



15636

MARKET STREET

CHANNELVIEW, TEXAS 77530

+/- 168,549 SF TOTAL ON +/-15 ACRES

◀ **FOR LEASE** ▶

CBRE





SITE SUMMARY

Total Site - 2 Metal Buildings

WAREHOUSE & DISTRIBUTION	168,549 SF
OFFICE SPACE	8,549 SF
CAR PARKS	73
SPRINKLERS	100%

Building 1

WAREHOUSE & DISTRIBUTION	100,000 SF
OFFICE SPACE	8,424 SF
TOTAL	108,424 SF

Building 2

WAREHOUSE & DISTRIBUTION	60,000 SF
OFFICE SPACE	125 SF
TOTAL	60,125 SF



FOR LEASE

15636 MARKET STREET, CHANNELVIEW TX



Building 1

Total 108,424 SF

WAREHOUSE

100,000 SF

OFFICE

8,424 SF - TWO STORY

CAR PARKS

73

SPRINKLERS

100%

CEILING

20'

DOCK HIGH DOORS

32 with levelers on every dock

GRADE LEVEL DOORS

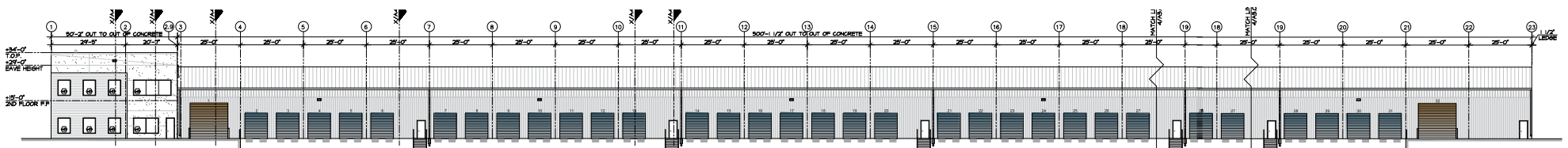
9

OVER SIZED RAMPS

2 (15' x 14')

TRUCK COURT

250'



FOR LEASE



Building 2

Total 60,125 SF

WAREHOUSE

60,000 SF

OFFICE

125 SF

SPRINKLERS

100%

CEILING

20'

DOCK HIGH DOORS

18 with levelers on every dock

GRADE LEVEL DOORS

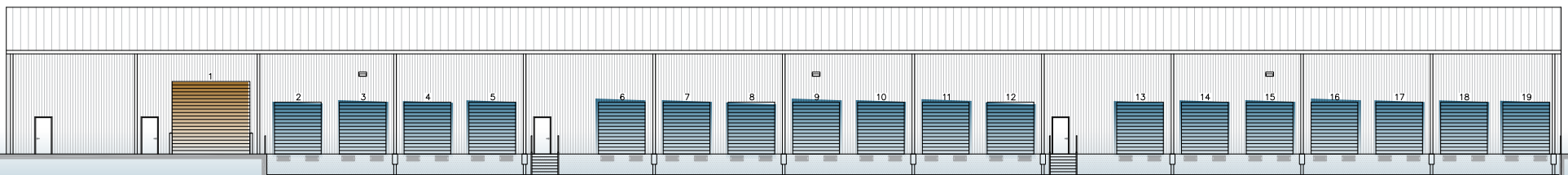
4

OVER SIZED RAMPS

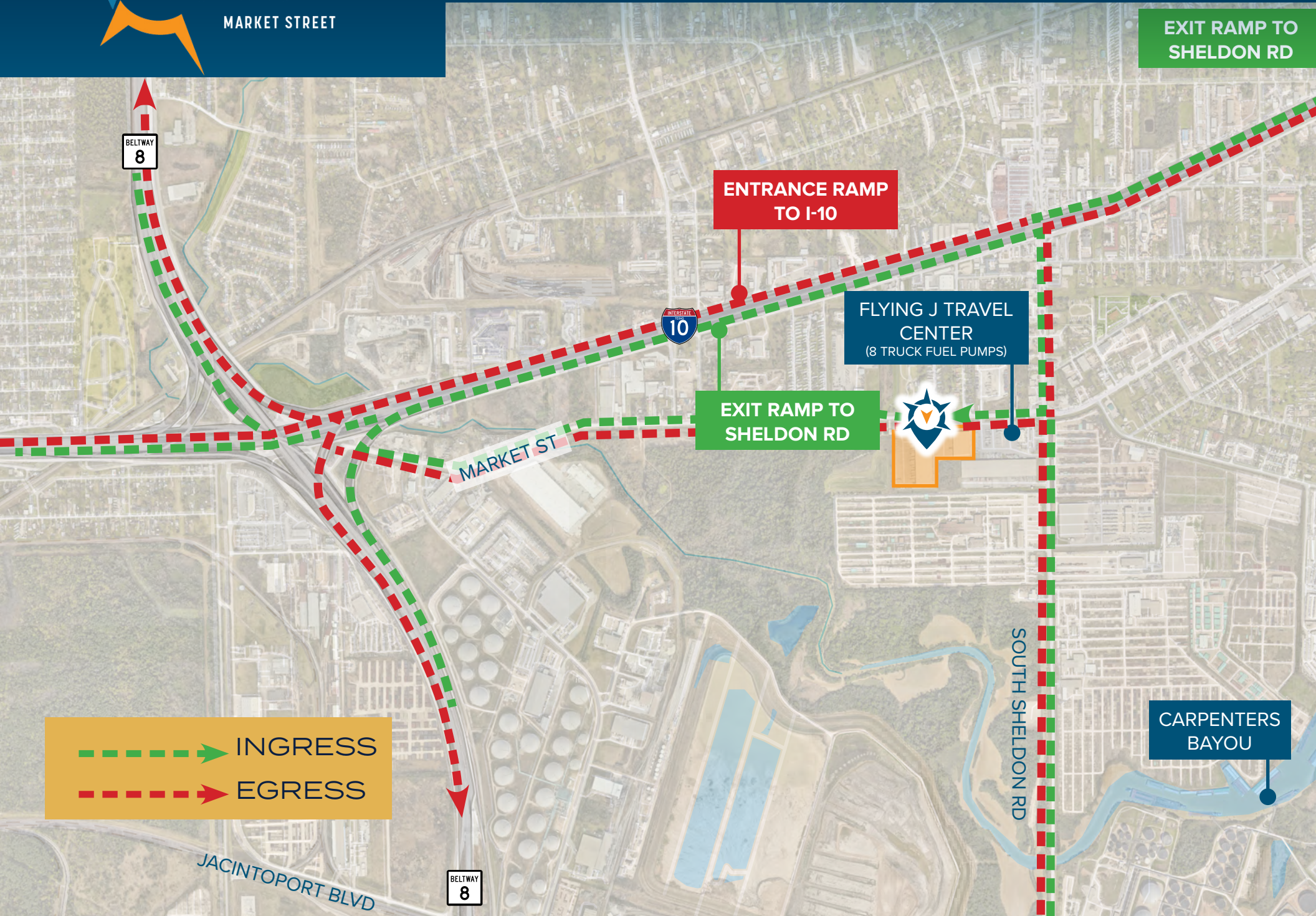
1 (15' x 14')

