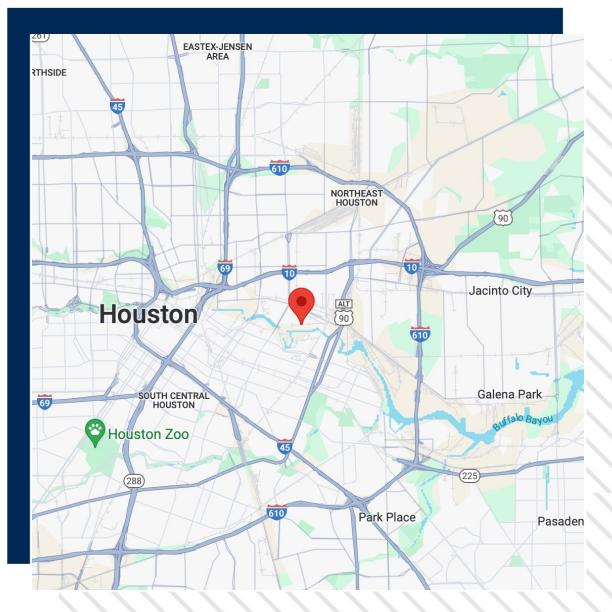


# FOR SALE / LEASE

**PrinGroup**  
COMMERCIAL



## 104 Japhet St., Houston, TX 77020



### Property Details

- 44,900sf Office/Warehouse
- +/- 3.11ac of land
- +/-1,000sf Office area
- **Fully Sprinklered Warehouse**
- (1) Dock well, (2) grade level doors
- Fully insulated warehouse
- 3PH/240V/400 Amps
- 22' Clear Height
- Easy access to I10, HWY 59, Loop 610
- Contact Broker for pricing

**Steven O'Connor**

(713) 300-4081

steven@pringroup.com

**Marc Lawson**

(713) 300-1450

marc@pringroup.com

The information contained herein is obtained from sources believed to be reliable. However, PrinGroup Commercial makes no guarantee, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions and is subject to prior sale, lease or withdrawal without notice.

# FOR SALE / LEASE



PrinGroup  
COMMERCIAL

## 104 Japhet St., Houston, TX 77020



- 44,900sf Office/Warehouse on 3.11ac of land.

**Steven O'Connor**

(713) 300-4081  
steven@pringroup.com

**Marc Lawson**

(713) 300-1450  
marc@pringroup.com

The information contained herein is obtained from sources believed to be reliable. However, PrinGroup Commercial makes no guarantee, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions and is subject to prior sale, lease or withdrawal without notice.

# FOR SALE / LEASE



PrinGroup  
COMMERCIAL

## 104 Japhet St., Houston, TX 77020



- 44,900sf Office/Warehouse on 3.11ac of land.

**Steven O'Connor**

(713) 300-4081

steven@pringroup.com

**Marc Lawson**

(713) 300-1450

marc@pringroup.com

The information contained herein is obtained from sources believed to be reliable. However, PrinGroup Commercial makes no guarantee, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions and is subject to prior sale, lease or withdrawal without notice.