



## **1111 PORTWALL**

1111 PORTWALL, Houston, TX 77029

### **BUD TIBBS**

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# 1111 PORTWALL

\$0.39 /SF/Month

186,000 SQ FT TILT WALL DOCK HIGH BUILDIND. 24' FEET CLEAR HEIGHT, 6 DOCKS, RAIL BEHIND BUILDING IS NOT CONNECTED AND WOULD HAVE TO GET UNION PACIFIC APPROVAL

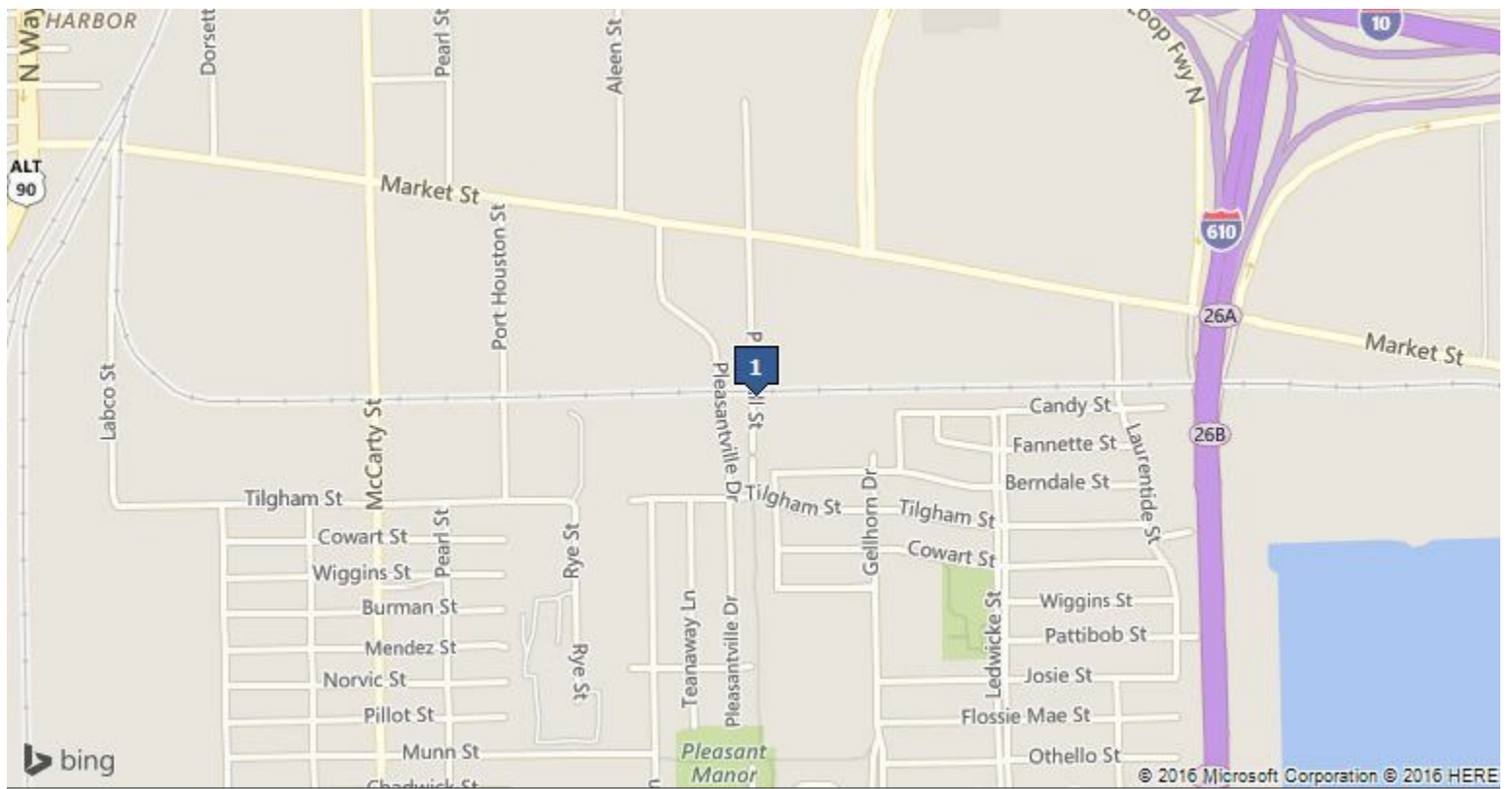
Total Space Available:	43,000 SF
Rental Rate:	\$0.39 /SF/Month
Property Type:	Industrial
Property Sub-type:	Distribution Warehouse



