

FOR LEASE

BUILDING 3

1215 RANKIN RD.

HOUSTON, TX 77073

*NEW CONSTRUCTION:
PHASE I DELIVERING
Q3 2022*



**FAIRWAY NORTH
LOGISTICS PARK**



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CONSTRUCTION**



FAIRWAY NORTH LOGISTICS PARK

AVAILABLE FOR LEASE

Click on the link below and get up to date on the construction progress at Lovett's newest development Fairway North Logistics Park, the most accessible new industrial park in the North market with quick access to the Hardy Toll Road N and S, Beltway 8 E and W, and I-45 N and S via Rankin Rd. or Beltway 8. Logistics and delivery routes are unmatched. Please don't forget the low mud tax rate for real property and inventory at \$0.32/SF annually will save your clients from \$0.03 - \$0.06/SF/mo off their monthly rate compared to the competing properties in the market. This kind of OPEX savings cannot be ignored and your clients will appreciate finally getting a break on taxes.

PROPERTY HIGHLIGHTS

- **Phase I Delivering Q3 2022**
 - Building 2 (1211 Rankin Rd): 392,570 SF – Cross Dock
- **Phase II Estimated Delivery: Q3 2022**
 - Building 3 (1215 Rankin Rd): ±235,145 SF – Cross Dock
- **Phase III Estimated Delivery: Q3 2022**
 - Building 1 (1207 Rankin Rd): 113,788 SF – Rear Load
- Extremely low MUD rate @ \$0.33/\$100 value
- Available for lease
- Harris County, TX



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