



PORT HELLER

INDUSTRIAL PARK

11931 & 11935 HIGHWAY 225
AT SENS ROAD EXIT
LA PORTE, TEXAS

FOR LEASE ±200,008 UP TO ±419,706 TOTAL SF

BARBOURS CUT TERMINAL

TRINITY BAY

BAYPORT CONTAINER TERMINAL

146

225

SENS RD

PASADENA FWY



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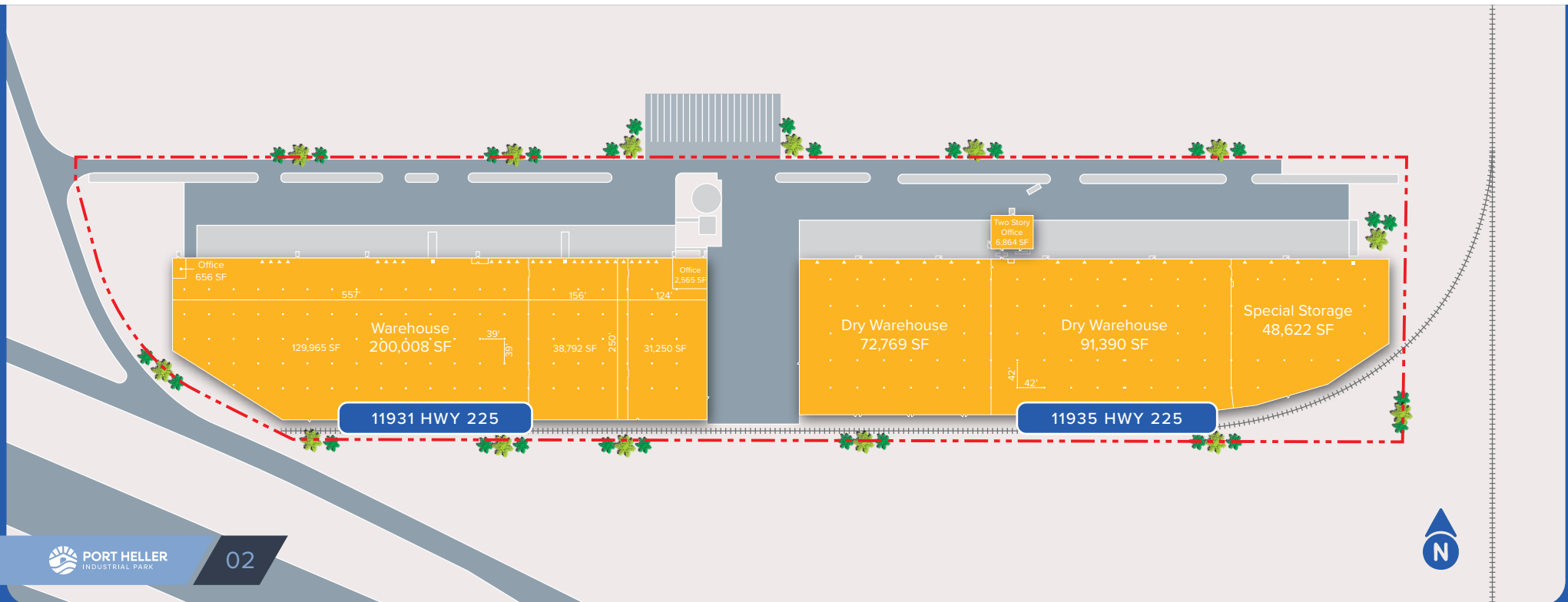


CBRE

PARK OVERVIEW

Largest available space near Barbour's Cut & Bayport Terminals

 ±419,706 Total SF (2 Buildings)	 800 Amps of Power	 3 Drive-In Doors	 H Permit Possible
 43 Dock High Doors	 28' Clear Height	 Sprinklered Fire Protection	 Up to ±2 AC Outside Storage



