

The Wilkins Building

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1812 Wayside Dr, Houston, TX 77011



Price: \$12.00 /SF/YR

Location and Functionality – This 2-building facility is located at 1812 Wayside Dr. Houston 77011. Close to Port of Houston, Industrial facilities, and major roads leading in and out of Houston.

One building is 5,250 sq/ft mainly setup for Retail, Offices, Showroom, & Climate controlled storage.

The other building is an 8,000 sq/ft warehouse (new roof & paint) with 3 phase power, 14' walls with 16' peak, 3 rollup doors / 2 docks, and open layout. There is also a 5,000 sq/ft vacant lot between the buildings and another 5,000 sq/ft vacant lot next to warehouse (great for parking, storage, laydown, more).

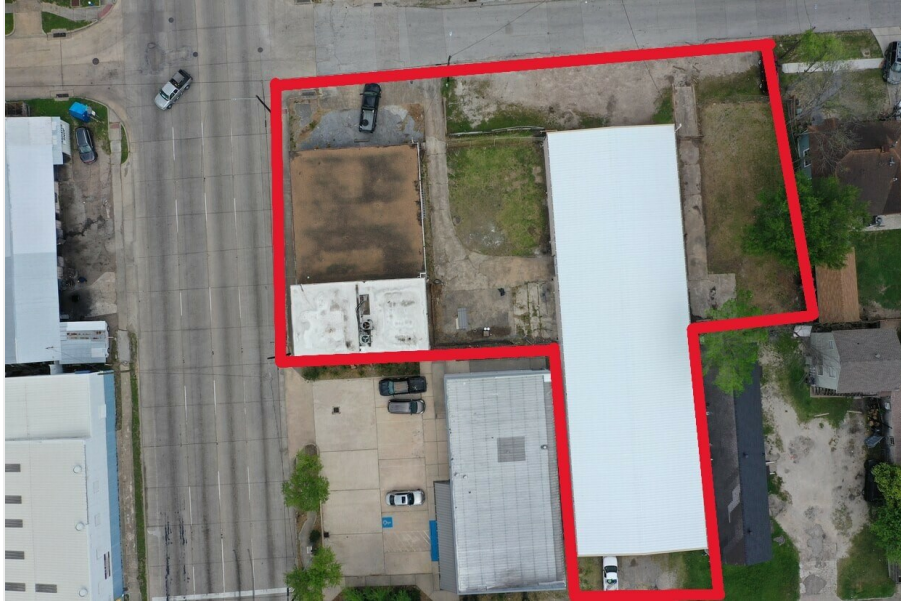
Total under roof sq/ft is 13,250.

Willing to lease both buildings or separate.

Lease terms and tenant improvements are negotiable.

The Wilkins Building

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Heavy daytime traffic
Open plan with masonry walls
Secured fenced yard



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Aerial View (2)

Listing space

1st Floor

Space Available	8,000 SF
Rental Rate	\$12.00 /SF/YR
Date Available	Now
Service Type	Full Service
Office Size	5,300 SF
Space Type	Relet
Space Use	Industrial
Lease Term	2 - 5 Years

8,000 SF total space
Masonry construction
2 dock-high doors + 1 drive-in
Secured fenced yard
Suitable for warehouse, distribution, or light industrial use
Flexible / negotiable lease terms

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Property Photos



Aerial View



Aerial View

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Property Photos



Aerial View of Downtown Houston



Aerial View

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Property Photos



Aerial View



Aerial View of Warehouse and Showroom

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Property Photos



View of Office/Showroom Bldg



Aerial View of both buildings

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Aerial View of Office/Showroom



Warehouse View from Ave R

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View from Ave R



View from Center

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Warehouse From 6808 Ave S



View from 6808 Ave S

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View from Ave R



Warehouse on 6808 Ave S

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Warehouse on 6808 Ave S



Yard between Warehouse & Office Bldg

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3 Phase Power



Electrical Panel

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Warehouse on 6808 Ave S



1812 Wayside

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Front Elevation 1812 Wayside



Front Elevation 1812 Wayside

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Interior Loading Dock 1812 Wayside



Side Elevation 1812 Wayside

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Ave S View of 1812 Wayside



Showroom 1812 Wayside

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Front Counter 1812 Wayside



Showroom 1812 Wayside

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Receiving area 1812 Wayside



Restroom 1812 Wayside

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Showroom 1812 Wayside



File Room 1812 Wayside

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Storage Room 1812 Wayside



Office 1812 Wayside

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Property Photos



Stairway to



Upstairs Office 1812 Wayside

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Upstairs Office (2) 1812 Wayside



Upstairs Office (3) 1812 Wayside

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Property Photos



Other View office (3)



Atrium and Stairs to 2nd floor

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Location

