

For Lease

**Weiser Business Park
Bldg. 6
14281 Fallbrook Drive
Cypress, TX 77429**



**WEISER
BUSINESS PARK**

±354,272 SF available

Available Q4 2025

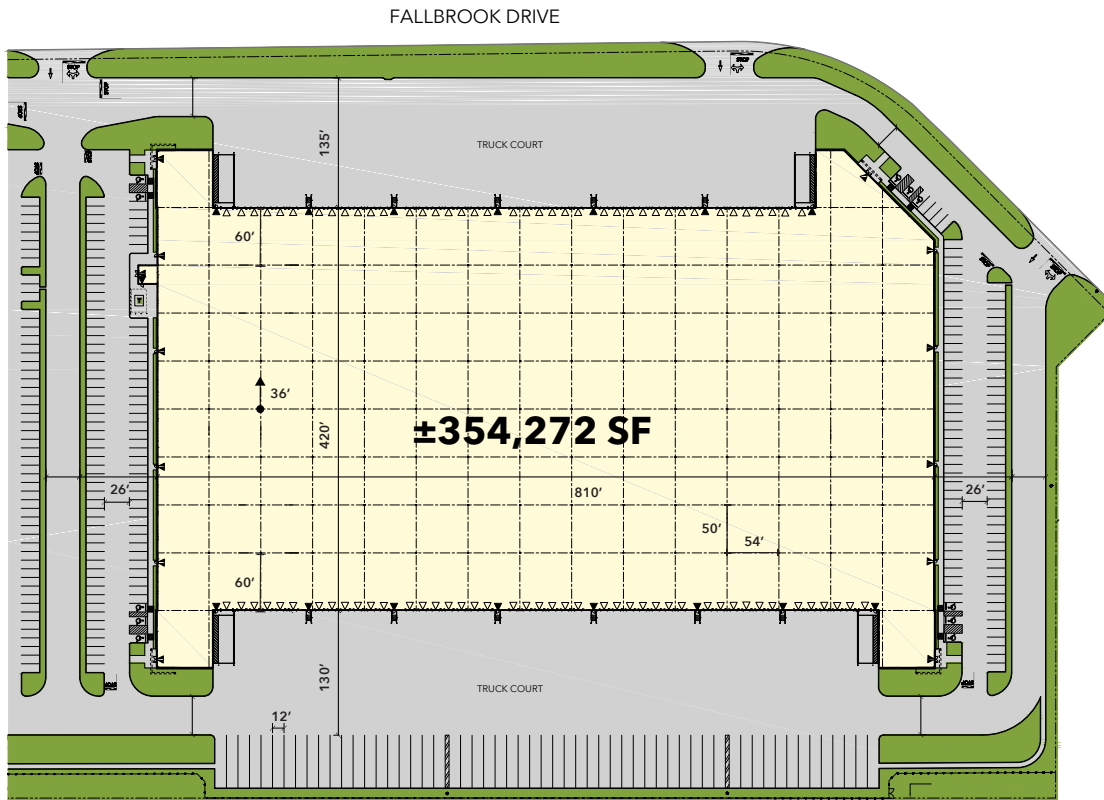


WEISER BUSINESS PARK is a 130-acre master-planned industrial park located in the heart of Houston's northwest industrial submarket. With unparalleled access via Highway 290 on the west side of the park and Huffmeister Road on the east side of the park, Weiser Business Park is uniquely positioned as an optimal logistics location for tenants.





