

Cooper Business Park

18500 Pearland Sites Rd, Pearland, TX 77584

Presented by
DWRW Holdings, LLC



Price: \$12.00 /SF/YR

Four freestanding metal office/warehouse buildings, with 20' feet clear height located in Brazoria County. Located within minutes of South Sam Houston Parkway East and nestled about 17 miles south of Downtown Houston and 15 miles east of the NASA Johnson Space Center.

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Buildings offer a 20' clear height.

William P Hobby, is located 11.8 miles or 26 minutes away, and George Bush Intcntl/Houston, is located 42.5 miles or 61 minutes away.

Newly constructed office/warehouse property in Brazoria County.

David Osborne

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DWRW Holdings, LLC

Pearland, TX 77588

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Building Photo

Major Tenant Information

Tenant	SF Occupied	Lease Expired
A-Team Auctions	-	
D-BAT Pearland	-	July 2028
MalTechnologies	-	



Drive-In Door Entrance

18500 Pearland Sites Rd, Pearland, TX 77584



Drive-In Door Entrance

Listing spaces

1st Floor Ste A1

Space Available	2,450 SF
Rental Rate	\$12.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Office Size	500 SF
Space Type	Relet
Space Use	Industrial
Lease Term	3 Years



Parking Lot Entrance View

1st Floor Ste A3

Space Available	3,250 SF
Rental Rate	\$12.00 /SF/YR
Date Available	April 21, 2025
Service Type	Triple Net (NNN)
Office Size	500 SF
Space Type	Relet
Space Use	Industrial
Lease Term	3 Years

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Warehouse Space

Listing spaces

Ste B

Space Available	11,675 SF
Rental Rate	\$12.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Space Type	Relet
Space Use	Industrial
Lease Term	Negotiable

Shell space, that can be built-out for warehouse and office space.

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Property Photos



Warehouse Space



Office

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Property Photos



Office



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Property Photos



Office



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Property Photos



Warehouse Space

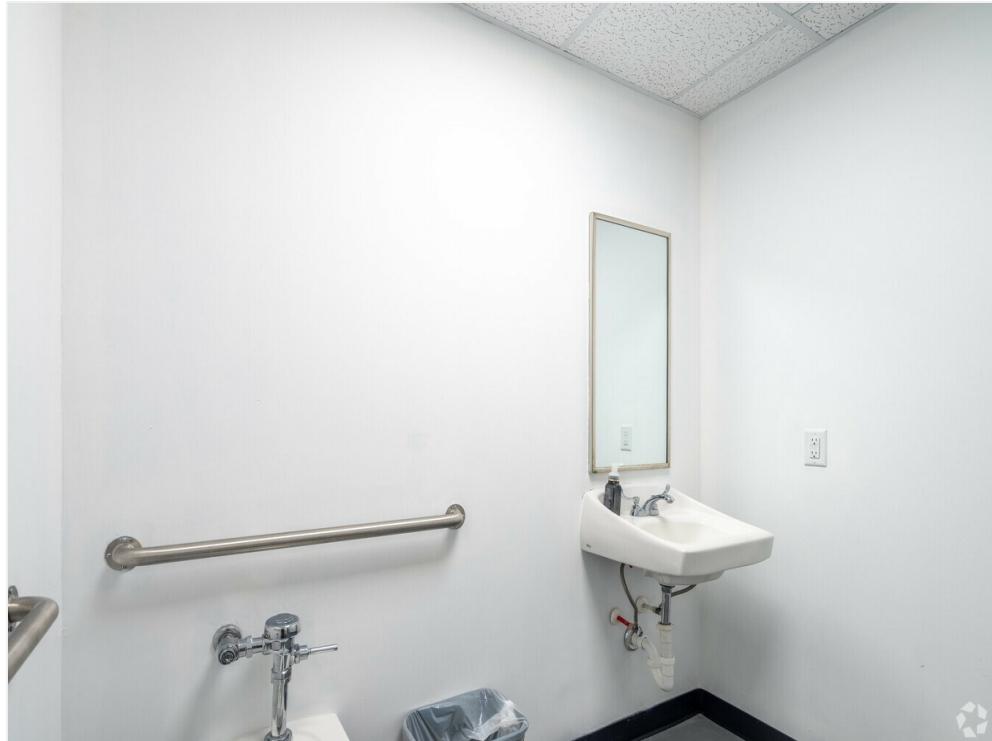


Warehouse Space

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Property Photos



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Warehouse Space

Cooper Business Park

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Property Photos



Warehouse Space



Aerial View

Cooper Business Park

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Property Photos



Aerial View



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Location

