

NORTH POINT 90

LOGISTICS CENTER

± 2,536,100 SF Master Planned Industrial Park

US 90 & Uvalde Rd, Houston, TX 77049

BUILDING 2: ± 373,100 SF | EST. DELIVERY Q4 2020



Not actual building

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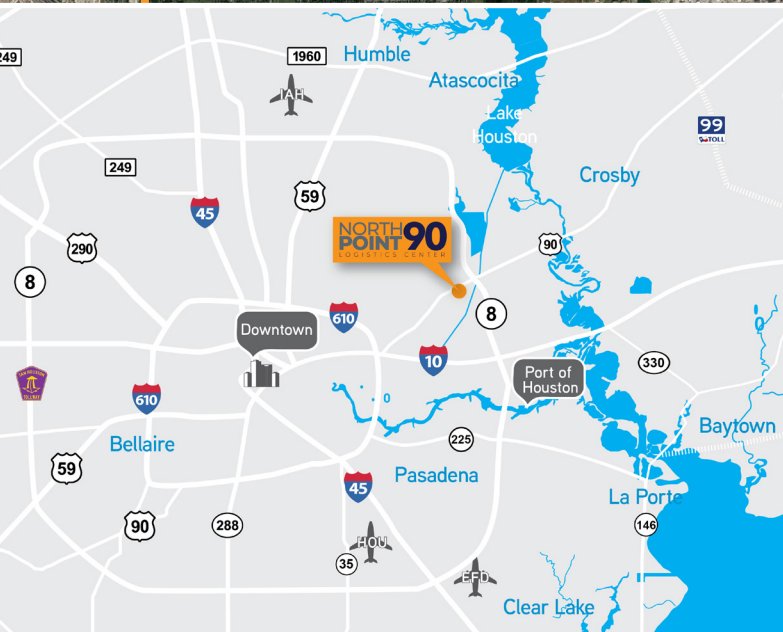
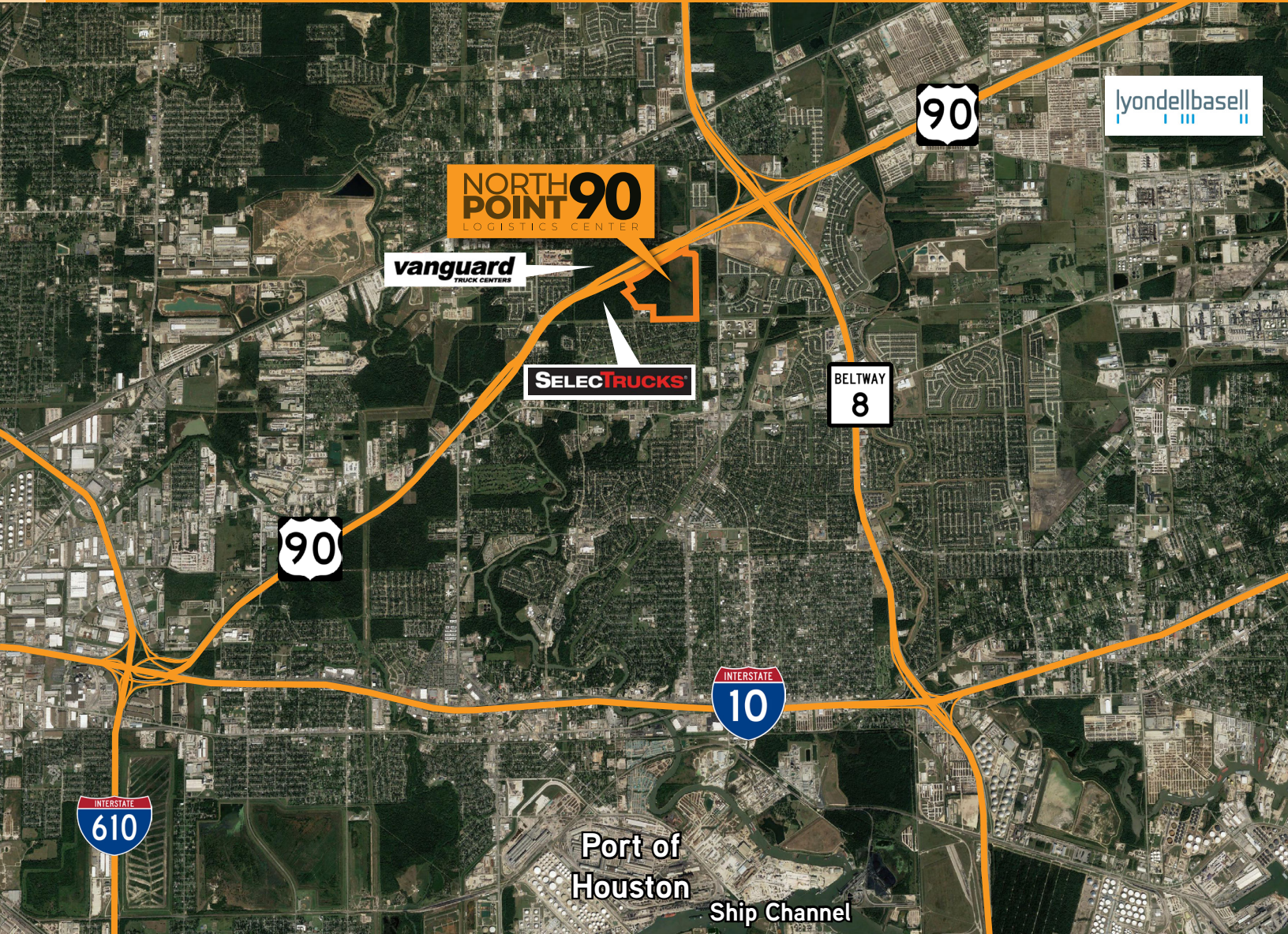
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LOGISTICS CENTER