11935 HWY 225 | LA PORTE, TX

Total Building SF	±219,698
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Construction	Tiltwall
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Total Office SF	±6,864
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Loading Type	Front Load
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Clear Height	±28'
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Sprinklered	Yes
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Power	800 amps
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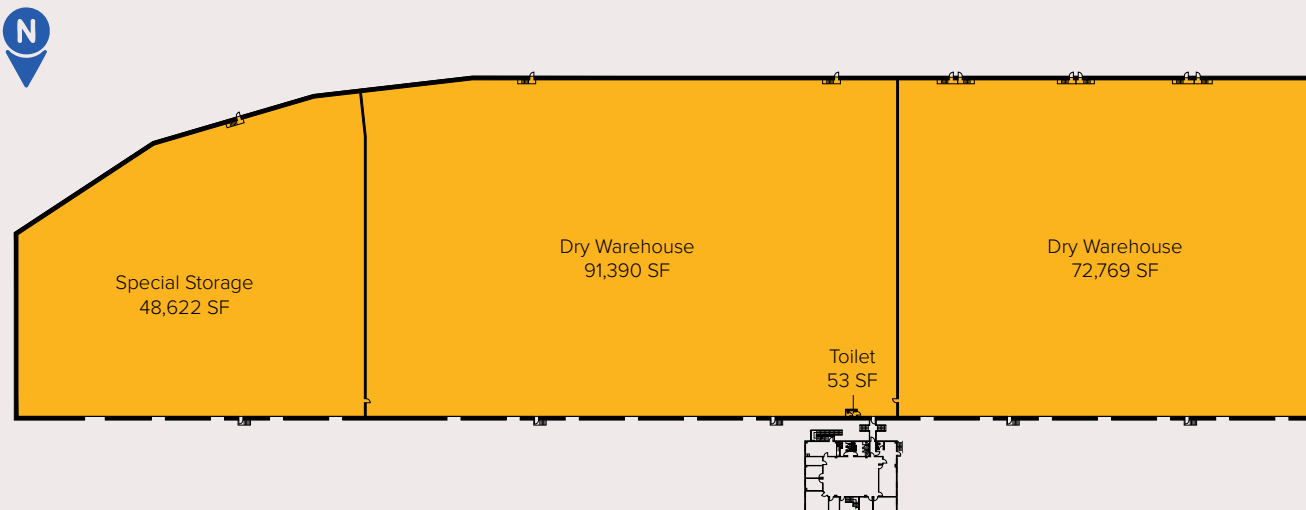
Dock High Doors	17
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Ramps	1
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Building Depth	±250'
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Truck Apron	±116' to ±146'
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Outside Storage	Up to ±2 Acres
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11931 HWY 225 | LA PORTE, TX

