



FinialGroup

Single Tenant Industrial Building – For Lease

±21,879 SF Available in NW Houston

11505 Todd St, Houston, TX 77055



AVAILABLE JANUARY 1, 2023

Property Features:

- ±21,879 SF with ±1,436 SF Office
- Warehouse Office and Breakrooms
- 3 Phase, 2,000 Amps
- Two 5-ton Cranes & Two 10-ton Cranes with 26' Hook Heights
- Sits on 2.2 Acres with Fenced, Gated and Stabilized Yard
- 7 Grade Level Doors
- 30' Eaves
- Fully Insulated
- Drive Through Capable
- Recent Capital Improvements
- **Contact Broker For Additional Information**

Contact

Doc Perrier

713.422.2294

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Chase Tucker

713.422.2097

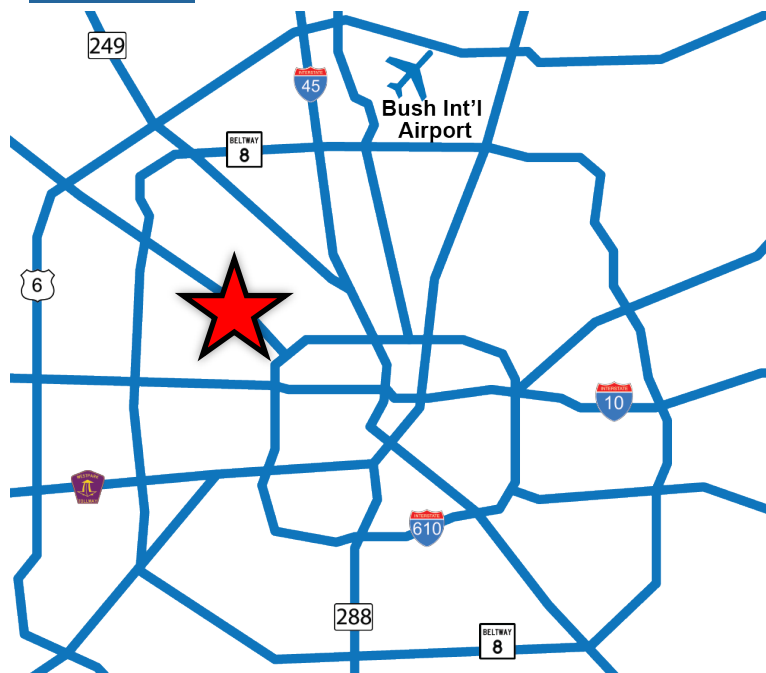
Chase.Tucker@FinialGroup.com

Jack Gaffney

713.814.4921

Jack.Gaffney@FinialGroup.com

Location:



Finial Group | 8381 Westview Drive, Houston, TX 77055 | (713) 422-2100 | www.finialgroup.com

This information contained herein was obtained from sources deemed to be reliable; however Finial Group makes no guarantees, warranties or representations as to the completeness or accuracy thereof.



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Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

- **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.

- 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.

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