

INDUSTRIAL WAREHOUSE FLEX SPACE



RHODES ROAD BUSINESS PARK

21627 Rhodes Road, Spring, TX 77388

SUITE C/D

4,200 SF

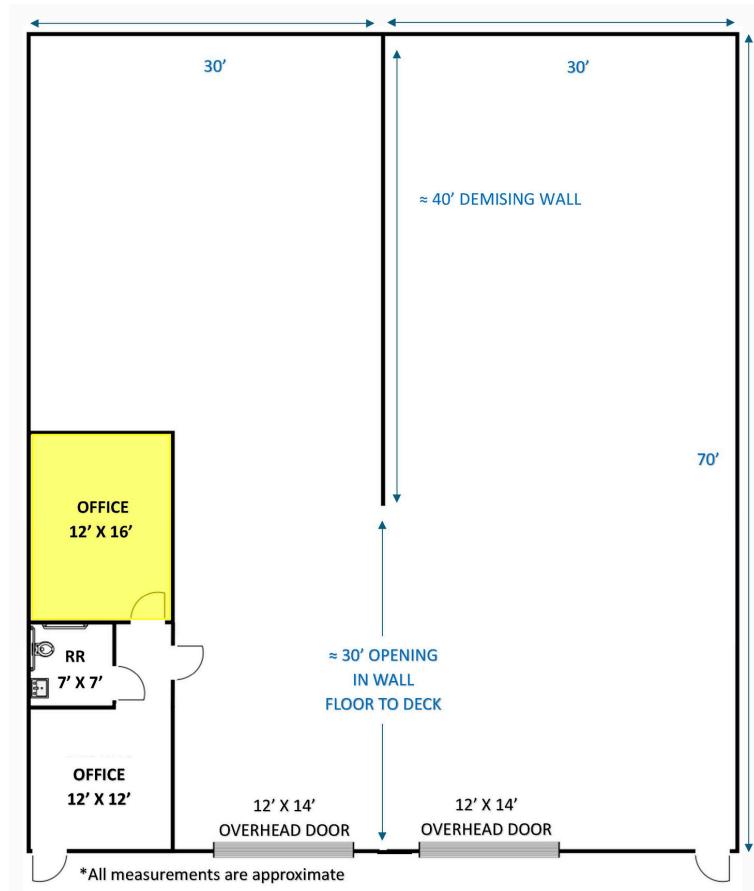
This flexible industrial space features a 60' x 70' layout with a climate-controlled office buildout & warehouse area. The front section offers a 12' x 12' administration office, one ADA-compliant restroom, & a large 12' x 16' back office. The remaining area is open warehouse equipped with two (2) 12' x 14' overhead doors for efficient loading & operations. In the warehouse, a half wall with sheetrock to the deck creates two sections of the warehouse space.

- **Lease Type:** Modified Gross
- **Term:** 36-60 months
- **Available:** Jan.– Feb. 2026
- \$1.35/SF/MO.
- Zero Additional Rents

✓ All-In Lease Cost Summary

- Monthly Total: \$5,670
- Annual Total: \$68,040

In-house build-to-suit options are available to meet your operational needs. Contact us to schedule a consultation—our team provides fast turnaround on all customized floor plans.



Schedule a Tour:
(281) 609-7114

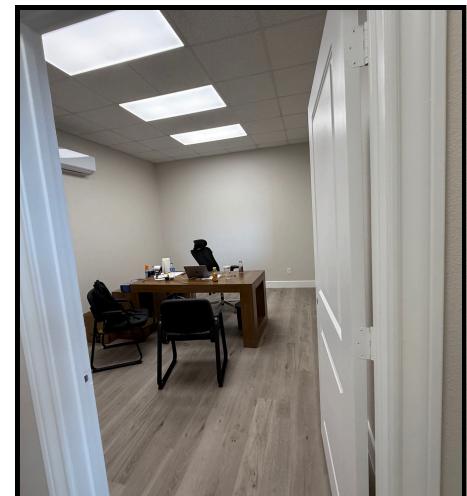
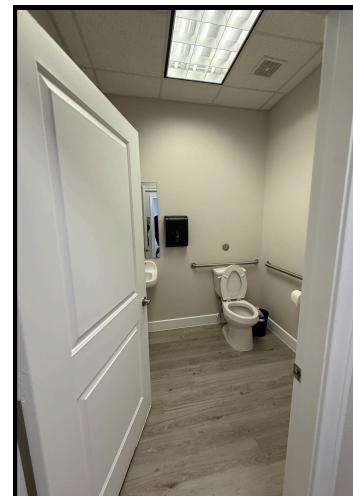
 **Third Generation**
DEVELOPMENT, L P

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