

PINNACLE LOGISTICS PARK

BUILDING 1

Breen Dr | Houston, TX

84,740 SF Available

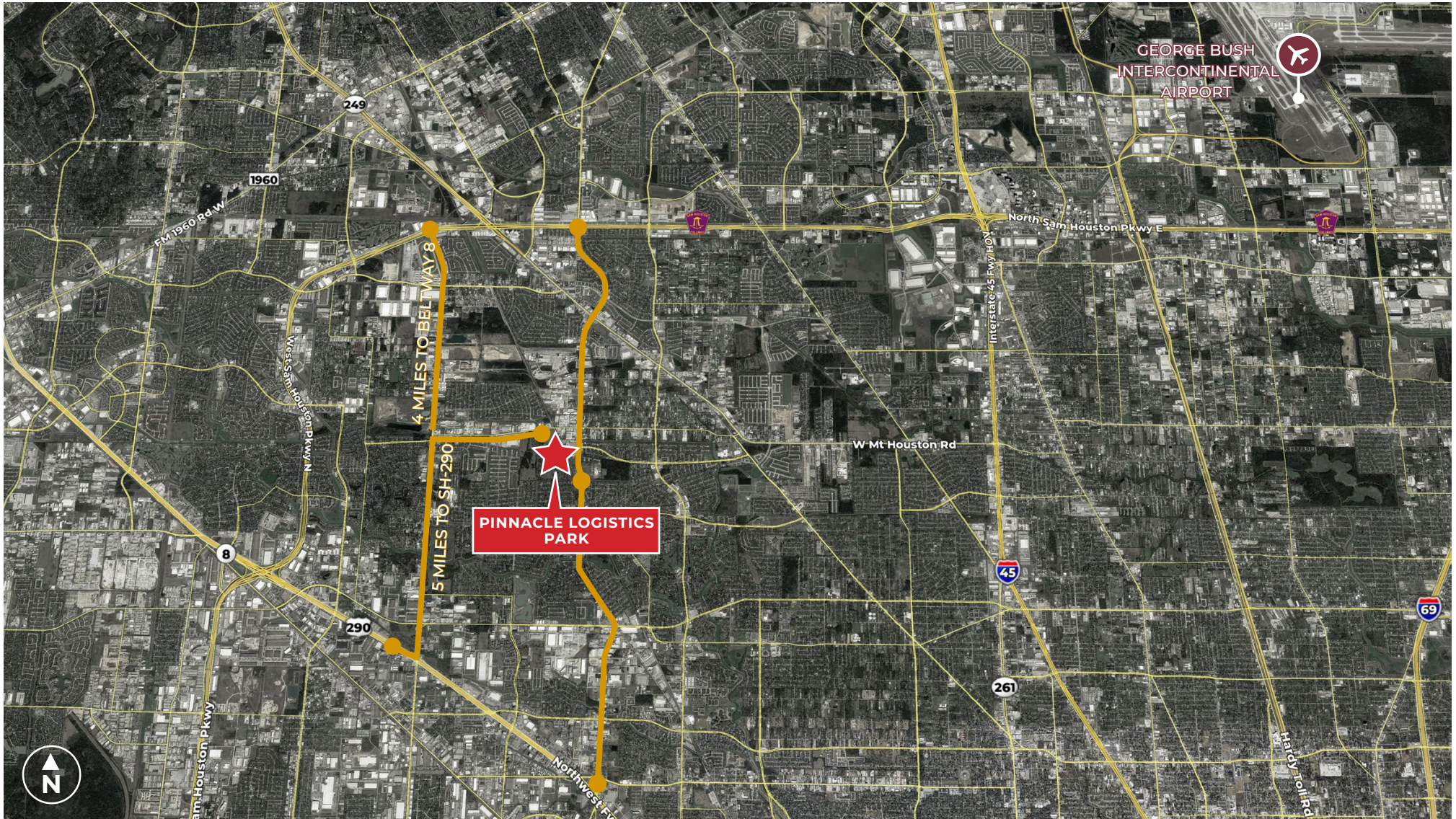
Pinnacle Logistics Park is a Class A logistics park located in the heart of Houston's northwest submarket. This location is in close proximity to a strong labor pool and can accommodate various sized users from 35,000 – 900,000 square feet.



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AREA INFORMATION





DRIVE TIMES


State Highway 290

 5 mi.  8 min.