LOCATION



LESS THAN A MINUTE
to Beltway 8



DISTANCE TO PORT OF HOUSTON
10 miles, 14 minutes



DISTANCE TO DOWNTOWN
12 miles, 16 minutes



DISTANCE TO IAH AIRPORT
19 miles, 23 minutes

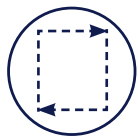
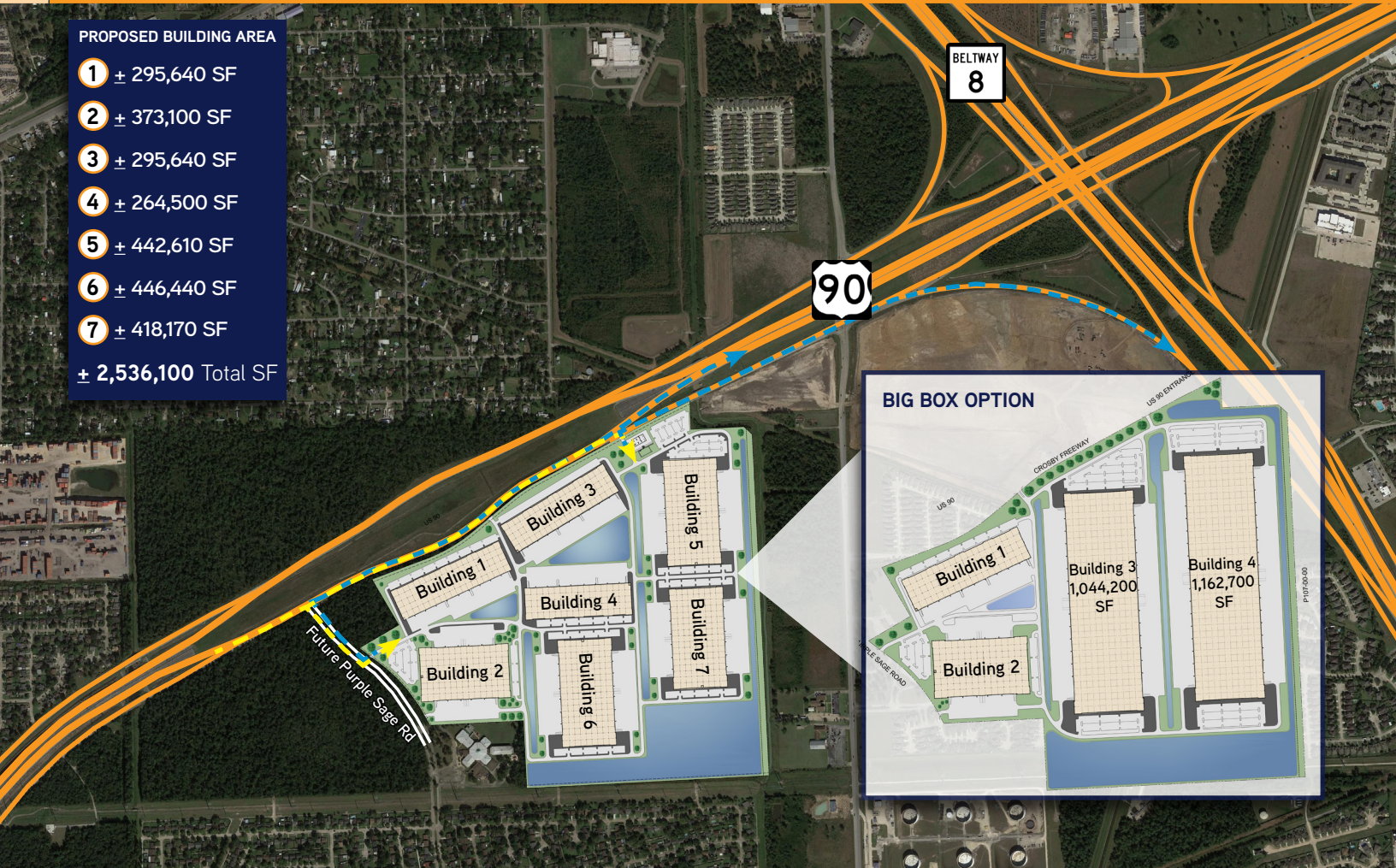
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LOGISTICS CENTER

MASTER PLAN

PROPOSED BUILDING AREA

- 1 ± 295,640 SF
- 2 ± 373,100 SF
- 3 ± 295,640 SF
- 4 ± 264,500 SF
- 5 ± 442,610 SF
- 6 ± 446,440 SF
- 7 ± 418,170 SF
- ± 2,536,100 Total SF



INGRESS & EGRESS via Purple Sage Rd and US 90



STATE-OF-THE-ART, Class A 190-acre master planned business park built to the highest industrial standards



BUILD-TO-SUIT OPPORTUNITIES - Multiple BTS opportunities including the ability to build over 1.5 million SF under one roof.