WEISER
BUSINESS PARK



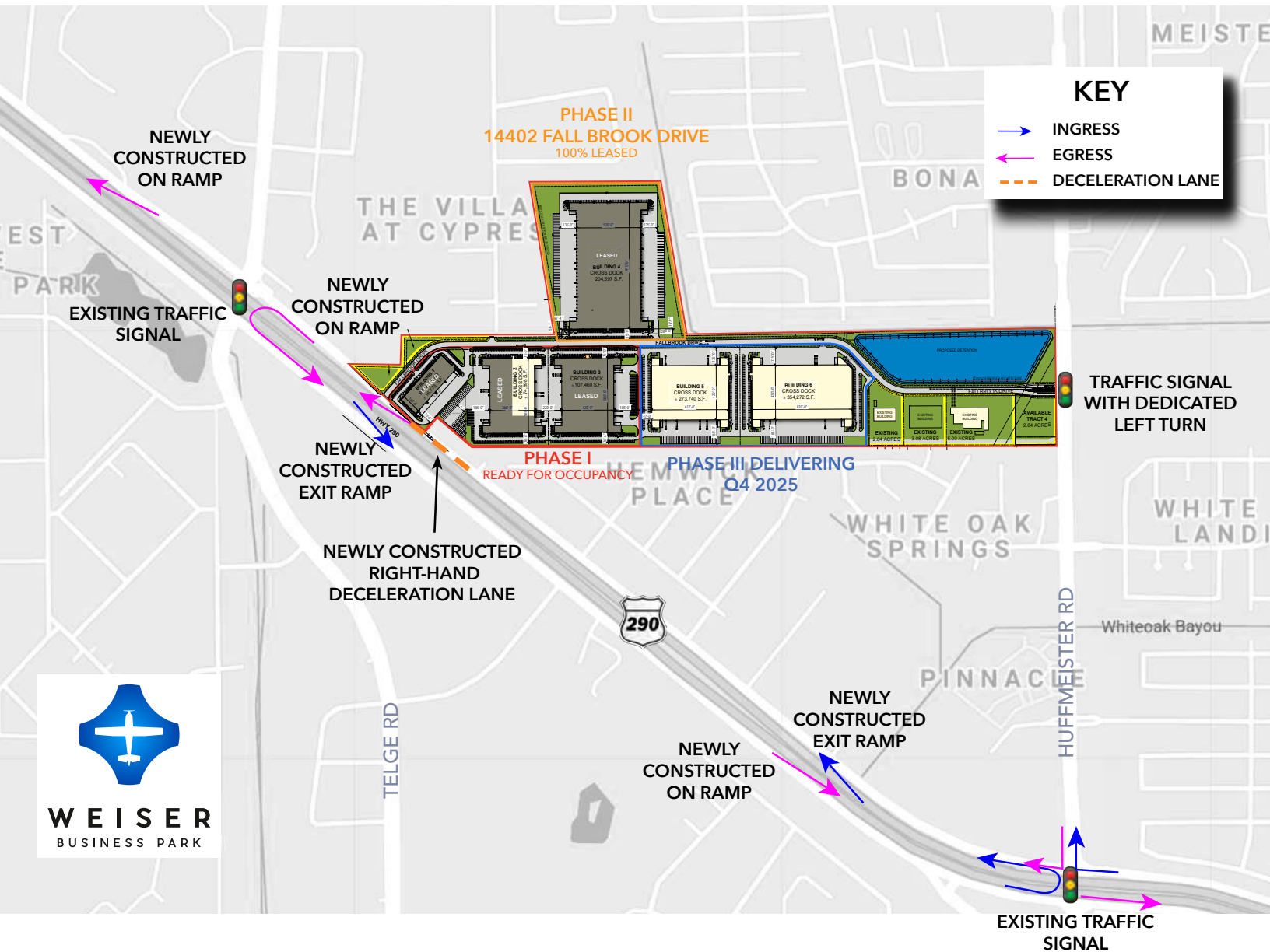
BUILDING 6 HIGHLIGHTS

- ±354,272 SF
- Office BTS
- 36' clear height
- Cross-dock configuration
- 196 vehicle parking spaces (includes 11 HC)
- 57 trailer stalls
- 3 phase 480 volt power
- Ability to fence and secure the entire site
- 420' building depth
- 50 x 54' Column spacing with 60' loading bays
- 80 dock doors (9' X 10'). 4 doors with ramp (12' X 14')
- 24 pit levelers
- LED warehouse lights
- ESFR Sprinklers
- TPO 60 mil membrane roof system
- Constructed to LEED standards
- Freeport Tax Exemptions available



CLARION PARTNERS

Weiser Business Park, Building 6



For more information on this opportunity visit weiserbp.com or please contact:

Robert McGee, SIOR | Principal
rmcgee@lee-associates.com
C 713.410.9931

Taylor Schmidt, SIOR, CCIM | Principal
tschmidt@lee-associates.com
C 832.496.6518



CLARION PARTNERS

www.clarionpartners.com

Trammell Crow Company



LEE & ASSOCIATES

