## For Lease

### Energy Commerce Business Park Phase II

607 & 615 E Sam Houston Pkwy S, Pasadena, TX **±300,560 SF Under Contruction - Delivering 1Q18** 

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Chris Haro

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## Energy Commerce Business Park Phase II

607 & 615 E Sam Houston Pkwy S, Pasadena, TX **BELTWAY 8 - SAM HOUSTON PKWY** and a state of the ±300,560 SF Under Contruction - Delivering 1Q18 **BUILDING C** 607 E SAM HOUSTON PKWY S **LEASED PROPOSED BUILDING E** WILLOWBROOK ±67.600 SF AVAILABLE Aldine ±4.9 AC ±5.8 AC 6 Jersey Village Sheldon (290) 90 45 FUTURE TRAILER PARKING NORTHWEST HOUSTON ERGY 10 RIDOR Cloverleaf FUTURE RAILER PARKING Houston **BUILDING D** 610 615 E SAM HOUSTON PKWY S ±232,960 SF AVAILABLE DETENTION 69 Bellaire POND Bend 610 Pasadena South Houston Meadows Place 90 ±13.1 AC ar Land (288) 45 Pearland

#### **Building Features** Building C: 607 E Sam Houston Pkwy S

- ±67,600 SF Available
- Rear Load .
- Office To Suit Tenant .
- 28' Clear Height •
- ESFR Sprinkler System •

- (49) 9' x 10' Dock High Doors ٠
- (2) Drive-in Ramps with Oversize
  - (14' x 16') Doors
- 157 Car Parks .
- Additional Parking Available ٠

### Building D: 615 E Sam Houston Pkwy S

- ±232.960 SF Available
- Cross Dock ٠
- Office To Suit Tenant
- 32' Clear Height
- ESFR Sprinkler System •
- 50' x 52' Column Spacing with 60' Loading Bays

- (78) 9' x 10' Dock High Doors
- (4) Drive-in Ramps with Oversize (14' x 16') Doors
- 159 Car Parks
- Outside Storage/Trailer Parking Areas Possible



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#### Park Features

- Deed-restricted park with professional management
- Located on Beltway 8, just south of Highway 225, in the Port Houston area
- Signage available directly on Beltway 8
- Regional detention and utilities provided
- Located in City of Pasadena



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