Beltway 8

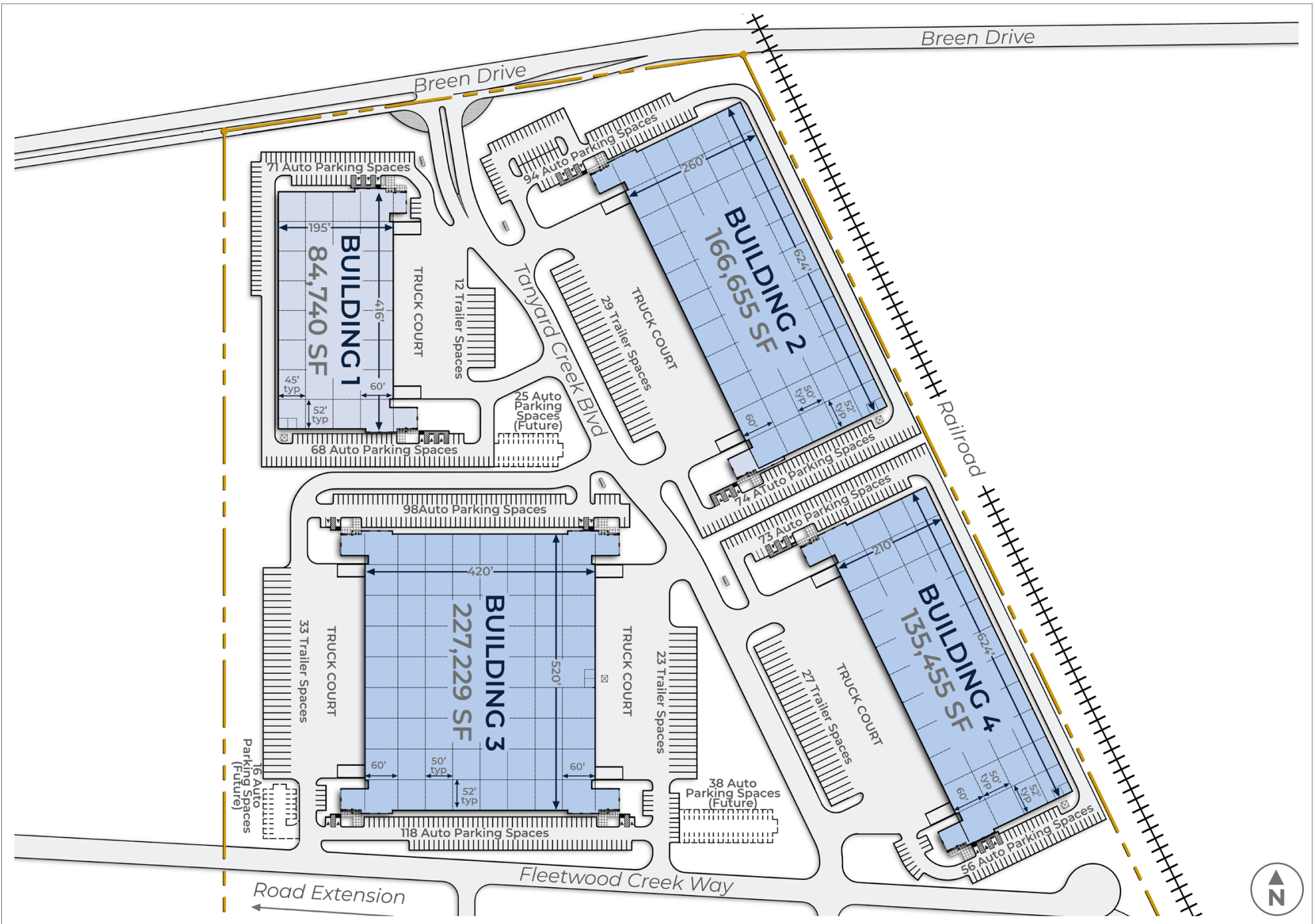
 4.0 mi.  8 min.

George Bush Intercontinental Airport

 16 mi.  26 min.

