

GAUGE
INTERWOOD
LOGISTICS

3955 INTERWOOD PKWY S
HOUSTON, TX 77032

FOR SALE OR LEASE +/-95,886 SF

ROBERT MCGEE, SIOR

713 410 9931

robert.mcgee@colliers.com

TAYLOR SCHMIDT, CCIM, SIOR

832 496 6518

taylor.schmidt@colliers.com

AUSTIN BARTULA

713 818 6173

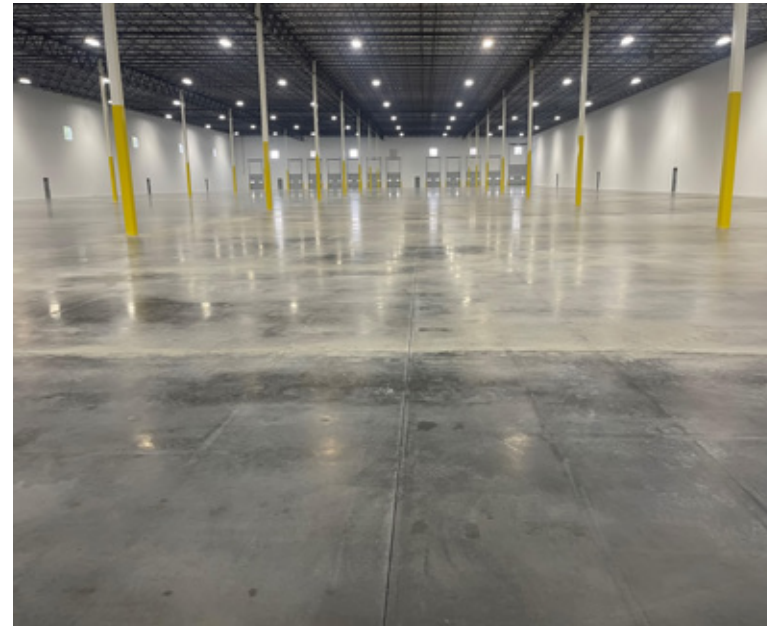
austin.bartula@colliers.com

Colliers

Property Overview

+/- 95,886 SF REAR LOAD FACILITY ON 6.94 ACRES

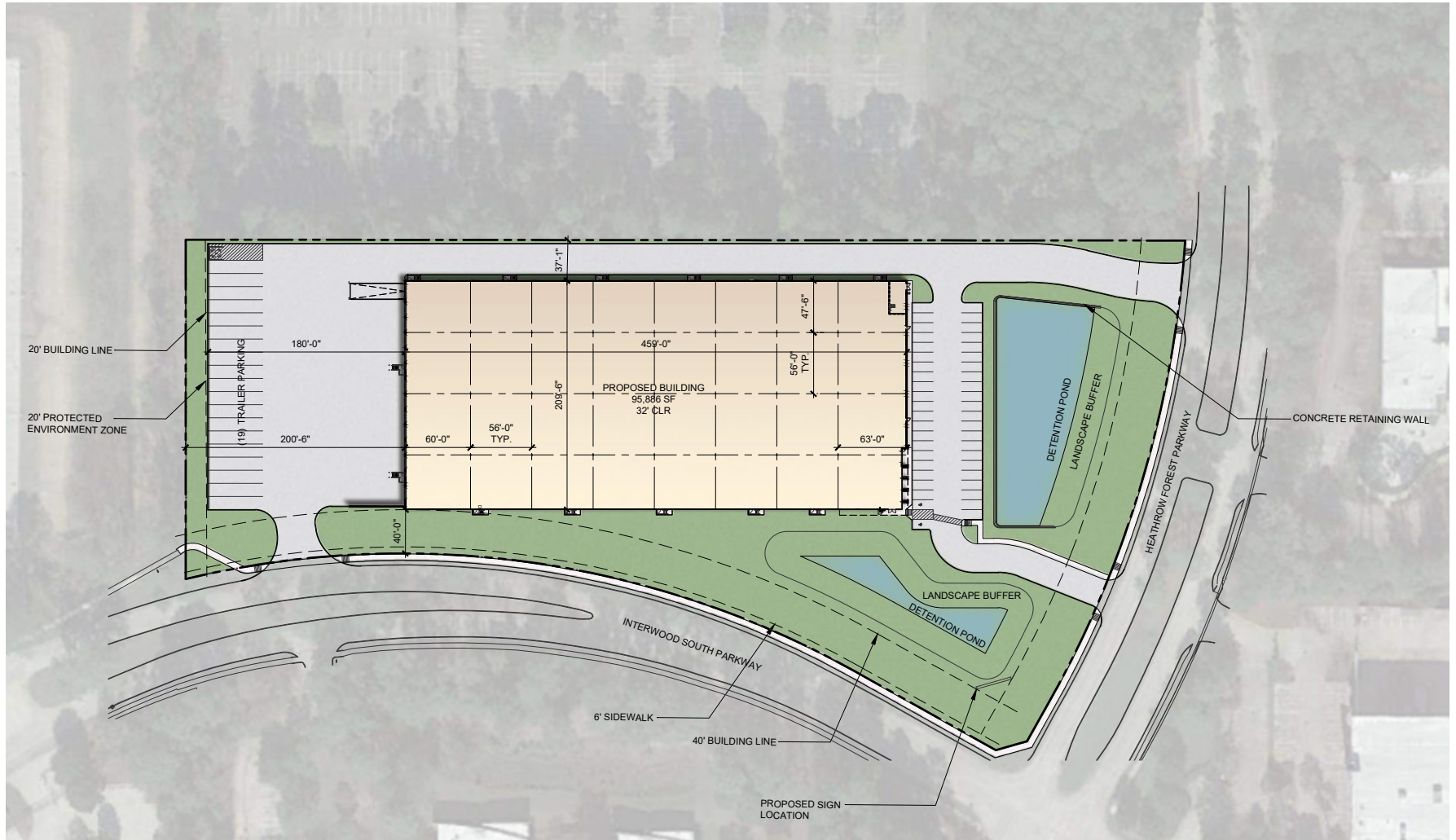
- + 2,546 SF spec office
- + 32' clear height
- + 180' truck court
- + 19 trailer parking positions
- + ESFR sprinkler system
- + 56' x 56' typical column spacing with 60' staging bay
- + 11 (9' x 10') dock-high doors
- + 1 (12' x 14') door with concrete ramp
- + 5' clerestory windows
- + Auto parking spaces: 44 (0.46/1,000)
- + Ability to fully fence and secure
- + 750 kVA transformer



