

Houston Point 290

Highway 6 N & Hwy 290
Houston, TX 77095



Houston Point 290

Up to ±303,930 SF Available - Pre-Finish TI: Spec Office & LED



[VIDEO TOUR HERE](#)



Richard Quarles, SIOR
+1 713 888 4019
richard.quarles@jll.com

Joseph Berwick
+1 713 425 5842
joseph.berwick@jll.com

David Holland
+1 713 888 4095
david.holland@jll.com

Eliza Klein
+1 713 425 1816
eliza.klein@jll.com

CREATION RE

LGE | DESIGNBUILD

 **PGIM** REAL ESTATE

SITE PLAN

BUILDING A - 9320 Highway 6 N

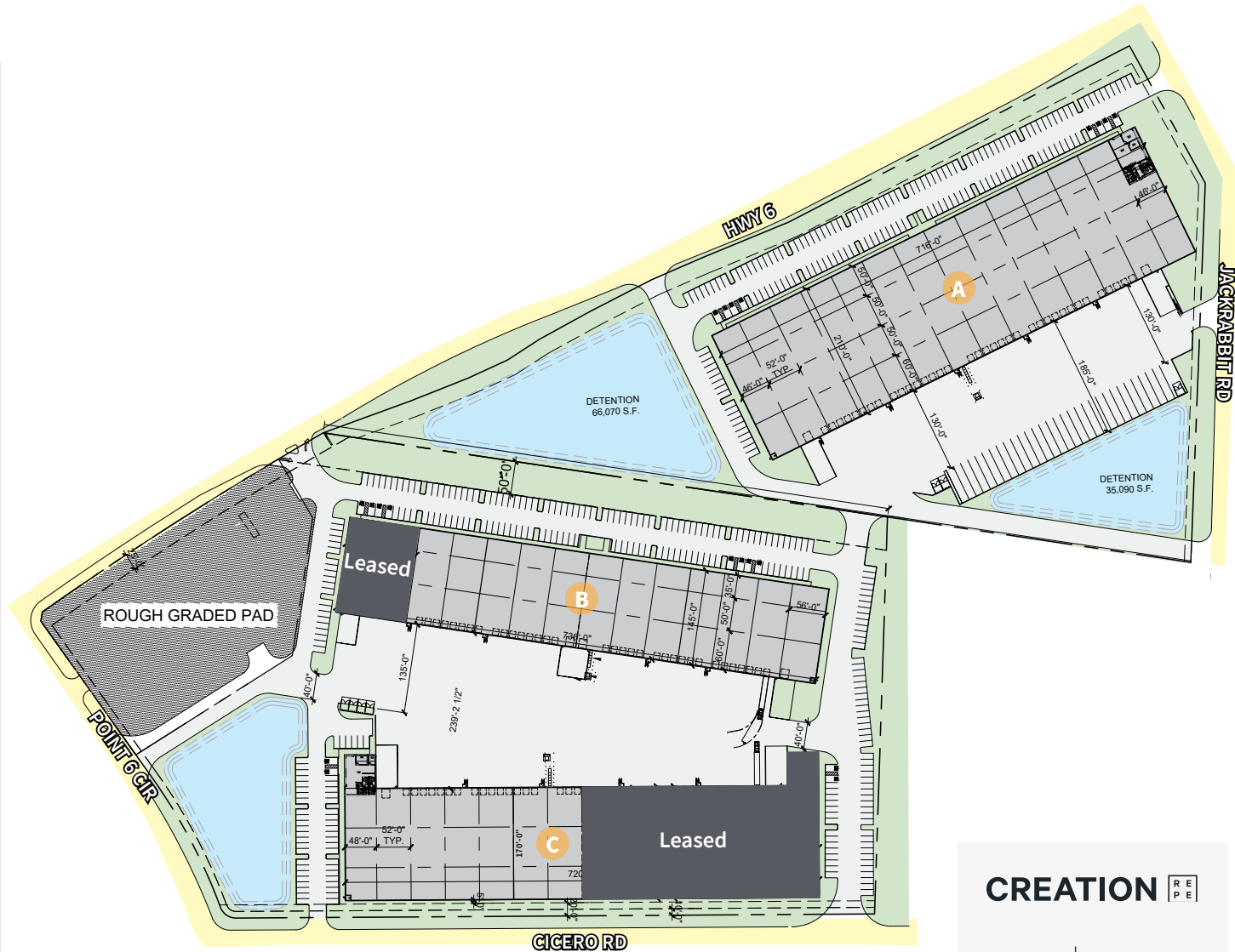
Total SF:	±149,918 SF
Office SF:	±2,375 SF
Configuration:	Rear Load
Building Depths:	210'
Clear Height:	32'
Typical Bay:	52' x 50' w/ 60' speed bay
Sprinklers:	ESFR
Dock Doors:	31 (9' x 10')
Ramp:	4 (14' x 16')
Parking Spaces:	166 Spaces
Truck Court:	185'
Trailer Parking:	30 Trailer Spots

