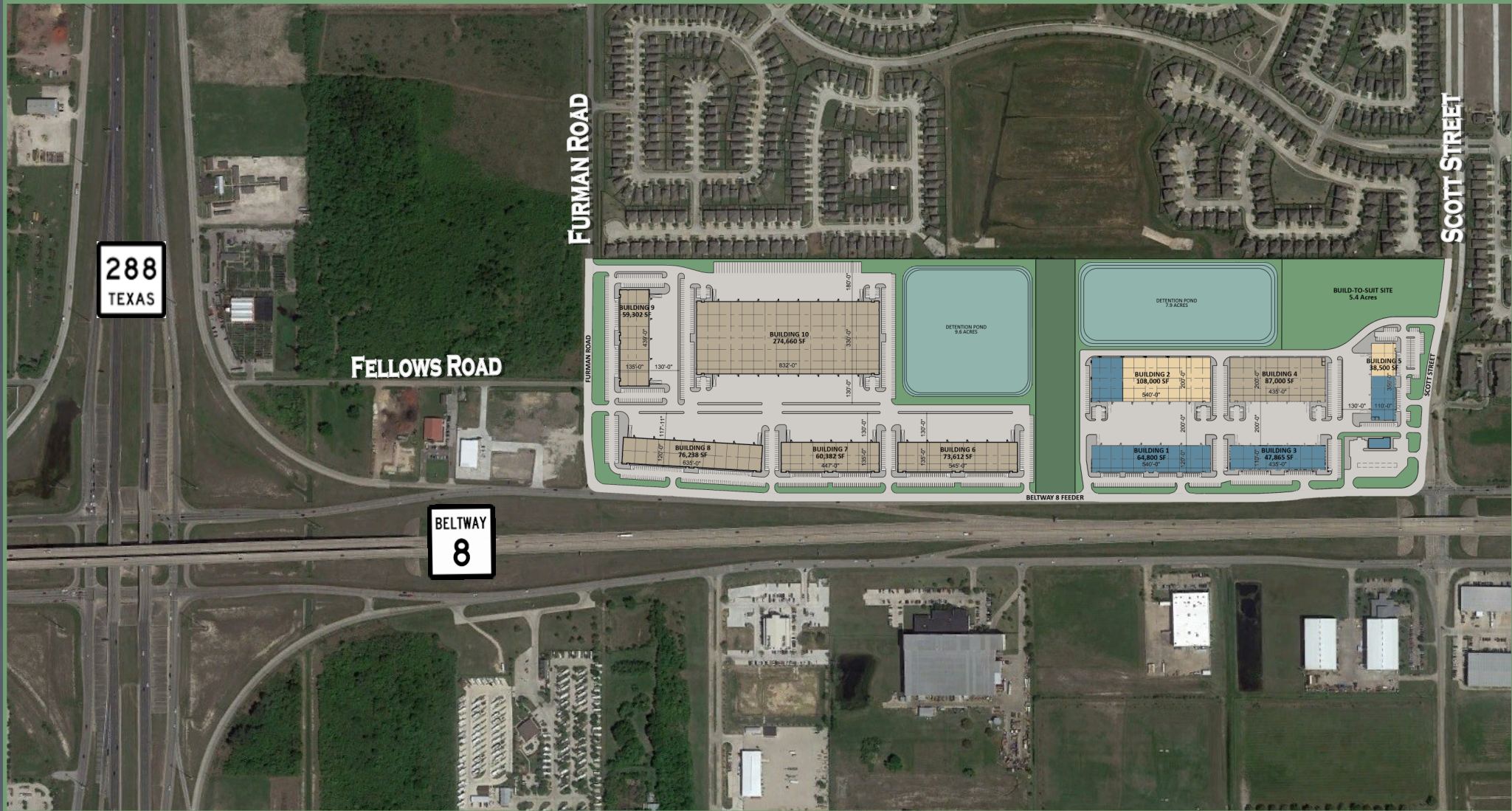


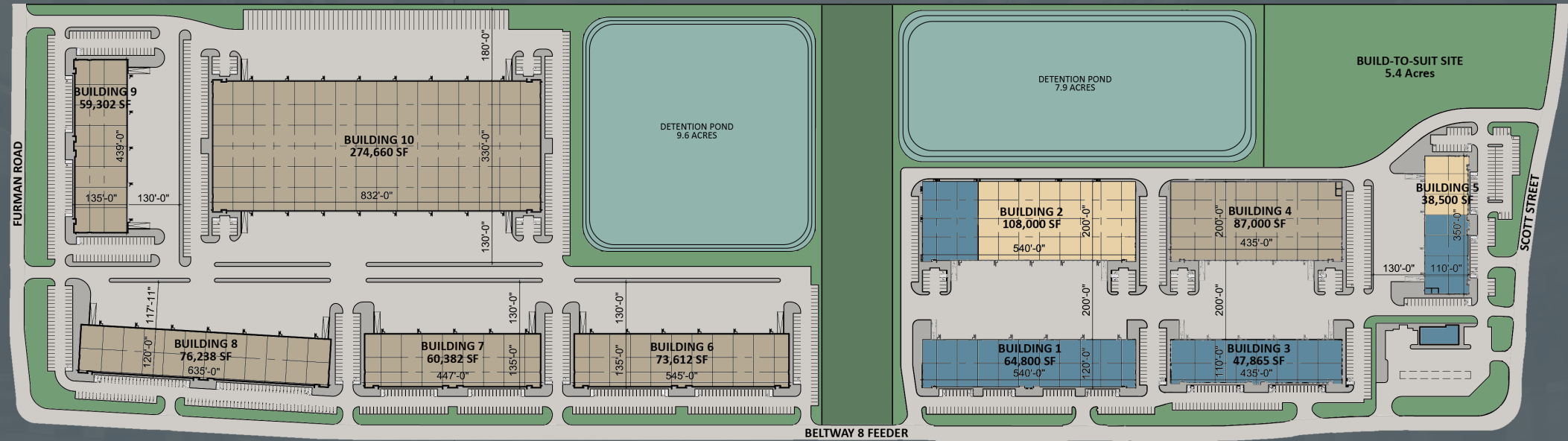
SouthPoint

BUSINESS PARK





■ LEASED / SOLD
 ■ AVAILABLE
 ■ UNDER CONSTRUCTION
 ■ PROPOSED



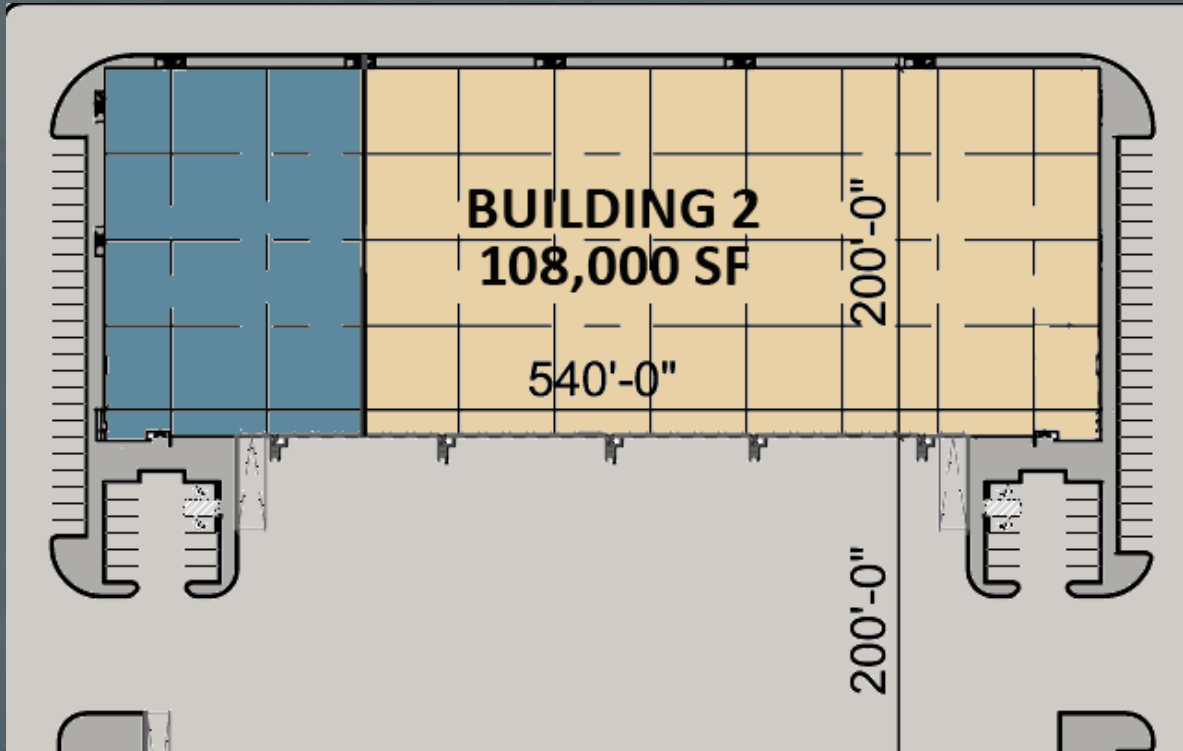
BUILDING AVAILABILITY

- ◆ BUILDING 1 - 64,800 SF, Rear Load - Fully Leased
