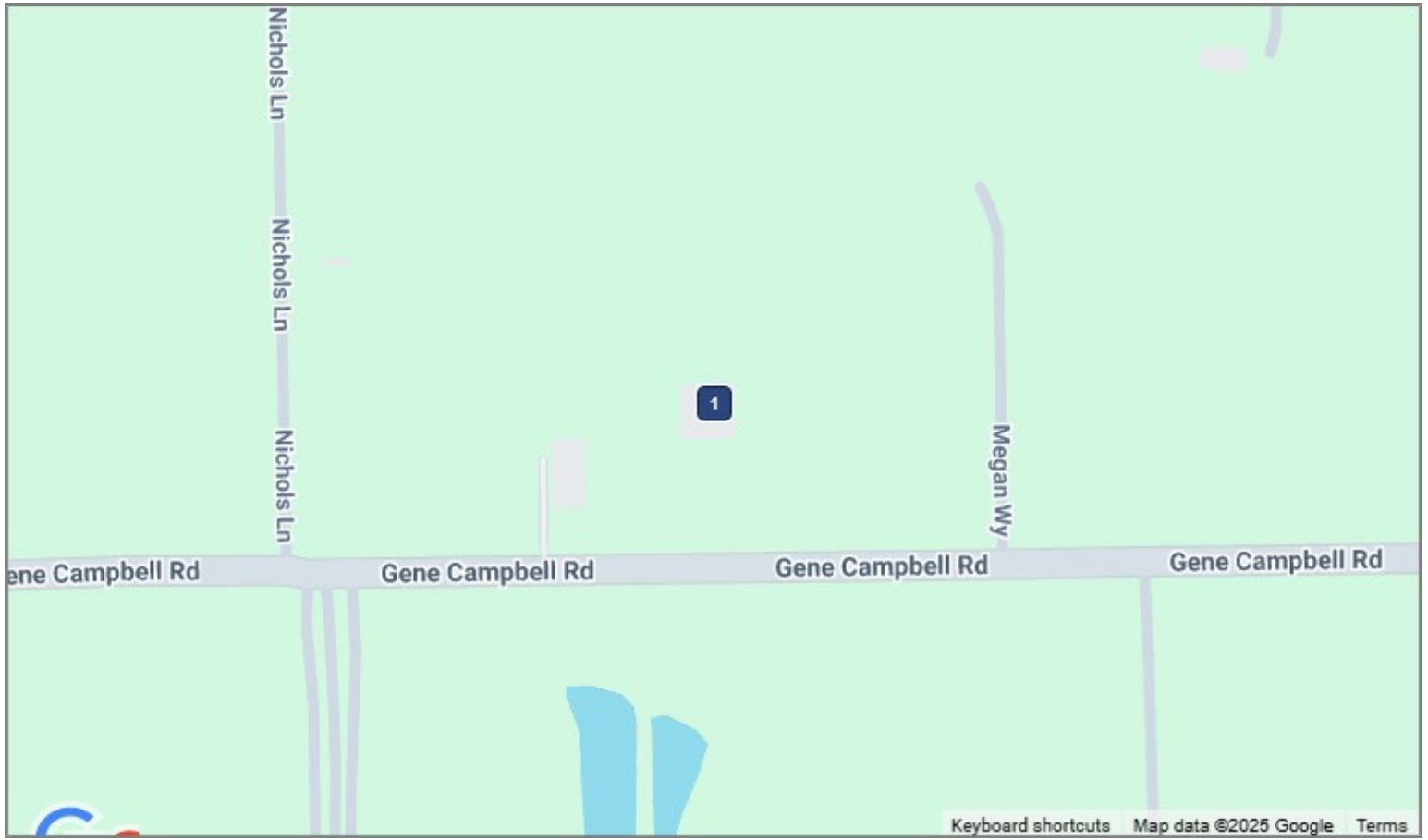








Map



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