



# For Sale or Lease

**±19,139 s.f. office/warehouse space on ±3.54 acres**

## Property Description:

- Total size: ±19,139 s.f.
- Office size: ±4,020 s.f.
- Land: ±3.54 acres
- Clear height: 14' - 18'
- Loading: Dock high and grade level
- Overhead doors: Four (4) 12' x 14'
- Year built: 2000
- Fully fenced with controlled access gates
- Easy access to I-10 and Beltway 8
- Sale price: \$1,425,000 (\$74.45/s.f.)
- Lease rate: \$0.55/s.f. NNN

**1357 Sheffield Blvd  
Houston, TX 77015**

**Geoff Perrott**

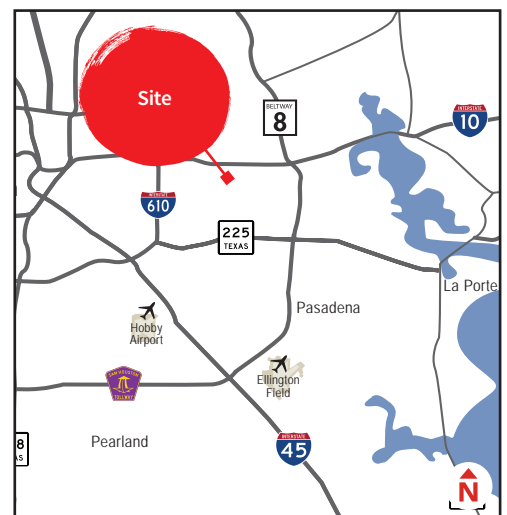
+1 713 888 4072

[geoff.perrott@am.jll.com](mailto:geoff.perrott@am.jll.com)

**Ryan Fuselier**

+1 713 888 4032

[ryan.fuselier@am.jll.com](mailto:ryan.fuselier@am.jll.com)