- ◆ BUILDING 2 - 108,000 SF, Front Load - 80,642 SF Available
- ◆ BUILDING 3 - 47,865 SF, Rear Load - Fully Leased
- ◆ BUILDING 4 - 87,000 SF, Front Load - Proposed / BTS
- ◆ BUILDING 5 - 38,500 SF, Rear Load - 15,878 SF Available
- ◆ BUILDING 6 - 73,612 SF, Rear Load - Proposed / BTS
- ◆ BUILDING 7 - 60,382 SF, Rear Load - Proposed / BTS
- ◆ BUILDING 8 - 76,238 SF, Rear Load - Proposed / BTS
- ◆ BUILDING 9 - 59,302 SF, Rear Load - Proposed / BTS*
- ◆ BUILDING 10 - 274,660 SF, Cross Dock - Proposed / BTS*

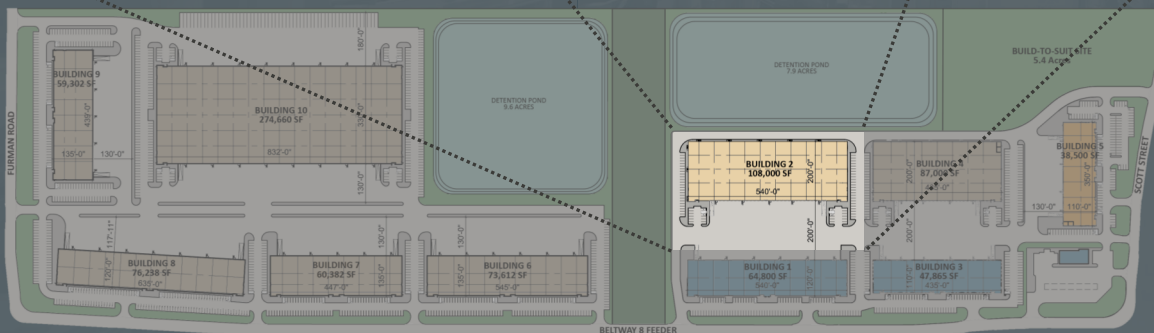
*Buildings Can be Combined to Create a 391,150 SF Cross Dock

