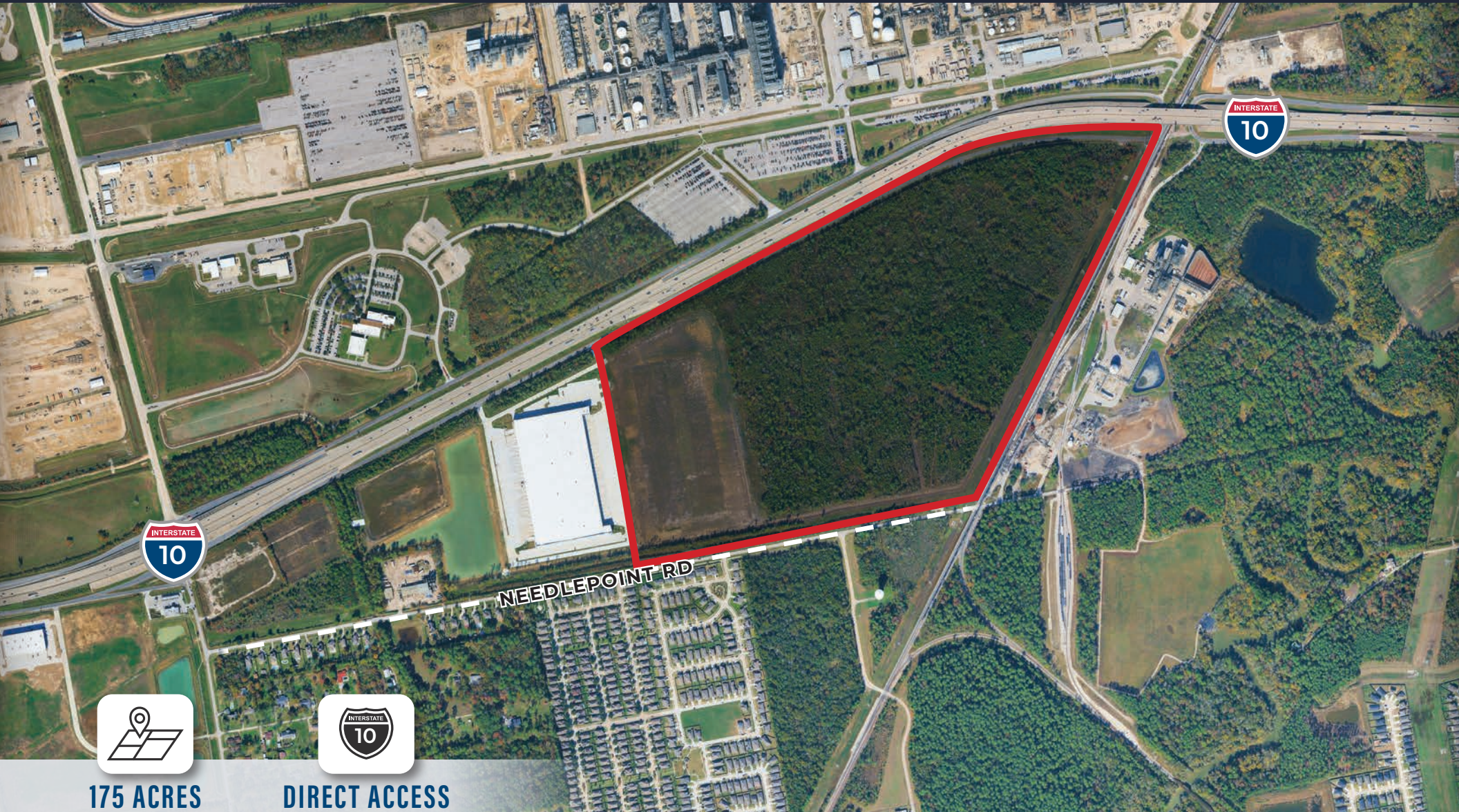


BAYTOWN 10

COMMERCE CENTER

 TRANSWESTERN

175 ACRES AVAILABLE



175 ACRES

For Sale, Build to Suit,
