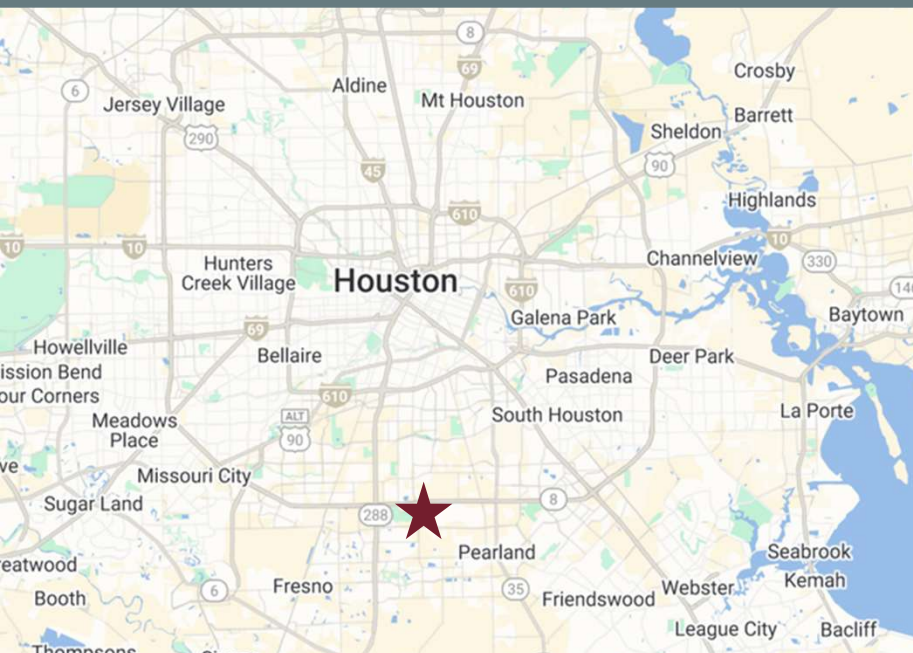


3440 S Sam Houston Pkwy E, Suite 300
Houston, Texas 77047

50,700 SF Office / Warehouse

FOR LEASE

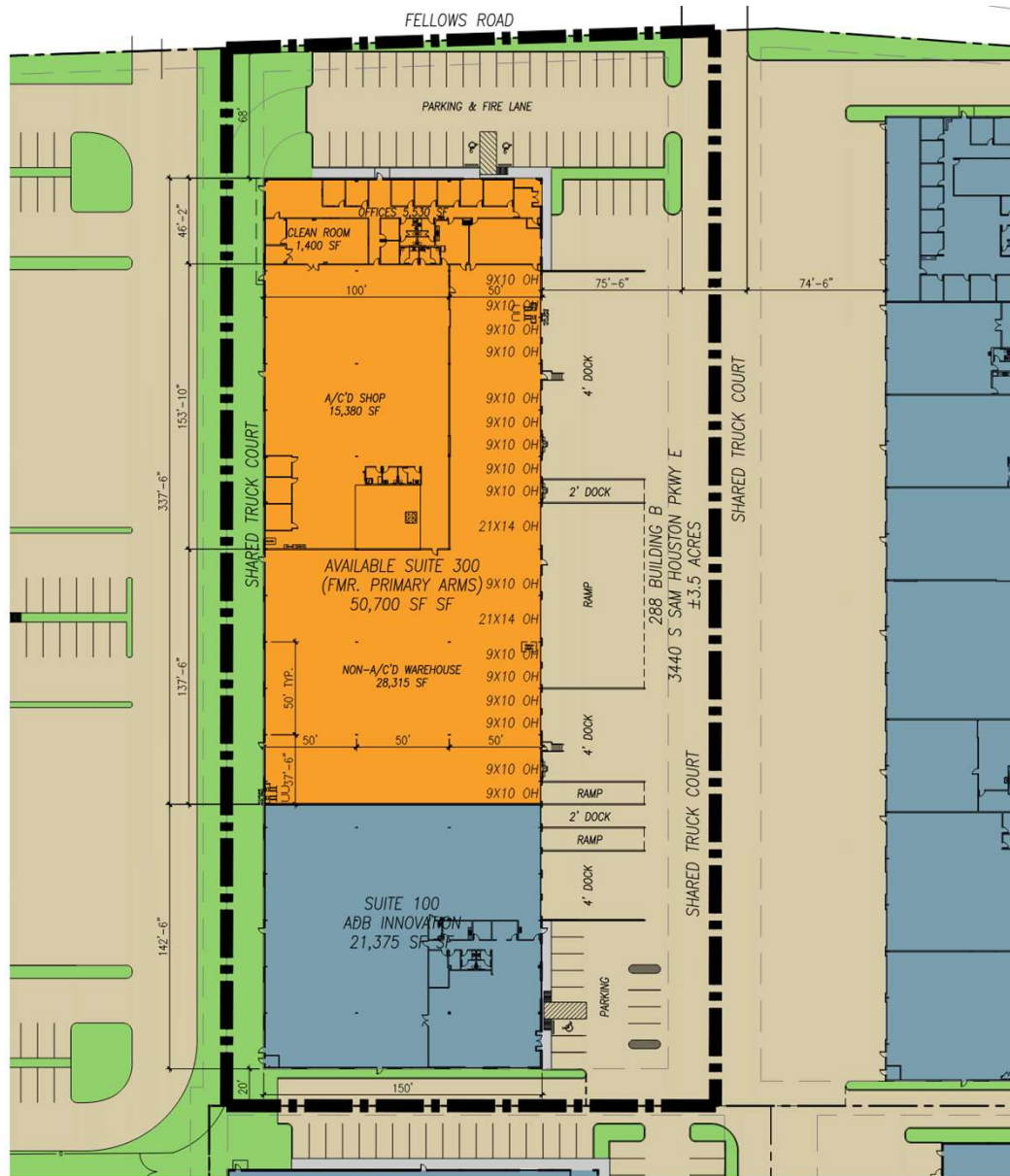


COPELAND RHEA
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288 Business Park, Building B

CLAY
DEVELOPMENT & CONSTRUCTION INC.
COMMERCIAL DESIGN-BUILDERS



Building Features

- **Total Available Space:** ±50,700 SF
- **Office, including Clean Room:** 5,530 SF
- **AC Warehouse:** 15,380 SF
- **Warehouse:** 23,315 SF
- **Total Site:** ±3.5 Acres
- **Truck Court:** 75' Depth
- **(4) 9' x 10' Grade Level Doors**
- **(2) 21' x 14' Grade Level Doors**
- **(12) 9' x 10' Dock High Doors**
- **Power:** 1200 amps, 480 volt, 3 phase
- **47 Car Parks**
- **24' Eave**
- **Sprinkler:** ESFR
- **Jurisdiction:** Harris County
- **Regional Detention**
- **Professionally managed park with deed restrictions**