

INDUSTRIAL – FOR SALE



- 21,368 Gross Building Area
 - 18,060 SF of Warehouse
 - 3,308 SF of Office
- Total Acreage – 2.353 AC (0.353 AC of which is an outparcel)
- Built in 1982
- 220 Feet of Frontage on W 34th St.
- Metal Frame and skin construction with masonry office
- Approximately 18' eave height
- Paved storage and parking area
- Good access to I-45 S via Hwy 146 and I-45 N via FM 1764
- **Sales Price - \$895,000**



For more information, please contact:

JAMES E. FOREMAN
Executive Director
(713) 963 2824
jim.foreman@cushwake.com

MICHAEL FOREMAN
Senior Associate
(713) 963 2850
michael.foreman@cushwake.com



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Executive Director

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jim.foreman@cushwake.com

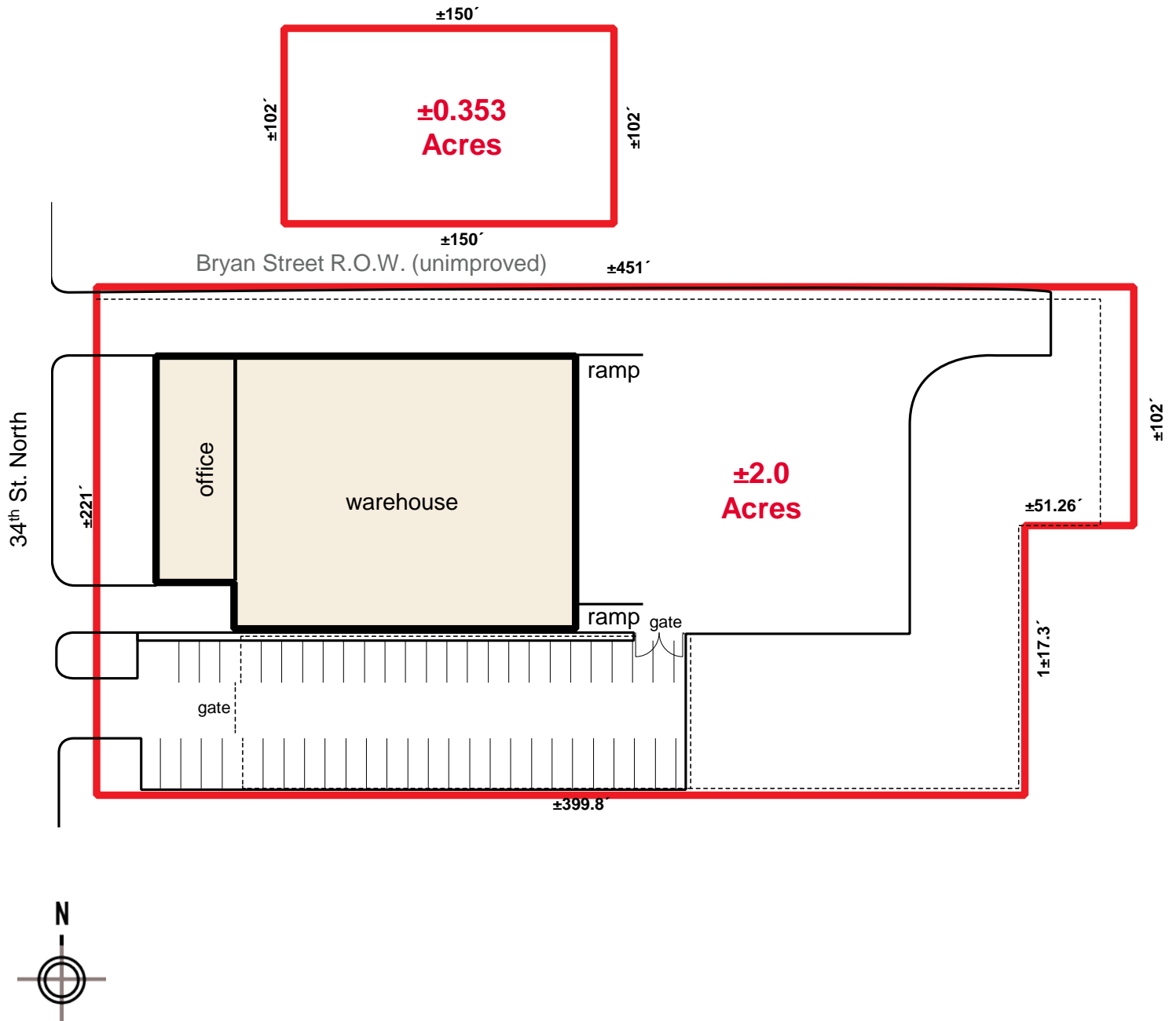
MICHAEL FOREMAN

Senior Associate

(713) 963 2850

michael.foreman@cushwake.com

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