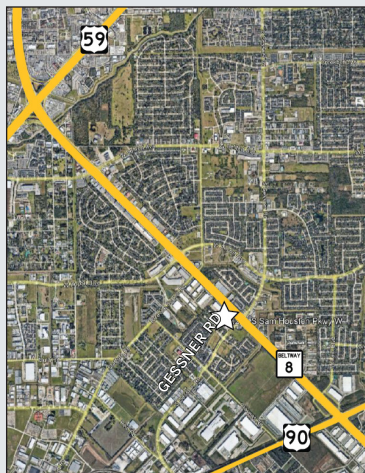




COLONY CROSSING BUSINESS PARK

10215 S. SAM HOUSTON PARKWAY W. | MISSOURI CITY, TX 77489

39,218 SF | Class A Warehouse Facility



BUILDING HIGHLIGHTS

- Immediate access to Beltway 8 and Highway 59
- Ample parking
- Beltway 8 frontage
- Dock-high, rear-load configuration
- 24' clear height
- 180' building depth
- 150' truck court
- 480y/277 volt, 1,000 amp 3-phase power
- Fully sprinklered

GARRET GEACONE

garret.geacone@streamrealty.com
713.300.0232

WILLIAM CARPENTER

william.carpenter@streamrealty.com
713.300.8891

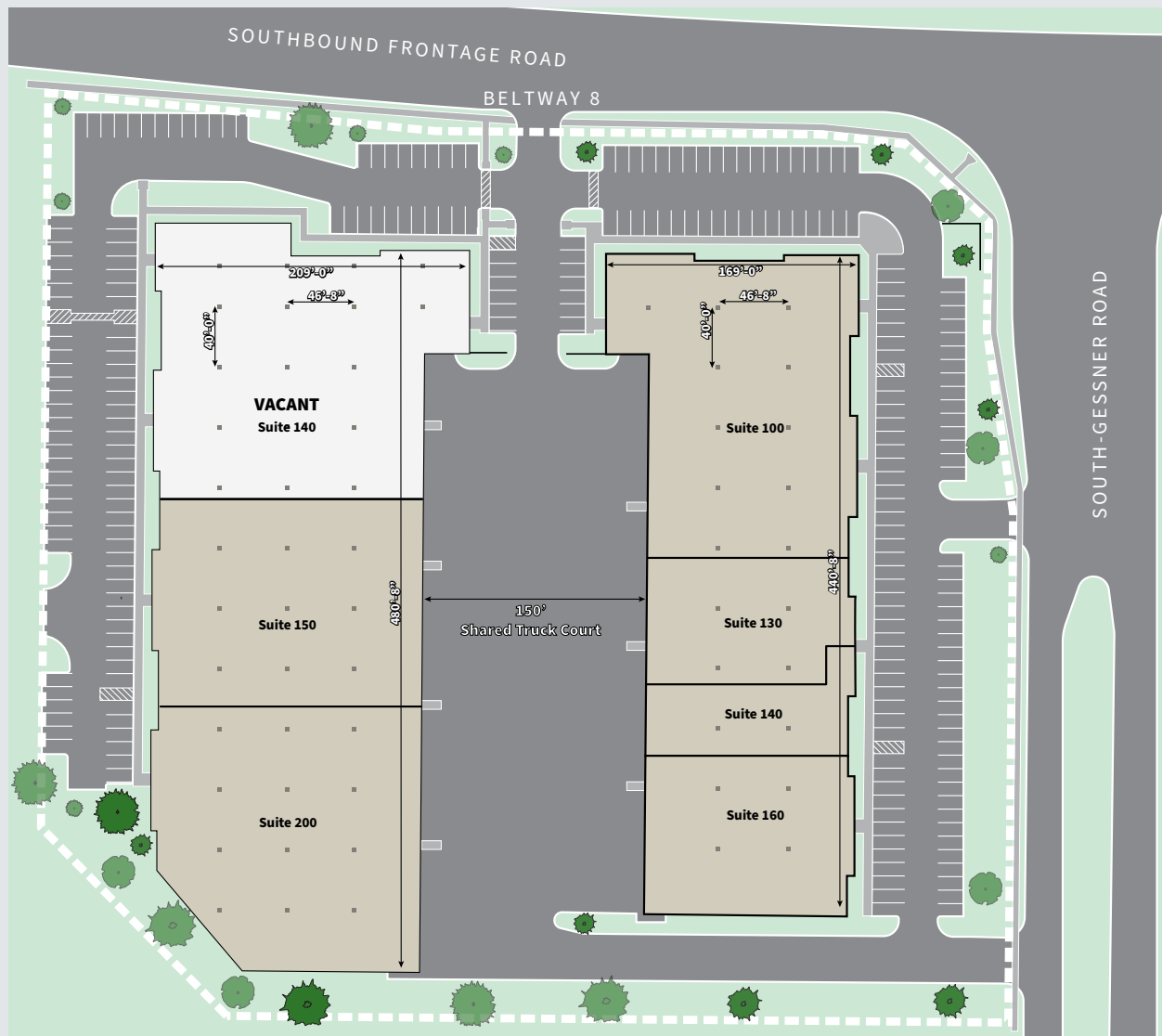




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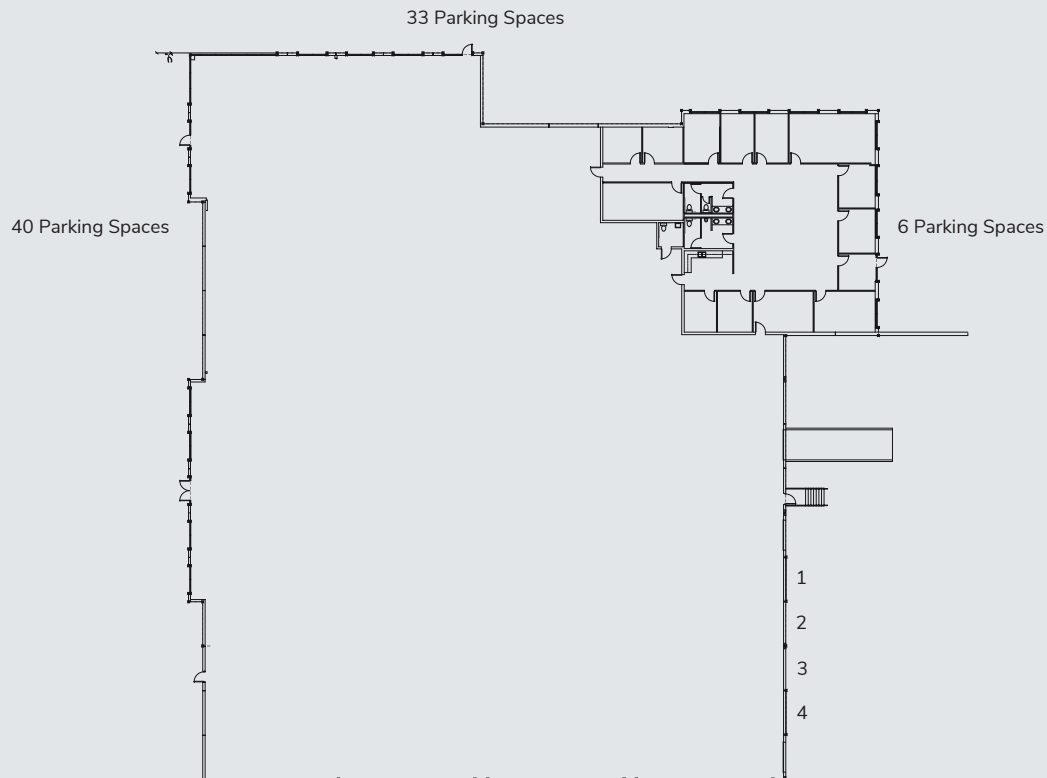




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SUITE HIGHLIGHTS

- +/- 3,000 SF office
- 24' clear height
- 4 dock-high & 1 ramp
- Edge of dock leveler
- +/- 80 parking spaces
- Insulated deck
- Sprinklered

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