

HEAVY FABRICATION FACILITY WITH GALVESTON SHIP CHANNEL FRONTAGE



## // PROPERTY HIGHLIGHTS

- 3 BUILDINGS TOTALING APPROXIMATELY 234,045 SF
- 230,048 SF OF CRANGE-SERVED MANUFACTURING SPACE
- 4,000 SF OFFICE
- DEEP WATER ACCESS VIA GALVESTON SHIP CHANNEL
- 1,053' GALVESTON SHIP
  CHANNEL FRONTAGE
- PAINT & BLAST BOOTH
- HEAVY POWER
- BARGE SLIP
- HEAVY INDUSTRIAL ZONING
- CONTACT BROKER FOR PRICING





OFFICE AND PARKING AREA:

1,500 SF OFFICE, 70 EMPLOYEE PARKING SPACE

LIGHT ASSEMBLY AND TOOL ROOM:

1BAY

(2) 5-TON BRIDGES (1) 1-TON HOIST PER BRIDGE 13' HOOK HEIGHT 2,500 SF OFFICE AND TOOL ROOMS (60' X 318')

**TABRICATION AREA:** 

1BAY

(3) 30-TON BRIDGES

- (1) 25-TON HOIST PER BRIDGE
- (1) 5-TON HOIST PER BRIDGE

(1) 15-TON BRIDGES (1) 10-TON HOIST

- (1) 5-TON HOIST
- 32' HOOK HEIGHT
- 80' SPAN

PACIFIC PRESS BRAKE EDGE BURNING TABLE (2) OGDEN SEAM WELDER COVERED BARGE SLIP AND HEAVY FABRICATION:

1BAY

(2) 250-TON BRIDGES

• (1) 100-TON HOIST PER BRIDGE

• (1) 25-TON HOIST PER BRIDGE

50' HOOK HEIGHT (110'X690')

80' SPAN

80' X 200' BARGE SLIP 8' DEPTH

5 PAINT AND BLAST BOOTH:

VENTILATED, 42' EAVE HEIGHT (100' X 200')

HEAVY FABRICATION AREA:

2 BAY

(4) 50-TON BRIDGES (2) PER BAY (2) 25-TON HOISTS PER BRIDGE 13' HOOK HEIGHT 50' HOOK HEIGHT (176' X 385') 85' SPAN PER BAY

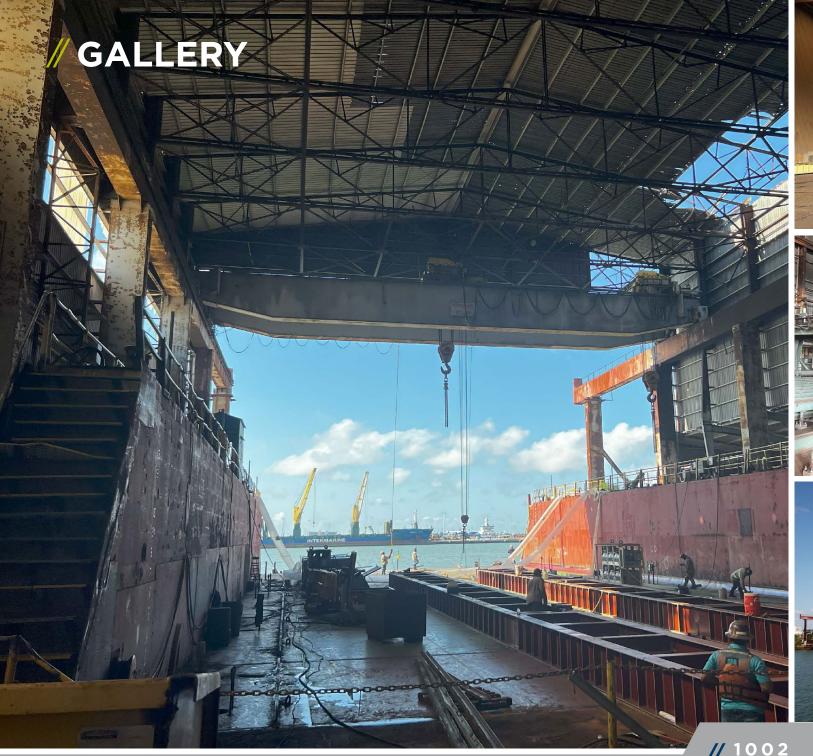
7 YARD:

RAIL TROLLEY SYSTEM, ELECTRICITY, GAS AND WATER DISTRIBUTED THROUGHOUT BARGE LAUNCH SYSTEM, SELLER TO RETAIN GANTRY CRANES, (3) 30-TON GANTRY CRANES

// 1002 TEXAS CLIPPER RD. | GALVESTON, TX 77554

J. David Munson +1 713 913 5473 david.munson@cushwake.com Garret Thomas +1 713 260 0244 garrett.thomas@cushwake.co













## FOR MORE INFORMATION, PLEASE CONTACT:

J. DAVID MUNSON +1 713 913 5473 david.munson@cushwake.com **GARRET THOMAS** +1 713 260 0244 garrett.thomas@cushwake.com

©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.