BUILDING B - 9310 Highway 6 N

Available SF:	±90,527 SF
Office SF:	BTS
Configuration:	Rear Load
Building Depths:	145'
Clear Height:	32'
Typical Bay:	52' x 50' w/ 60' speed bay
Sprinklers:	ESFR
Dock Doors:	37 (9' x 10')
Ramp:	3 (14' x 16')
Parking Spaces:	175 Spaces
Truck Court:	185' Shared w/ Building C

BUILDING C - 9302 Highway 6 N

Available SF:	±63,485 SF
Office SF:	±2,650 SF
Configuration:	Front Load
Building Depths:	170'
Clear Height:	32'
Typical Bay:	52' x 60' w/ speed bay
Sprinklers:	ESFR
Dock Doors:	18 (9' x 10')
Ramp:	1 (14' x 16')
Parking Spaces:	50 Spaces
Truck Court:	

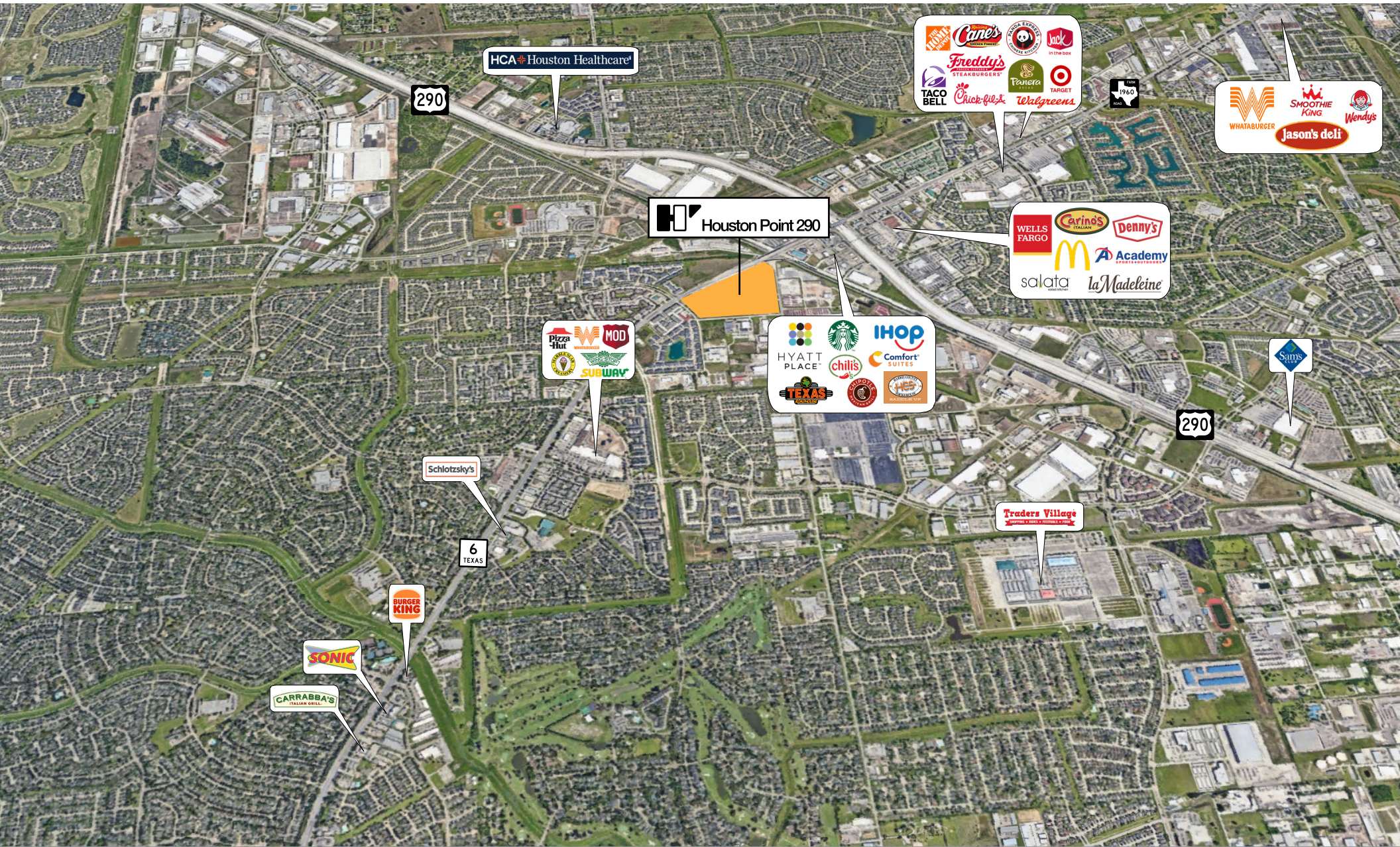


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AMENITIES NEAR HOUSTON POINT 290