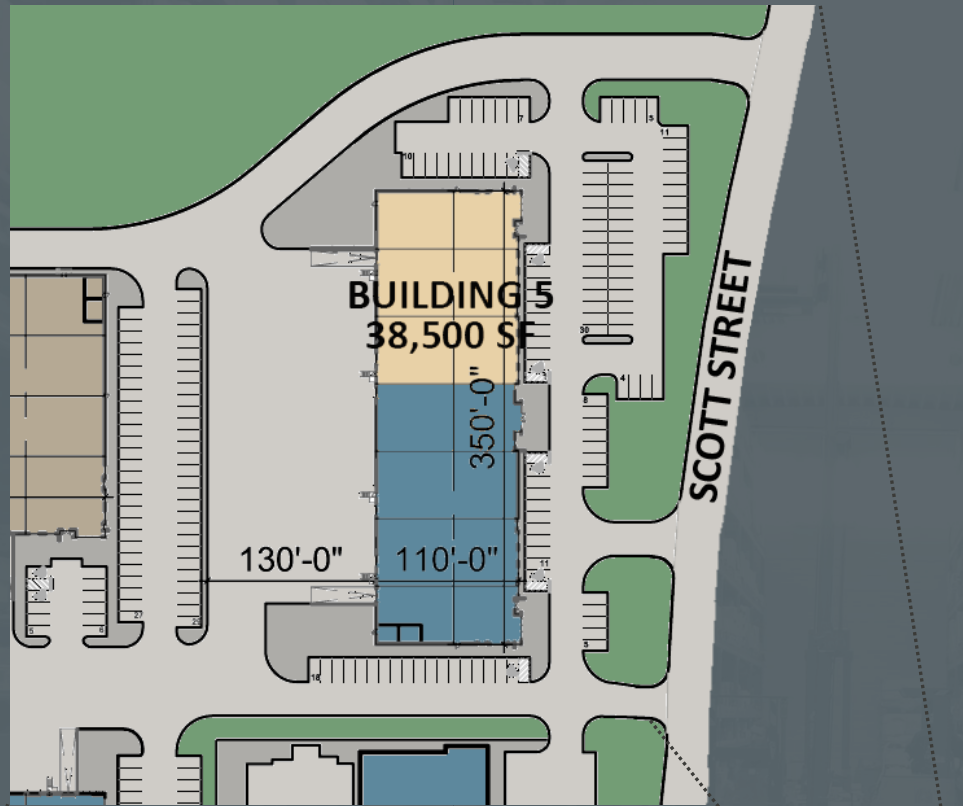


SOUTHPOINT - BUILDING 2



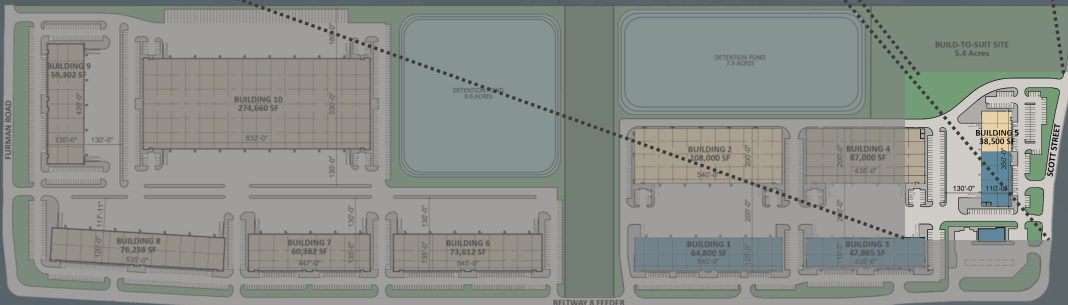
- ◆ New Construction—108,000 Sf Total
- ◆ **80,642 SF Available**
- ◆ Divisible to 27,000 SF
- ◆ 2,260 Sf of Pre-Finished Office Space
- ◆ Front Load Configuration
- ◆ 30' Clear Height
- ◆ ESFR Sprinkler System
- ◆ Dock-High loading
- ◆ Oversized Drive-In Ramps Provided
- ◆ LED Exterior Lighting
- ◆ Ample Parking
- ◆ Minimum 52' Column Spacing on Interior Bays
- ◆ Beltway Visibility
- ◆ Located Outside Flood Plain
- ◆ Direct Access to Beltway 8 Frontage Road and Scott Street





SOUTHPOINT - BUILDING 5

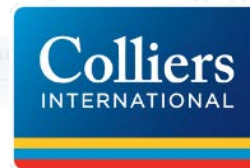
- ◆ New Construction
- ◆ 15,878 SF Available
- ◆ Rear Load Configuration
- ◆ 28' Clear Height
- ◆ ESFR Sprinkler System
- ◆ Dock-High Loading
- ◆ Oversized Drive-In Ramps Provided
- ◆ Office Space To-Suit
- ◆ LED Exterior Lighting
- ◆ Ample Parking
- ◆ Minimum 52' Column Spacing on Interior Bays
- ◆ Beltway Visibility
- ◆ Located Outside Flood Plain
- ◆ Direct Access to Beltway 8 Frontage Road and Scott Street



SouthPoint

BUSINESS PARK

FOR MORE INFORMATION, PLEASE CONTACT:



ROBERT L. ALINGER, CCIM, LEED AP, SIOR

713.830.2167

robert.alinger@colliers.com



NATIONAL

PROPERTY HOLDINGS

www.nationalpropertyholdings.com

Information about Brokerage Services

TYPES OF REAL ESTATE LICENSE HOLDERS:

A BROKER is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.

A SALES AGENT must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

The broker's duties and responsibilities to you, and your obligations under the representation agreement.

Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Property: SouthPoint Business Park, Houston, TX 77047

Colliers International Houston, Inc.	29114	houston.info@colliers.com	713-222-2111
Licensed Broker/Broker Firm Name or	License No.	Email	Phone
Gary Mabray	138207	gary.mabray@colliers.com	713-830-2104
Designated Broker of Firm	License No.	Email	Phone
Patrick Duffy, MCR	604308	patrick.duffy@colliers.com	713-830-2112
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Robert L. Alinger, CCIM, LEED AP, SIOR	562023	robert.alinge@colliers.com	713-830-2167
Sales Agent/ Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials

Date