



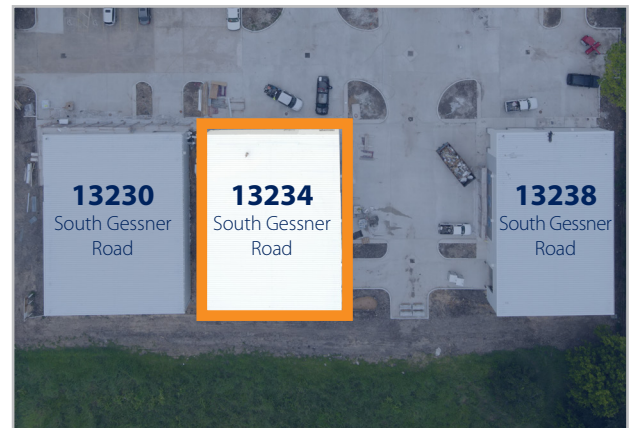
FOR LEASE



13234 South Gessner Road
Missouri City, TX 77489

LEASE DETAILS

Total Size:	5,836 SF
Office:	Shell
Monthly Rental Rate:	\$0.90/RSF
Estimated OPEX (2020)	\$0.25/RSF
TI Allowance:	Negotiable



PROPERTY HIGHLIGHTS

- Grade level, steel building masonry facade
- Free standing
- Clear height 22'
- Fully insulated
- 200 Amps (480V/3 Phase)
- Grade level door (12'x14')

Drew Coupe, CCIM

713.993.7832
drew.coupe@avisonyoung.com

Josh Morrow

713.993.7833
josh.morrow@avisonyoung.com

Thomas Monaghan

713.993.7136
thomas.monaghan@avisonyoung.com

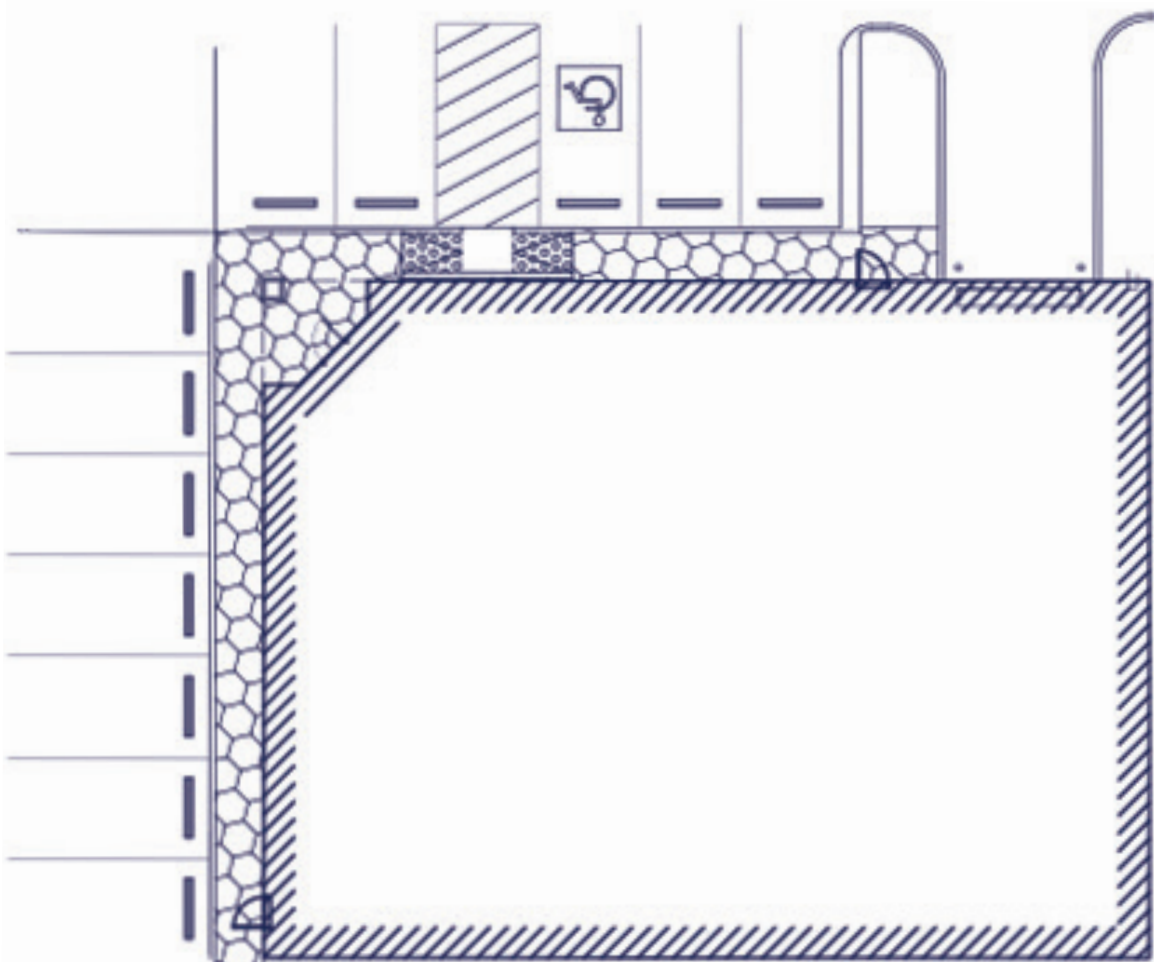


13234 South Gessner Road

Missouri City, TX 77489

**AVISON
YOUNG**

SITE PLAN 5,836 SF





13234 South Gessner Road
Missouri City, TX 77489

**AVISON
YOUNG**

AERIAL PHOTO



INTERIOR PHOTOS





13234 South Gessner Road

Missouri City, TX 77489



PROPERTY OVERVIEW MAP



13234 Gessner Road is a grade level tilt-wall building conveniently located in Missouri City. This clear span facility makes a great plug-and-play option for any light industrial and/or distribution use.

FOR MORE INFORMATION CONTACT:

Drew Coupe, CCIM

713.993.7832

drew.coupe@avisonyoung.com

Josh Morrow

713.993.7833

josh.morrow@avisonyoung.com

Thomas Monaghan

713.993.7136

thomas.monaghan@avisonyoung.com

This information contained herein was obtained from sources believed to be reliable; however, Avison Young 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.