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STRATEGIC ACCESS

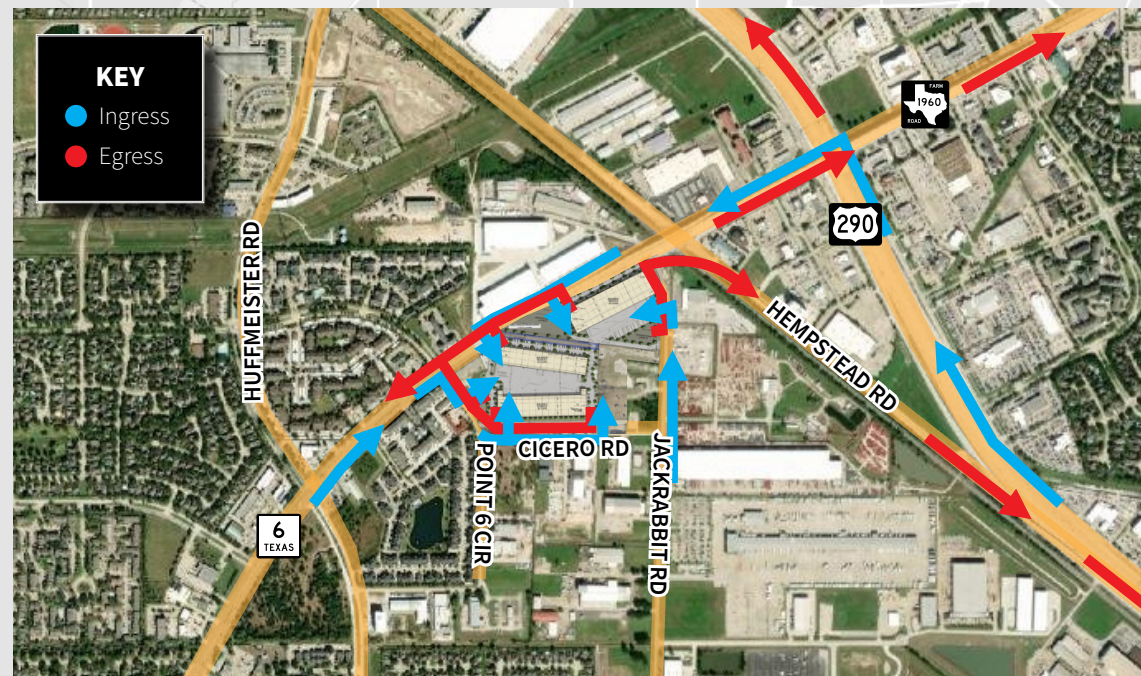
Prime Northwest Houston Location with state of the art building design.

VIA MAJOR HIGHWAYS

LOCATION	APPROX. MILEAGE
HWY 6	Immediate Access
HWY 290	<1 mile
Beltway 8	5 miles
I-10	10 miles
HWY 99	12 miles
IAH Airport	27 miles
Austin	142 miles
San Antonio	198 miles
Dallas	244 miles

PROJECT LOCATION ATTRIBUTES

- Prime Northwest Houston location at Highway 6 & Highway 290, providing strategic distribution and operational connectivity.
- Multiple points of ingress/egress offering immediate access to Houston's major Northwest thoroughfares.
- Located immediately off of Hwy 6 / FM 1960 and minutes to Hwy 290.



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