TRUCK COURT

209'



FOR LEASE



LOCATION OVERVIEW

Port centric Location



Close Highway Access



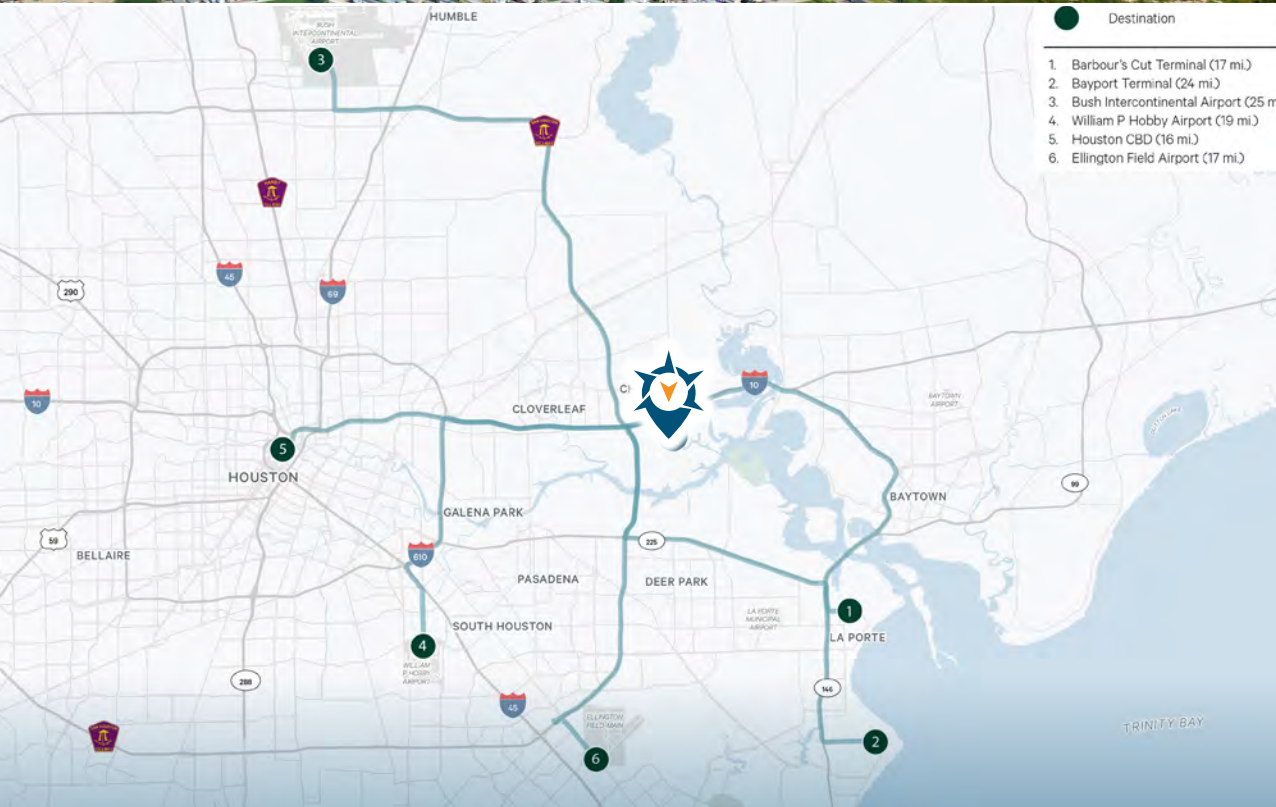
Unmatched Roadway Connectivity



3.0 miles to Port of Houston
Jacintoport and Care Terminals



Foreign Trade Zone (FTZ) Capable



AERIAL VIEW





FOR MORE INFORMATION, PLEASE CONTACT:

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+/- 168,549 SF FACILITY

AVAILABLE FOR LEASE

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