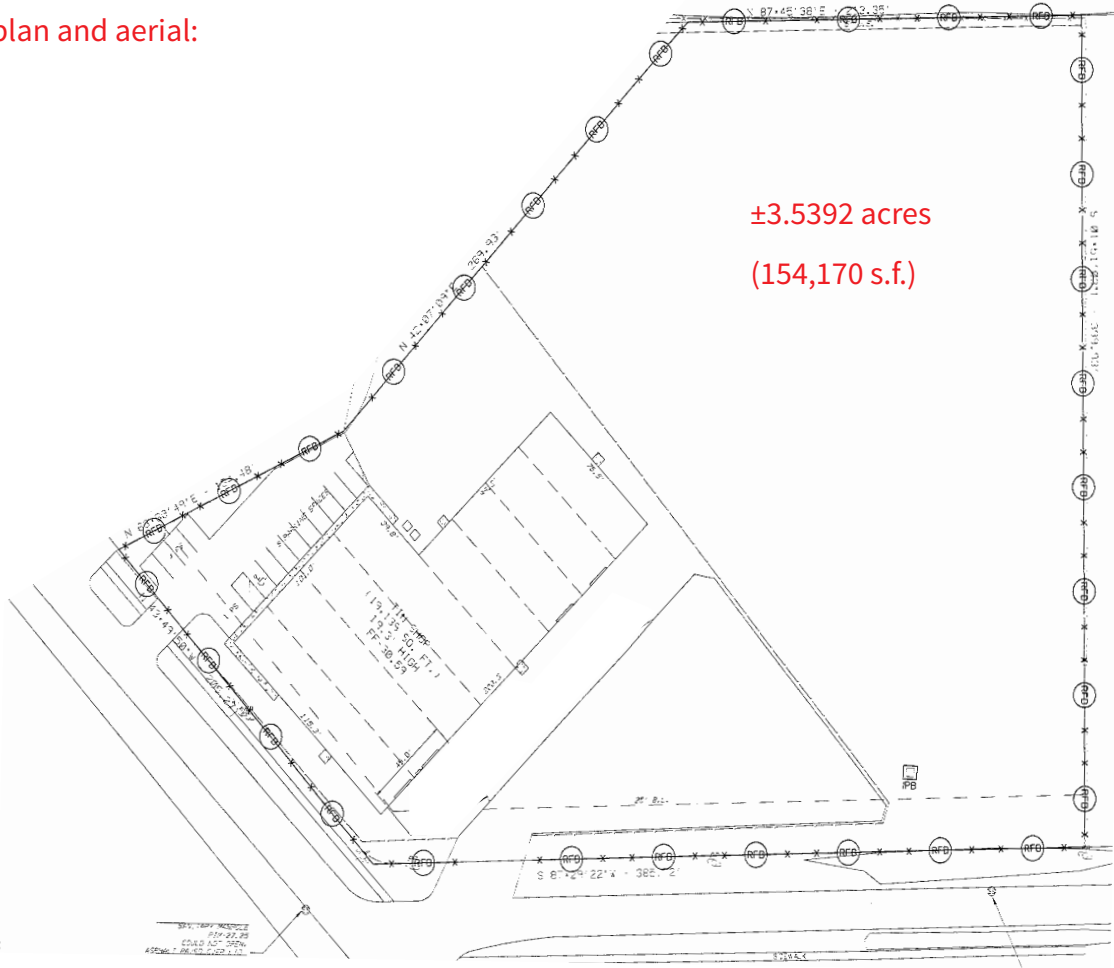


# For Sale or Lease

±19,139 s.f. office/warehouse space on ±3.54 acres

1357 Sheffield Blvd | Houston, TX 77015

Site plan and aerial:

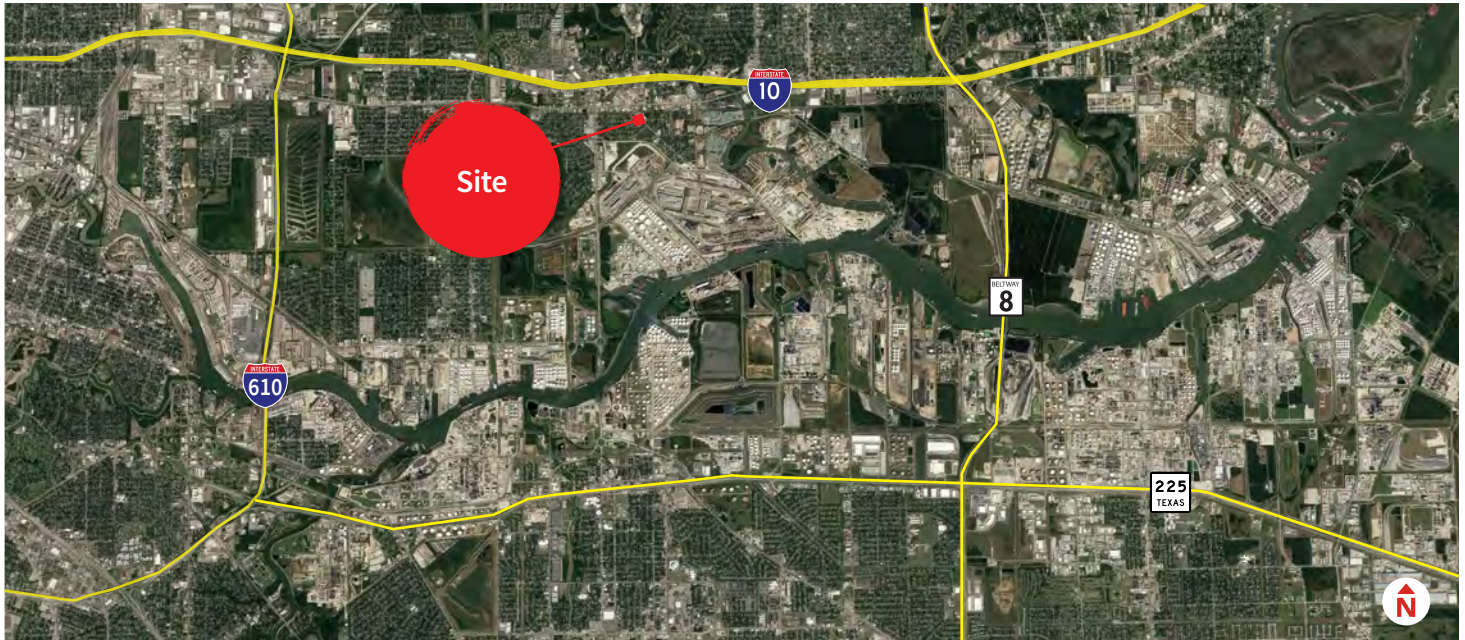




# For Sale or Lease

±19,139 s.f. office/warehouse space on ±3.54 acres

1357 Sheffield Blvd | Houston, TX 77015



The information contained herein is obtained from sources believed to be reliable; however, JLL makes no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, and is subject to prior sale, lease or withdrawal without notice.

