



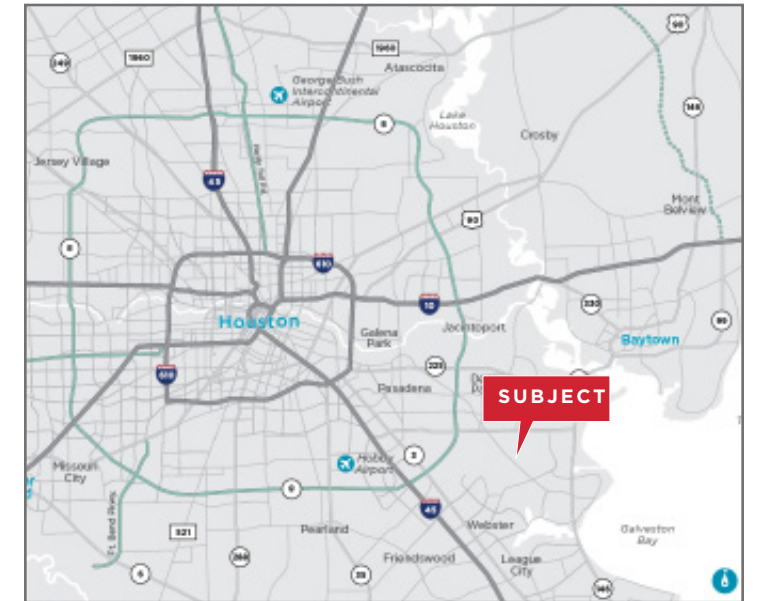
FOR LEASE  
**10101 Bay Area Blvd.**  
 Pasadena, TX



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- **Building totalling ±132,107 sf**
- **12.721 acres of land (additional land available)**
- Heavy power: 3,000 amp
- Rail spur on site for Union Pacific service
- Property located in the Bayport Industrial Complex
- Fabrication warehouse: ±132,107 sf
  - Three 30-ton cranes / 31' to 33'9" hook
  - One 25-ton crane with 5-ton AUX / 33'9" hook
  - Two 5-ton cranes / 19'6" hook
  - 45' eave height
  - 70' column spacing
  - Structural capacity for 65-ton crane if needed
  - Nine grade level doors
- Office will build-to-suit
- Concrete & stabilized yard area
- Lease Rate: Call Broker
- Additional warehouse building available:
  - 10,791 sf with ±14' - 18' eave heights



**B. Kelley Parker III, SIOR**  
 Vice Chairman  
 +1 713 963 2896  
 kelley.parker@cushwake.com

**John F. Littman, SIOR**  
 Executive Managing Director  
 +1 713 963 2862  
 john.littman@cushwake.com

**Coe Parker, SIOR**  
 Senior Director  
 +1 713 963 2825  
 coe.parker@cushwake.com

1330 Post Oak Boulevard  
 Suite 2700  
 Houston, TX 77056  
 Main +1 713 877 1700  
 Fax +1 713 877 1965  
 cushmanwakefield.com

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