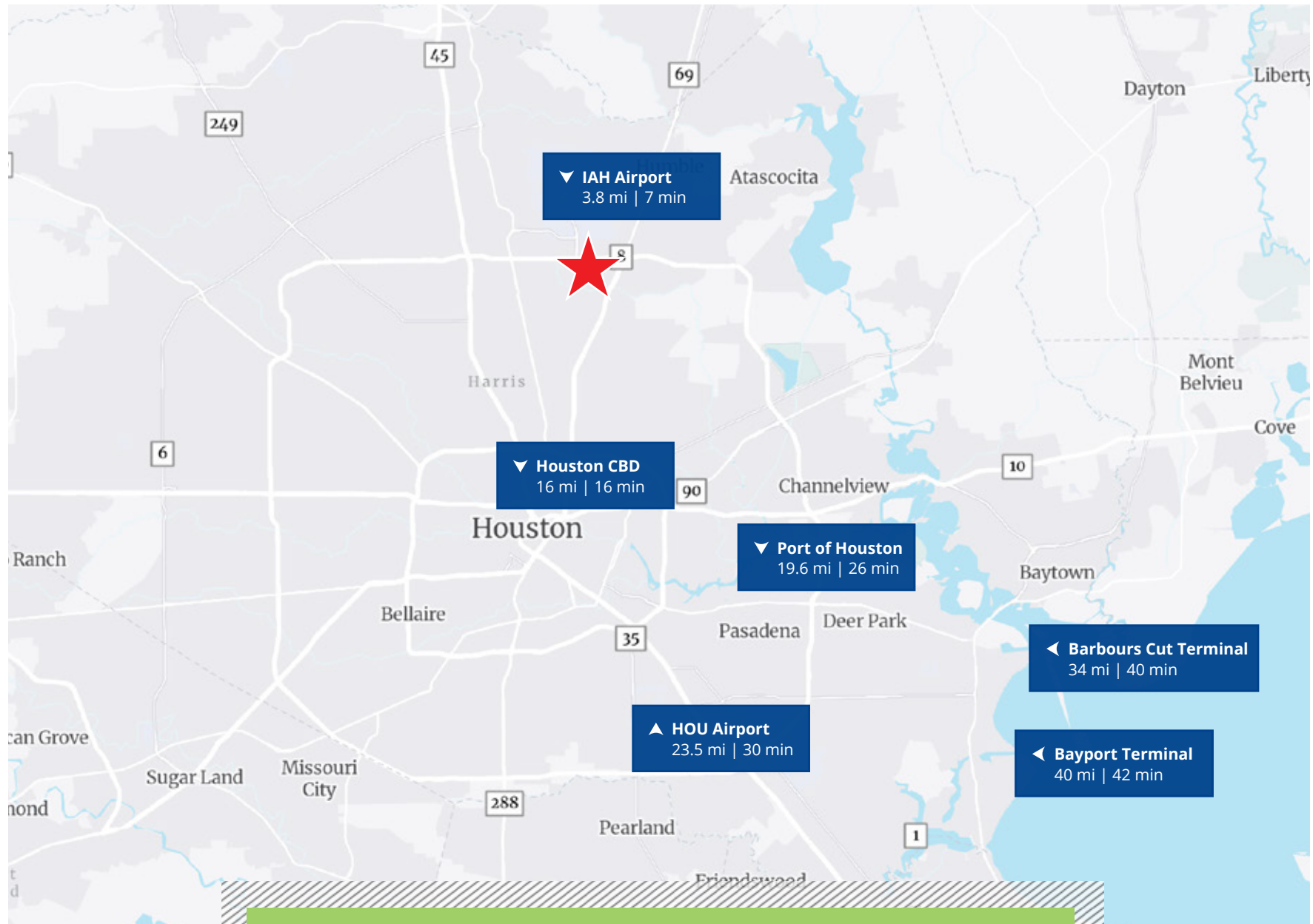
Architectural floor plan of a Spec Office - 2,340 SF. The plan shows a large open office area with a central conference table (8' x 14') and a smaller meeting table (6' x 8'). There are several workstations with desks and chairs. The plan includes dimensions: 43' - 8 5/8" for the main office area, 58' - 0 1/4" for the conference area, and 59' - 1 7/8" for the meeting area. The total area is 2,340 SF.

Site Plan

4



Location Map & Drive Times



LOCATED IN AN OPPORTUNITY ZONE

Ingress & Egress Map



GAUGE INTERWOOD LOGISTICS

ROBERT MCGEE, SIOR

713 410 9931

robert.mcgee@colliers.com

TAYLOR SCHMIDT, CCIM, SIOR

832 496 6518

taylor.schmidt@colliers.com

AUSTIN BARTULA

713 818 6173

austin.bartula@colliers.com



This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.