

For Sale | BTS | Design Build

# International Logistics Park

Highway 59 (I-69) & Rankin Road Houston, TX

**±72 Acres Available**

International  Logistics Park Houston



**John Ferruzzo, SIOR**  
Partner  
713 985 4608  
john.ferruzzo@naipartners.com

**Nick Peterson**  
Vice President  
713 275 9638  
nick.peterson@naipartners.com

**Ryan Searle**  
Senior Associate  
713 985 4629  
ryan.searle@naipartners.com

**NAIPartners**  
HOUSTON | AUSTIN | SAN ANTONIO



For Sale | BTS | Design Build

# International Logistics Park

Highway 59 (I-69) & Rankin Road Houston, TX

±72 Acres Available



## Property Features

- 72 Acre Deed Restricted Industrial Park
- ±900,000 SF Available
- ESFR fire sprinkler system available
- Concrete tiltwall construction
- 32' clear height
- Rear and Cross-Dock building configurations
- Highway 59 North (I-69) between Greens Road & Rankin Road
- No Traffic, No Tolls and No Freeway Construction
- Located at Major Exit with On & Off Freeway Ramps in Front of Property
- ±1,600 feet of Freeway Frontage
- Easy access to Beltway 8, Hardy Toll Road and Grand Parkway

## Building Overview

- Building 1: Rear Load - 189,500 SF
- Building 2: Cross Dock - 294,400SF
- Building 3: Rear Load - 222,374 SF
- Building 4: Rear Load - 212,200 SF



