



For Lease



NEW CLASS A CROSS DOCK DISTRIBUTION BUILDING | NOW COMPLETE

193,440 SF For Lease

6740 Signat Drive | Houston, TX



For more information, contact:

NICK PETERSON, SIOR

President
+1 281 536 9972
npeterson@nairl.com

JOHN FERRUZZO, SIOR

Houston Market Leader
+1 713 501 7999
john.ferruzzo@kbcadvisors.com

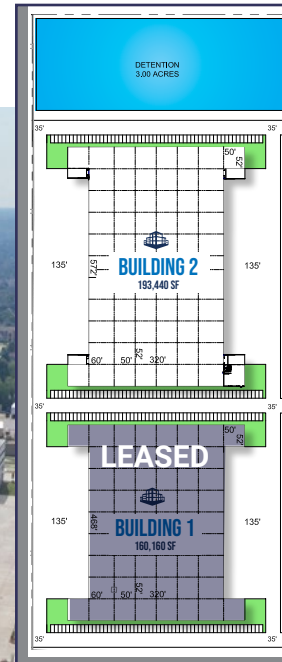


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Property Overview

CLASS-A INDUSTRIAL BUILDINGS WITHIN SUBMARKET

Park 529 offers a strategic location in the epicenter of the thriving northwest submarket. Building 1 totaling 160,160 SF, was recently leased before construction completion & Building 2 is now available.

PROPERTY HIGHLIGHTS

- Cross-Dock
- Flexible Building Design to Accomodate Different Tenant Sizes
- Construction Completion January 2024
- Spec Office



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PROPERTY FEATURES

Total Building Size	193,440 SF
Office	±2,600 SF
Clear Height	32'
Bay Spacing	50' x 52' & 60' Speed Bays
Car Parking	Ample
Docks	58
Drive-In Doors	4
Truck Court	135'

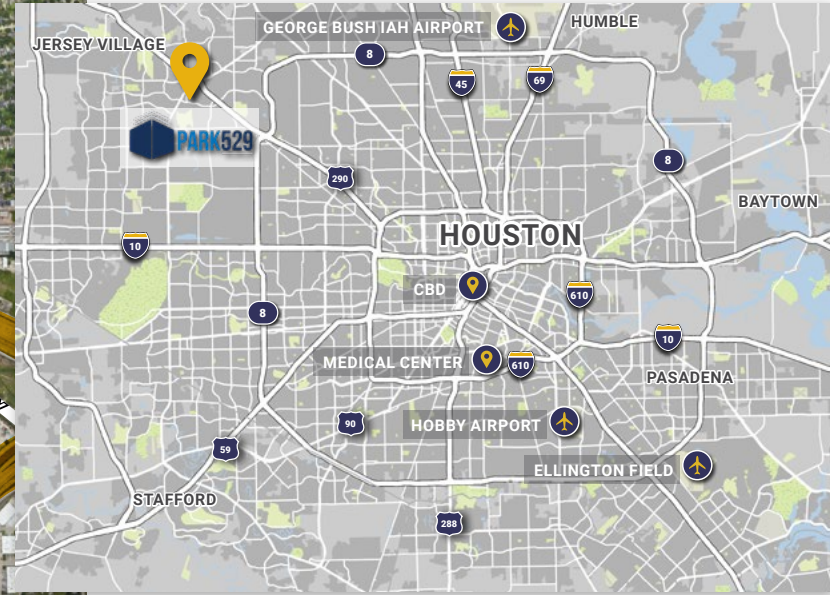
PROPERTY HIGHLIGHTS

- Tiltwall Construction
- ESFR Sprinkler System
- 2,000 AMP 480/277 Volt, 3-phase service
- Low Tax Rate
- Divisible

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6740 Signat Drive | Houston, TX




2 miles
to Highway 290


3 miles
to Beltway 8


7 miles
to Energy Corridor


20 miles
to Downtown


25 miles
to IAH Bush Airport


25 miles
to Medical Center


28 miles
to Port of Houston


30 miles
to Hobby Airport