1

## Space 1

Space Available	43,000 SF
Rental Rate	\$0.39 /SF/Month
Space / Lot Type	Distribution Warehouse
Lease Type	NNN
Date Available	Jul 2016

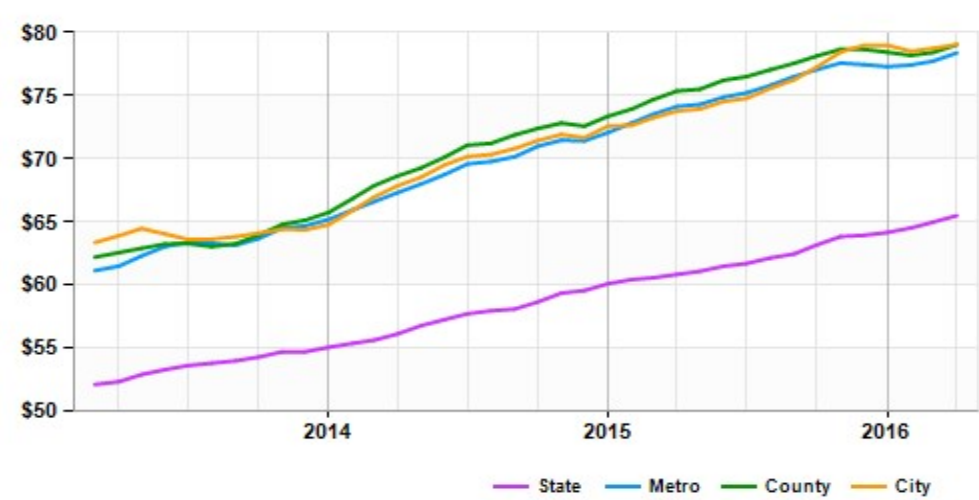


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LOCATED IN THE EAST SIDE MARKET STREET CORRIDOR

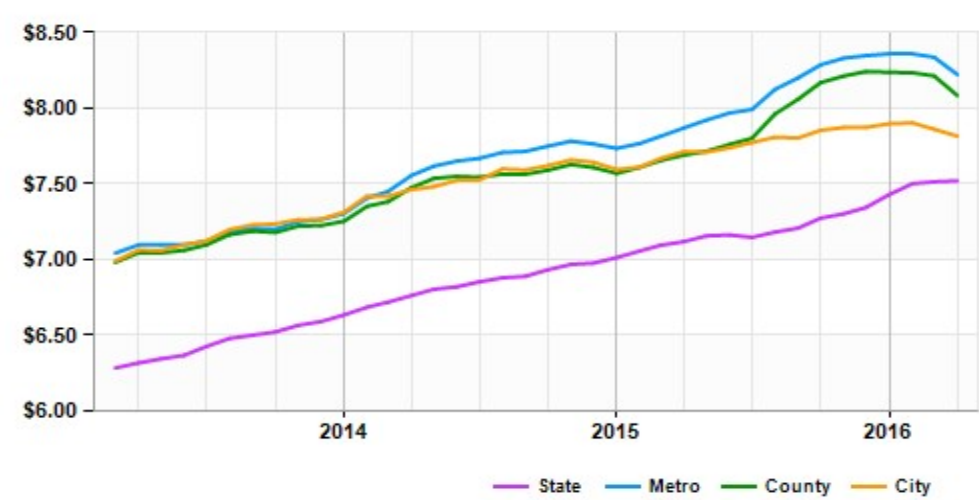
# Market Trends

Asking Prices Industrial for Sale Houston, TX (\$/SF)



	Apr 16	vs. 3 mo. prior	Y-O-Y
State	\$65	+2.1%	+7.7%
Metro	\$78	+1.4%	+5.7%
County	\$79	+0.8%	+4.9%
City	\$79	+0.1%	+7.1%

Asking Rent Industrial for Lease Houston, TX (\$/SF/Year)



	Apr 16	vs. 3 mo. prior	Y-O-Y
State	\$7.52	+1.2%	+5.6%
Metro	\$8.22	-1.6%	+4.5%
County	\$8.08	-1.9%	+5.1%
City	\$7.82	-1.0%	+1.3%