or Design Build



DIRECT ACCESS

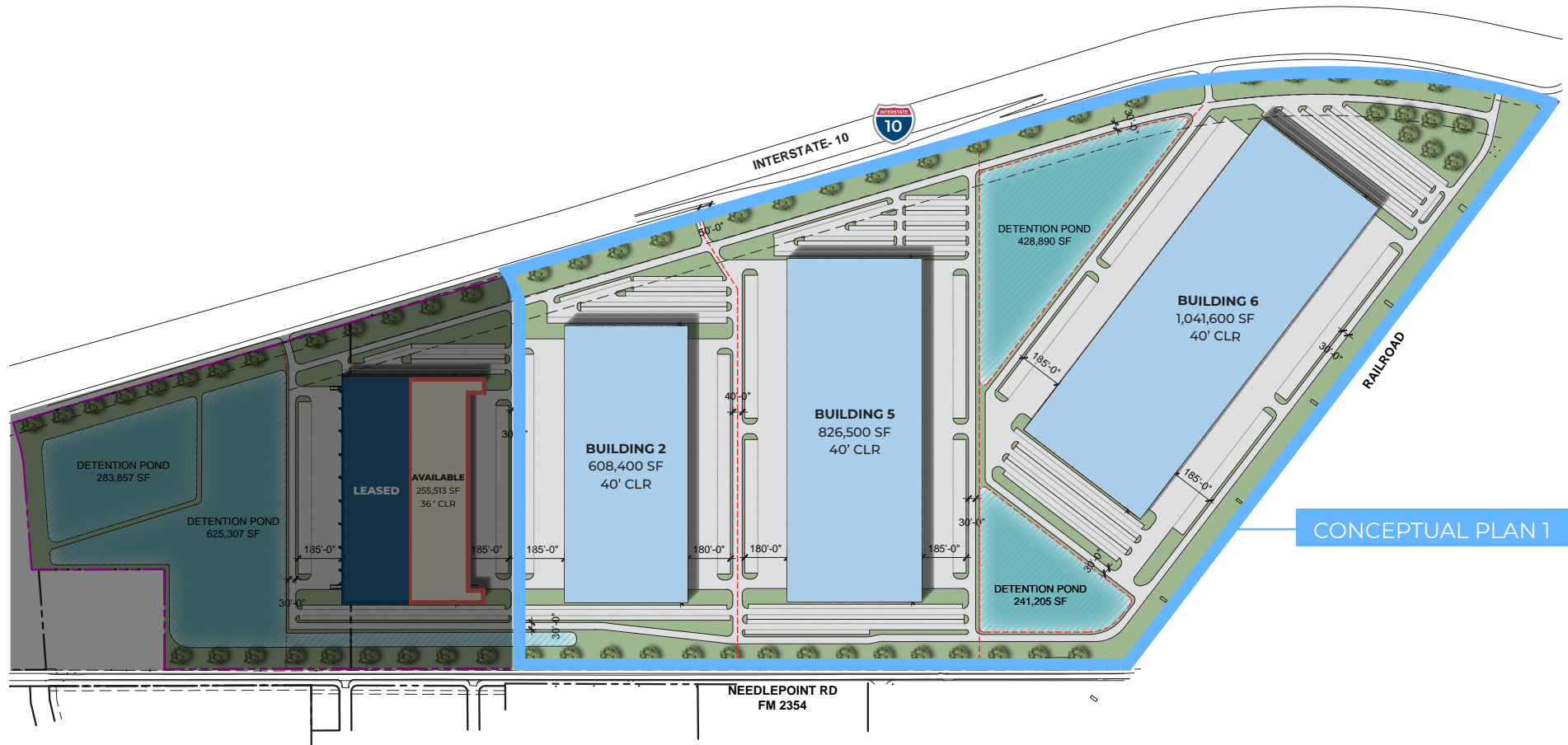
To Interstate-10 with
Proximity to
Port of Houston
Container Terminals

A Project of:

ARCHWAY
PROPERTIES

CONCEPTUAL PLAN 1

BAYTOWN 10 COMMERCE CENTER



CONCEPTUAL PLAN 1

LEASED

AVAILABLE

PROPOSED

BUILDING 1
248,262 SF

BUILDING 1
255,513 SF

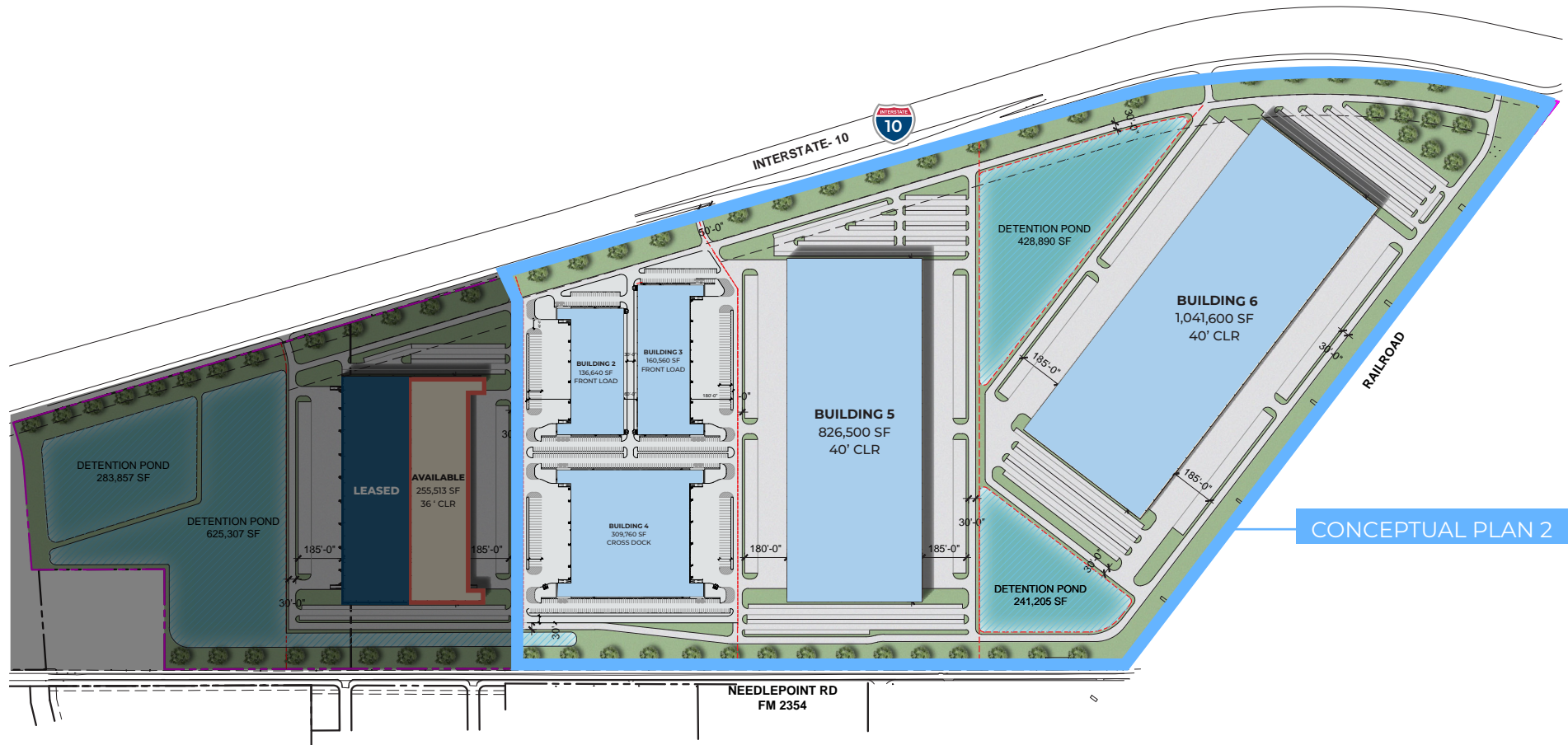
BUILDING 2
608,400 SF

BUILDING 3
826,500 SF

BUILDING 4
1,041,600 SF

CONCEPTUAL PLAN 2

BAYTOWN 10 COMMERCE CENTER



CONCEPTUAL PLAN 2

LEASED

AVAILABLE

PROPOSED

BUILDING 1
248,262 SF

BUILDING 1
255,513 SF

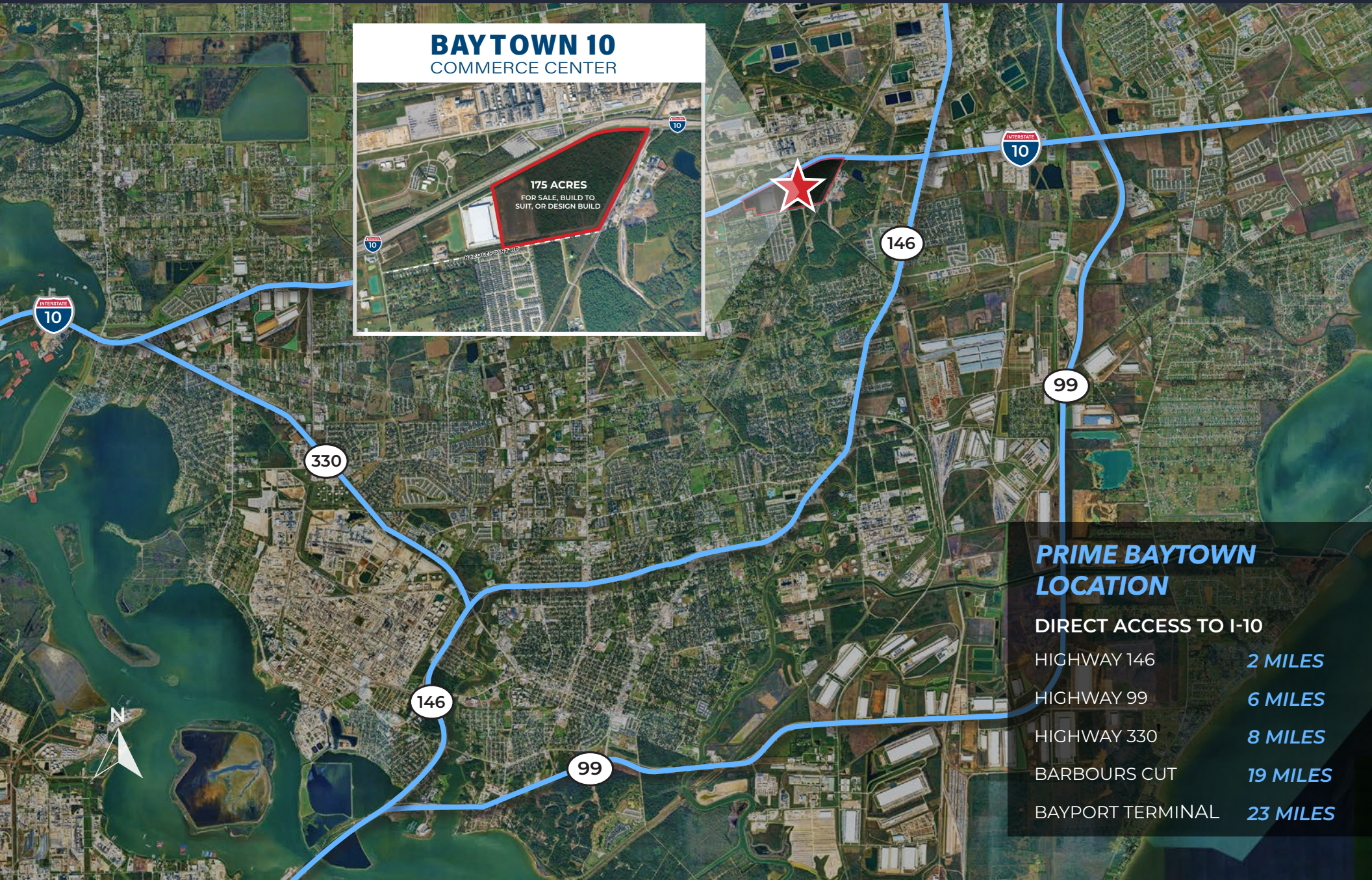
BUILDING 2
136,640 SF

BUILDING 3
160,560 SF

BUILDING 4
309,760 SF

BUILDING 5
826,500 SF

BUILDING 6
1,041,600 SF



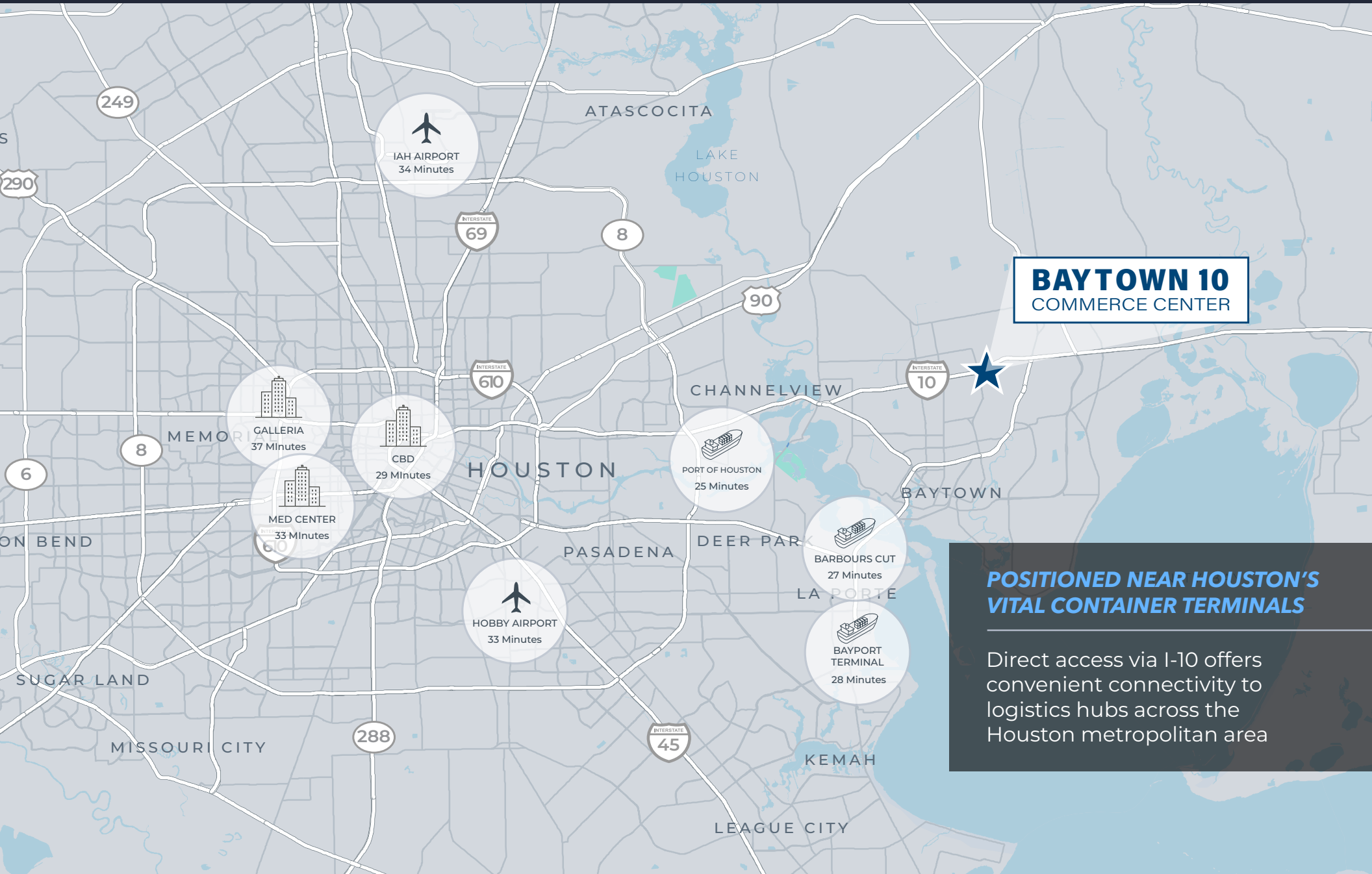
BAYTOWN 10
COMMERCE CENTER

175 ACRES
FOR SALE, BUILD TO
SUIT, OR DESIGN BUILD

**PRIME BAYTOWN
LOCATION**

DIRECT ACCESS TO I-10