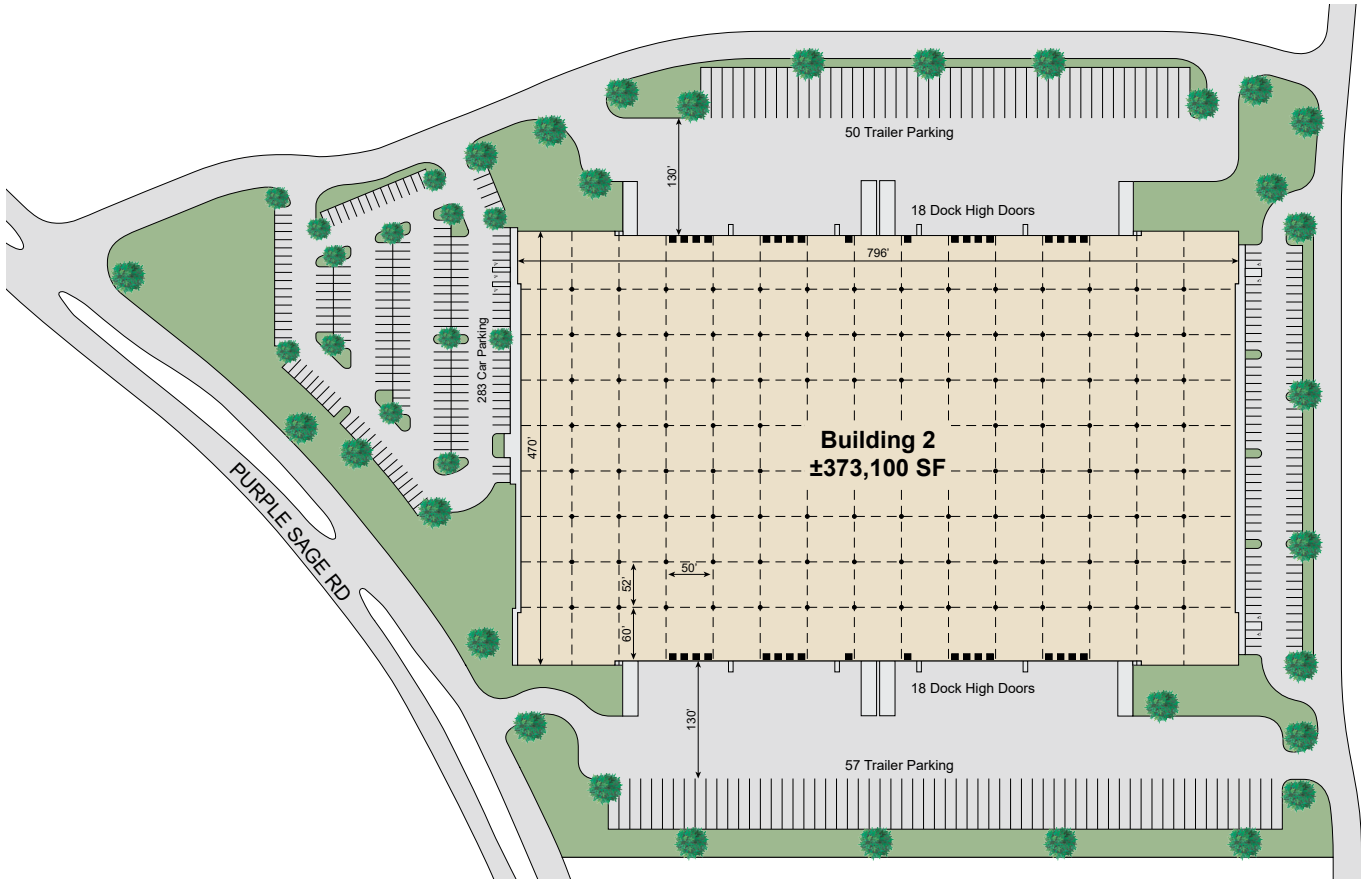


HIGHLY EXPERIENCED landlord and developer with extensive in-house resources. Founded in 2012, NorthPoint has developed +55 Million SF for tenants such as Chewy.com, Home Depot, Amazon, GE, Walmart and General Motors, etc.

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LOGISTICS CENTER

BUILDING 2 SPECS



± **373,100** SQUARE FEET

± **36** DOCK DOORS

4 DRIVE INS

± **283** CAR PARKS

± **107** TRAILER PARKING

BUILDING 2 FEATURES

Lease Rate:	\$0.43 PSF
Building SF	± 373,100
Available SF	± 373,100
Building Dimensions	470' X 796'
Configuration	Cross Dock
Column Spacing	52' X 50'
Clear Height	36'

Dock Doors	36 (±60 total available)
Drive-in Doors	4
Trailer Parking	107
Auto Parking	283 spaces
Fire Protection	ESFR
Lighting	LED with sensors
Construction	Tilt-up concrete

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