Total Building SF	±200,008
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Construction	Tiltwall
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Total Office SF	±3,259
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Loading Type	Front Load
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Clear Height	±28'
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Sprinklered	Yes
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Power	800 amps
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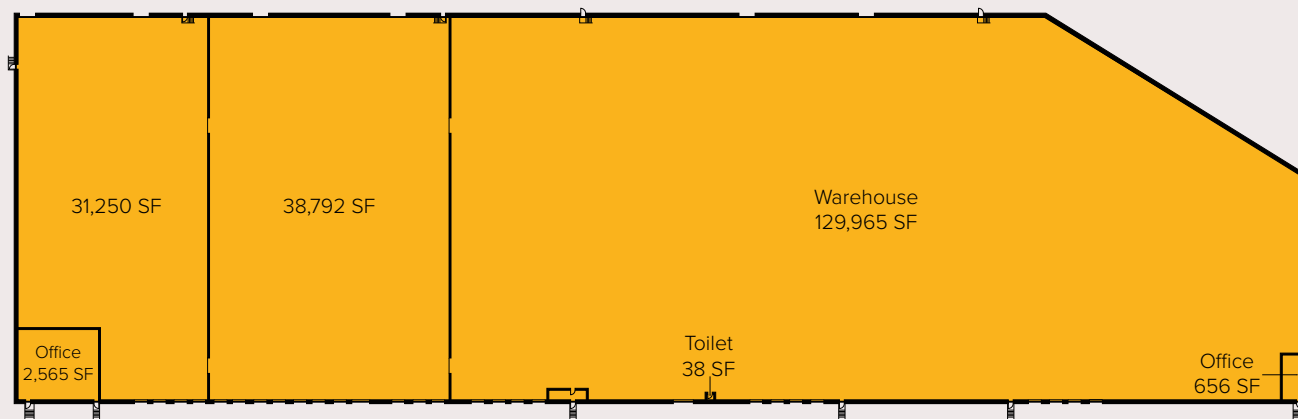
Dock High Doors	26
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Ramps	2
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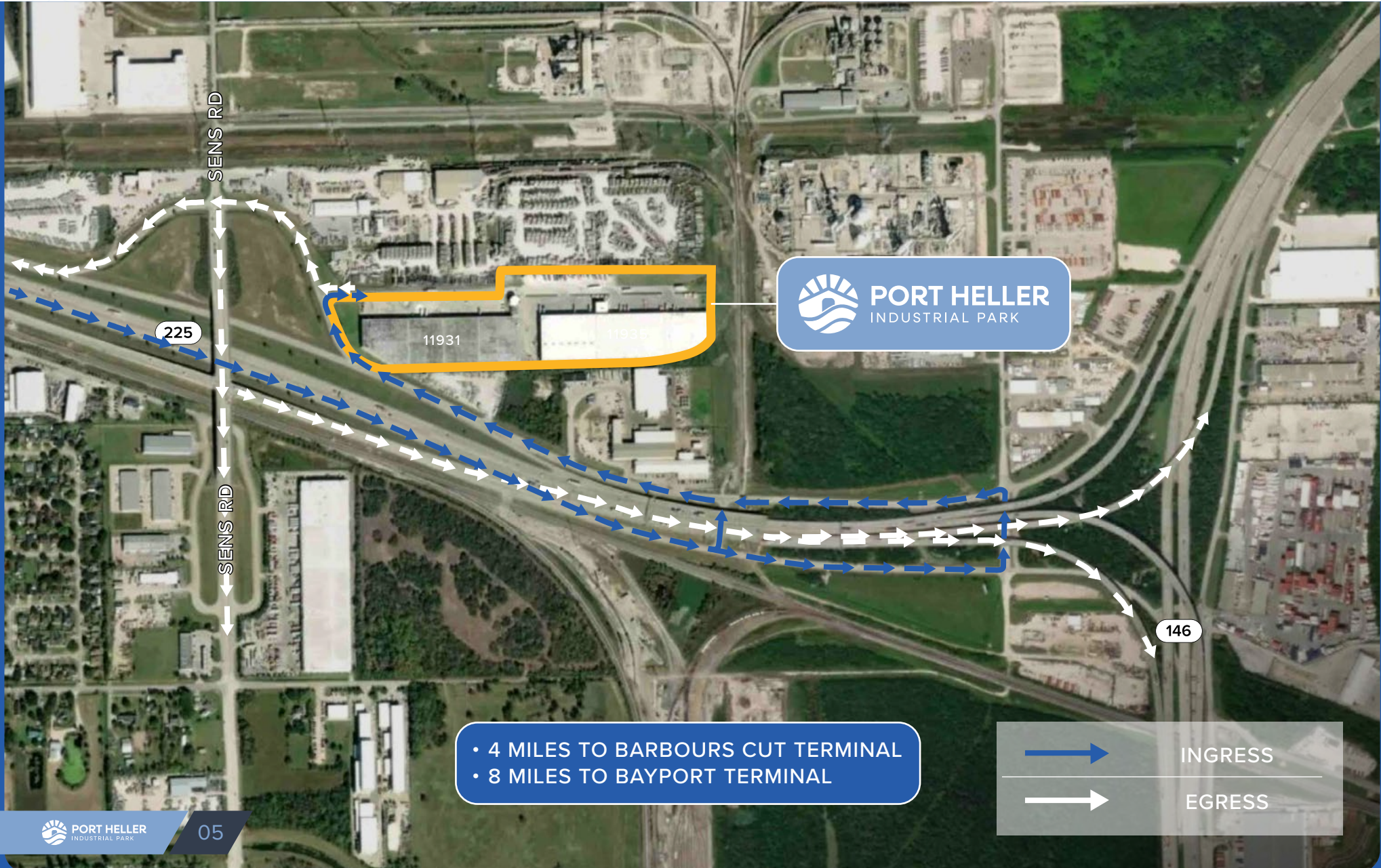
Building Depth	±250'
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Truck Apron	±116' to ±146'
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Outside Storage	Up to ±2 Acres
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INGRESS/EGRESS



SURROUNDING BUSINESSES





PORT HELLER INDUSTRIAL PARK

11931 & 11935 HIGHWAY 225
AT SENS ROAD EXIT
LA PORTE, TEXAS



FOR LEASE ±200,008 UP TO 419,706 TOTAL SF

CONTACTS

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