**John Ferruzzo, SIOR**  
Partner  
713 985 4608  
john.ferruzzo@naipartners.com

**Nick Peterson**  
Vice President  
713 275 9638  
nick.peterson@naipartners.com

**Ryan Searle**  
Senior Associate  
713 985 4629  
ryan.searle@naipartners.com

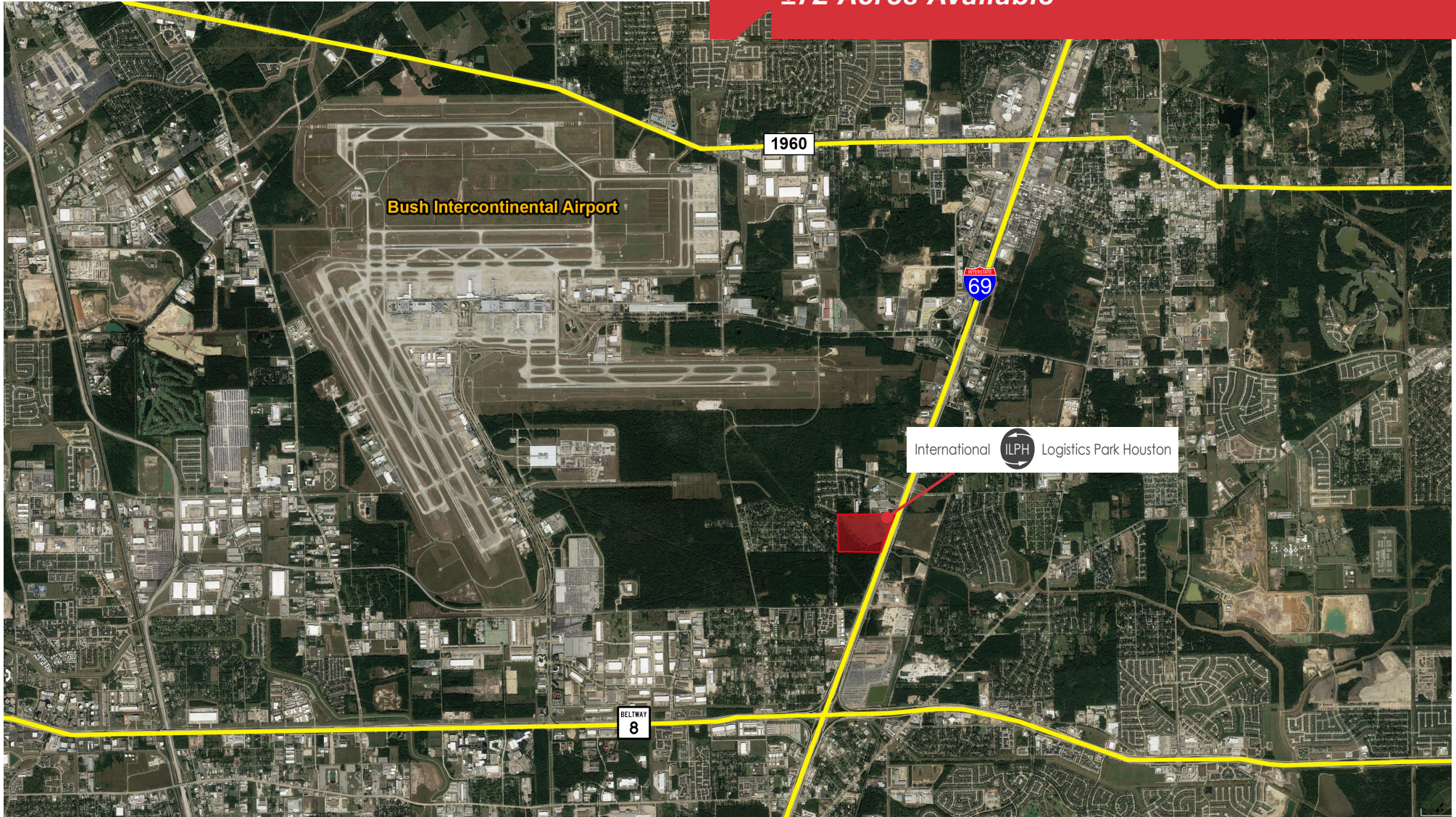


HOUSTON | AUSTIN | SAN ANTONIO



For Sale | BTS | Design Build

**International Logistics Park**  
Highway 59 (I-69) & Rankin Road Houston, TX  
**±72 Acres Available**



**John Ferruzzo, SIOR**  
Partner  
713 985 4608  
john.ferruzzo@naipartners.com

**Nick Peterson**  
Vice President  
713 275 9638  
nick.peterson@naipartners.com

**Ryan Searle**  
Senior Associate  
713 985 4629  
ryan.searle@naipartners.com

**NAIPartners**  
HOUSTON | AUSTIN | SAN ANTONIO



# For Sale | BTS | Design Build

## International Logistics Park

Highway 59 (I-69) & Rankin Road Houston, TX

**±72 Acres Available**



### Offering

NAI Partners is pleased to exclusively offer a strategically located ±72 acre land site in Northeast Houston. International Logistics Park offers frontage on Interstate 69 (US 59 N), one of Northeast Houston's major thoroughfares. International Logistics Park has secured infrastructure permitting for the site, which allows multiple deal structures, including design build, build-to-suit, direct sale or complete development Joint Venture. The proposed site plan currently includes four (4) dock high distribution buildings totaling ±900,000 SF with rear and cross dock loading configurations. With the bulk of development engineering and due diligence completed, International Logistics Park is poised for users and tenants. An agreement with the City of Houston allows simultaneous groundbreaking on development Infrastructure and Building(s).

### About Bush Intercontinental Airport

#### Houston - George Bush Intercontinental Airport

- Intercontinental Airport is one of 29 official Texas Ports of Entry.
- 17th busiest airports in terms of cargo volume in 2016 with over 431,000 metric tons of freight and mail passing through its facilities.
- IAH contributes to over \$15 Billion of total trade to the Texas economy.



**John Ferruzzo, SIOR**  
Partner  
713 985 4608  
john.ferruzzo@naipartners.com

**Nick Peterson**  
Vice President  
713 275 9638  
nick.peterson@naipartners.com

**Ryan Searle**  
Senior Associate  
713 985 4629  
ryan.searle@naipartners.com

**NAIPartners**  
HOUSTON | AUSTIN | SAN ANTONIO