

# FOR SUBLEASE

Cedar Port Park - Building 1 - ±54,015 SF Available

*4434 Oscar Nelson Jr. Drive | Baytown, TX 77523*



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# BUILDING 1 OVERVIEW

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**Total SF: ±54,015 SF**

**Office SF: ±3,274 SF**

**Front Load**

**32' Clear**

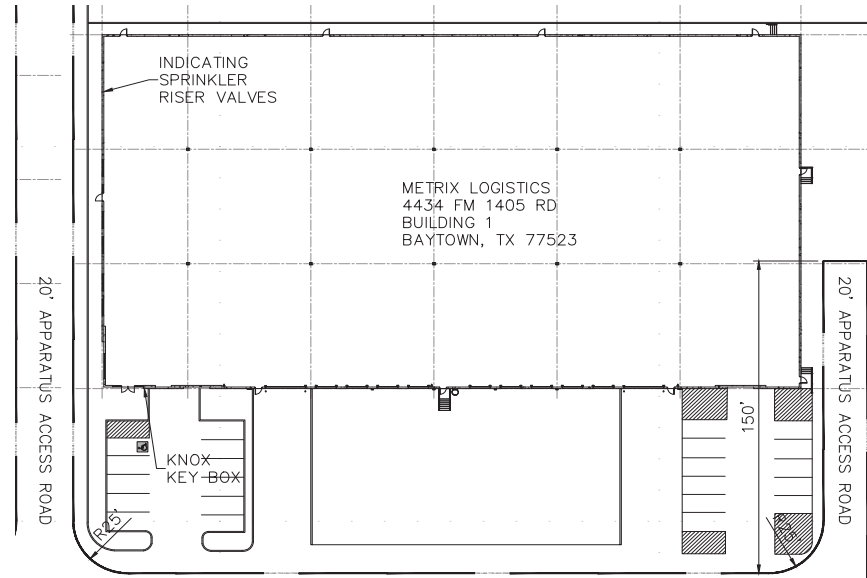
**(9) Dock-high Doors**

**(2) Drive-in Doors**

**200' Shared Truck Court**

**Sublease available through: January 1, 2030**

**Sublease rate: Contact Broker**

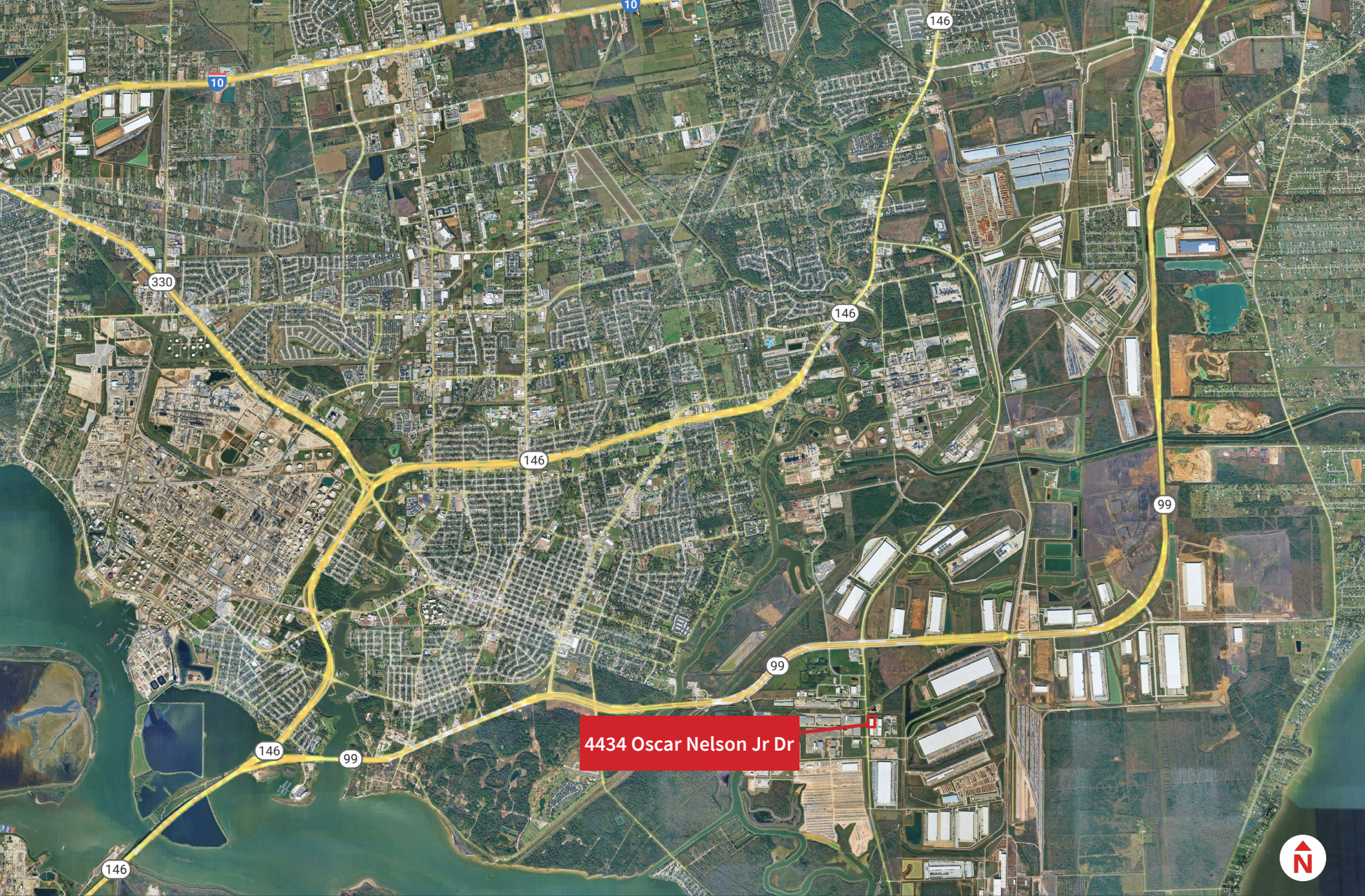


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