



HOUSTON SHIP CHANNEL | PORT AREA SITE

**FOR SALE**

3503 PASADENA FREEWAY  
PASADENA, TX 77505

 CUSHMAN &  
WAKEFIELD

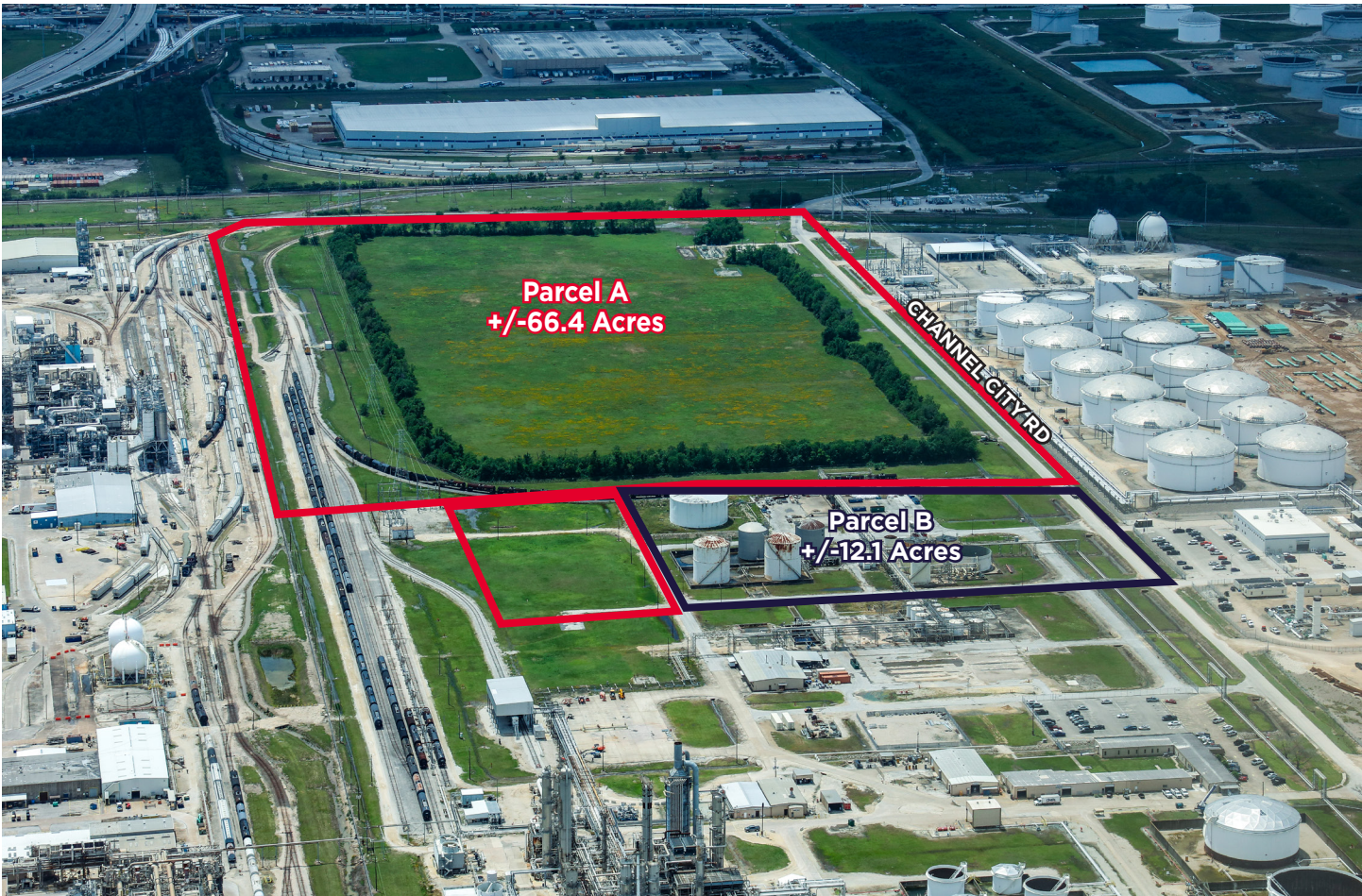


## Property Highlights

<b>Location</b>	3503 Pasadena Freeway, Pasadena, TX 77505
<b>Acres</b>	Parcel A: +/-66.4 gross acres Parcel B: +/-12.1 gross acres
<b>Marine Access</b>	Possible separate dock location available on Houston Ship Channel for barges
<b>Rail</b>	Rail may be available adjacent connecting to Port Terminal Railroad Authority (PTRA)
<b>Flood Plain</b>	Out of the 100 year and 500 year per FEMA
<b>Process Water</b>	Available from Coastal Water Authority line on site
<b>Sanitary Sewer</b>	Potential availability from ownership, adjacent private treatment plant
<b>Power</b>	CenterPoint 138 KV transmission and distribution lines on site
<b>Other</b>	<ul style="list-style-type: none"> <li>Existing fire water capacity available</li> <li>Combined Tax Rate: \$1.922443 per \$100 in 2025</li> <li>In Pasadena Industrial District (not zoned)</li> <li>High pressure natural gas and numerous adjacent product/feedstock lines in adjacent pipeline corridor</li> <li>ATT Fiber on site</li> </ul>
<b>Comments</b>	<ul style="list-style-type: none"> <li>Request NDA via the link below</li> </ul>
<b>Price</b>	Call Broker

## Links

- [NDA](#)
- [Pipeline Map](#)
- [Floodplain Map](#)
- [CenterPoint Transmission Map](#)
- [PTRA Map](#)



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# 3503 Pasadena Freeway

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