

FOR SALE OR LEASE

**2301 Eleanor Tinsley Way**

Houston, TX 77023



**CUSHMAN &  
WAKEFIELD**

**MICHAEL FOREMAN**

Executive Director

+1 713 963 2850

michael.foreman@cushwake.com

**IRYNA FALYK**

Brokerage Specialist

+1 713 260 0226

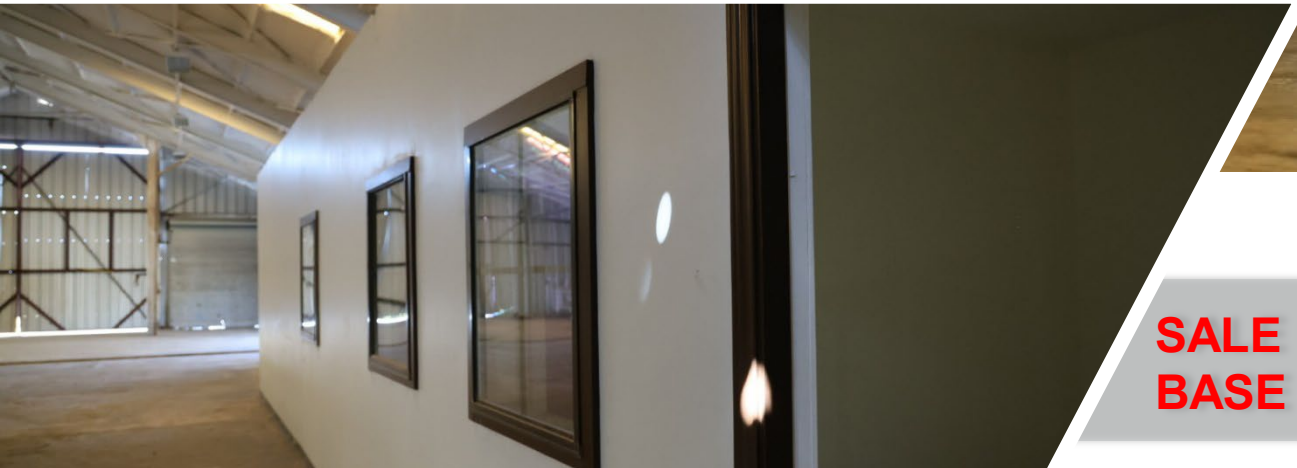
iryna.falyk@cushwake.com

Storage, Manufacturing, Distribution  
Facility Near University of Houston

Direct Access to Gulf Freeway

Minutes from Downtown  
and Ship Channel

# PROPERTY FEATURES



**SALE PRICE \$975,000**  
**BASE RENT \$6,500 /Mo NNN**



**11,520 SF ON 0.4 AC**  
SIZE



**THREE (3) OVERSIZED DRIVE-THROUGH DOORS (27' X 14')**  
**TWO (2) ADDITIONAL OVERHEAD DOORS (10' X 14')**  
LOADING



**MINIMAL**  
OFFICE



**OUTSIDE OF 500 & 100 YEAR FLOODPLAIN**



# PROPERTY AERIAL MAP



## CONTACT INFORMATION

**MICHAEL FOREMAN**

Executive Director

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[michael.foreman@cushwake.com](mailto:michael.foreman@cushwake.com)

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