Houston CBD

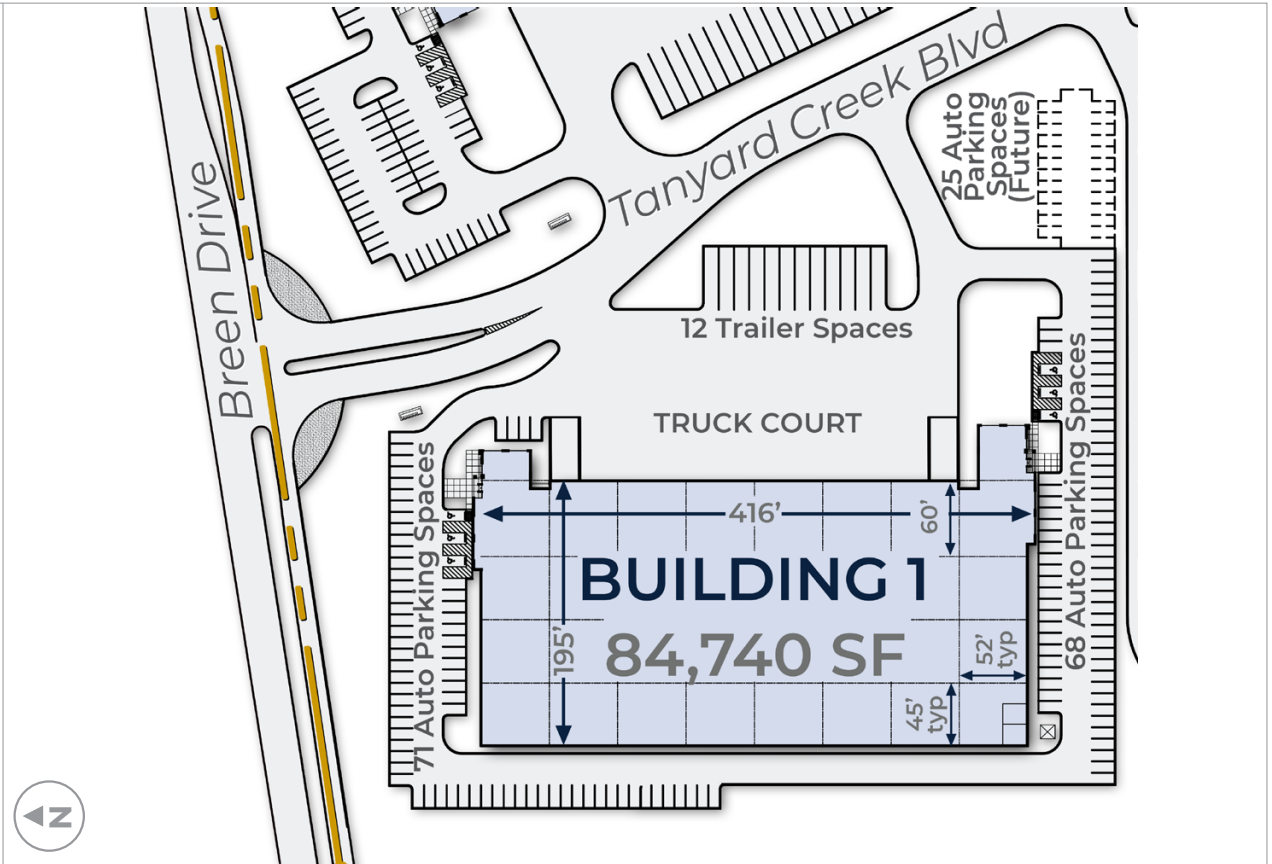
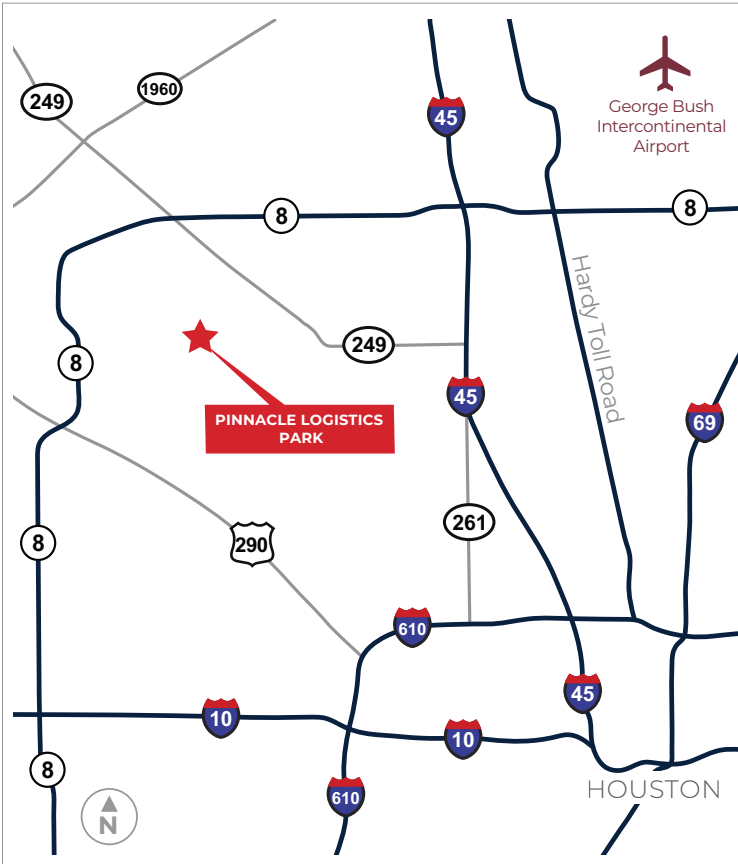
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










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PROPERTY OVERVIEW



-  84,740 SF available
-  52' W x 50' D typical column spacing; 60' D at staging bays
-  X - 9' x 10' truck doors
-  45 Mil TPO roof
-  32' minimum clear height
-  X - 12' x 14' drive-in ramp doors
-  Tilt-wall construction
-  ESFR sprinkler system
-  12 - trailer parking
-  6" thick, fully reinforced floor slab
-  LED exterior lighting
-  139 - auto parking; 25 - future parking available

Development

 HILLWOOD
A PEROT COMPANY*

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