HIGHWAY 146	2 MILES
HIGHWAY 99	6 MILES
HIGHWAY 330	8 MILES
BARBOURS CUT	19 MILES
BAYPORT TERMINAL	23 MILES



BAYTOWN 10
COMMERCE CENTER

**POSITIONED NEAR HOUSTON'S
VITAL CONTAINER TERMINALS**

Direct access via I-10 offers convenient connectivity to logistics hubs across the Houston metropolitan area



Texas is the leading destination for corporate relocations & expansion projects.



THE TEXAS TRIANGLE

Baytown 10 Commerce Center offers a prime location for serving the large population base of the Texas Triangle, the economic engine of Texas defined by the cities of Houston, Dallas-Fort Worth, Austin, and San Antonio, and the interstate highways that connect them. The Texas Triangle has approximately 21 million residents that live within the region, making up more than two-thirds of the state's total population.

Texas Economic Development & Tourism | Office of Governor Greg Abbott | gov.texas.gov/business

TEXAS BY THE NUMBERS



#1 Export state for 92 different countries



Texas led the nation in high tech exports for the 12th year in a row in 2024

26 Commercial Airports

22 Interstate Highways

58 Freight Railroad

19 Sea Ports

34 Foreign Trade Zones

52 Fortune 500 Companies



DISTRIBUTION REACH



1 - DAY DRIVE

11 HOURS
53,009,009M PEOPLE



2 - DAY DRIVE

22 HOURS
224,145,229M PEOPLE



BAYTOWN 10

COMMERCE CENTER

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A Project of:



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