



FOR SUBLEASE

11550 N. SPECTRUM BLVD

HOUSTON, TX 77047



# PROPERTY FEATURES



**216,064 SF**

TOTAL BUILDING SIZE

**36'**

CLEAR HEIGHT

**38 (9'X10')**

DOCK HIGH DOORS

**3 PHASE 480V 800 AMPS**

POWER (CAN BE UPGRADED TO 3000 AMPS)

**130'**

TRUCK COURT

**±12 ACRES**

TOTAL SITE SIZE

**FRONT LOAD**

CONFIGURATION

**4**

MECHANICAL PIT LEVELERS

**55**

TRAILER PARKS

**50' X 56'**

COLUMN SPACING

**± 3,356 SF**

OFFICE SIZE

**260'**

BUILDING DEPTH

**2 (12' X 14')**

DRIVE IN RAMPS

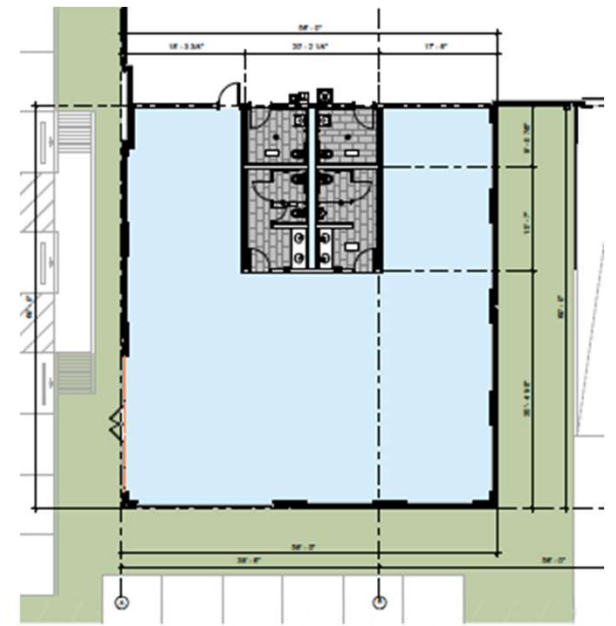
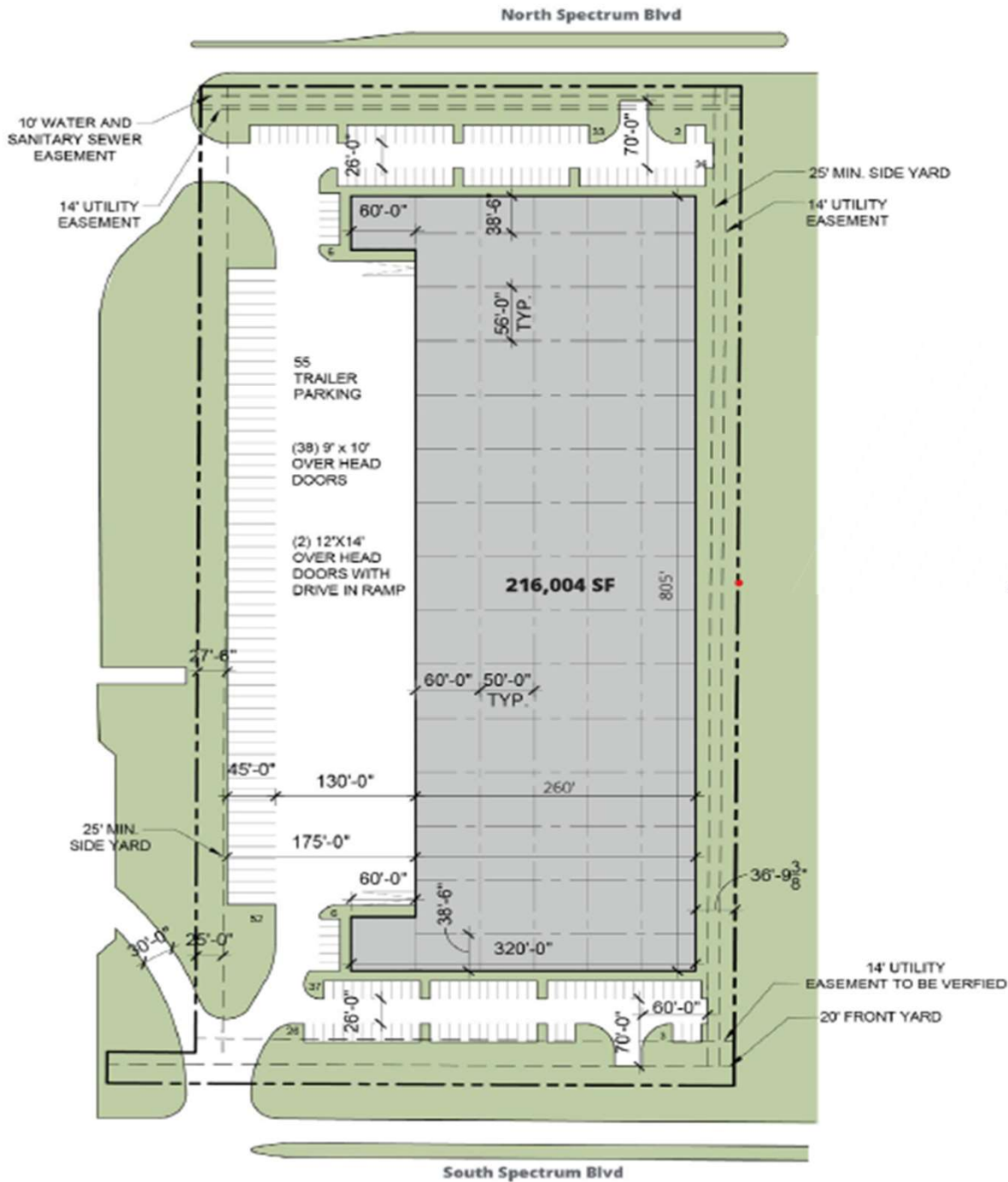
**149**

AUTO PARKS

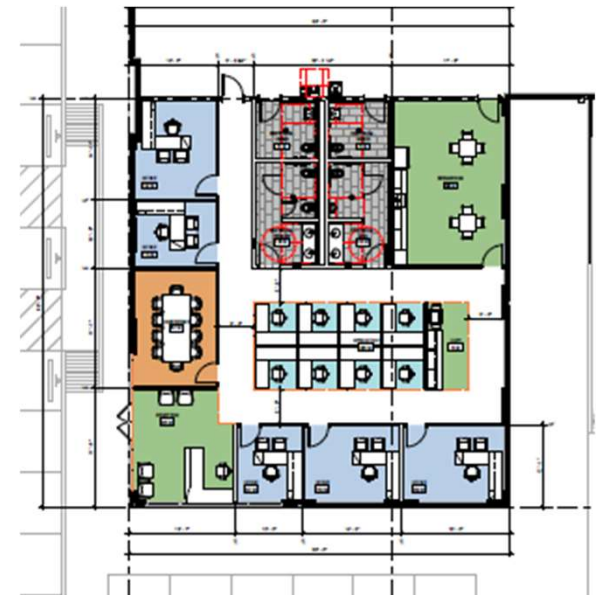
**MARCH 31, 2035**

SUBLEASE EXPIRATION

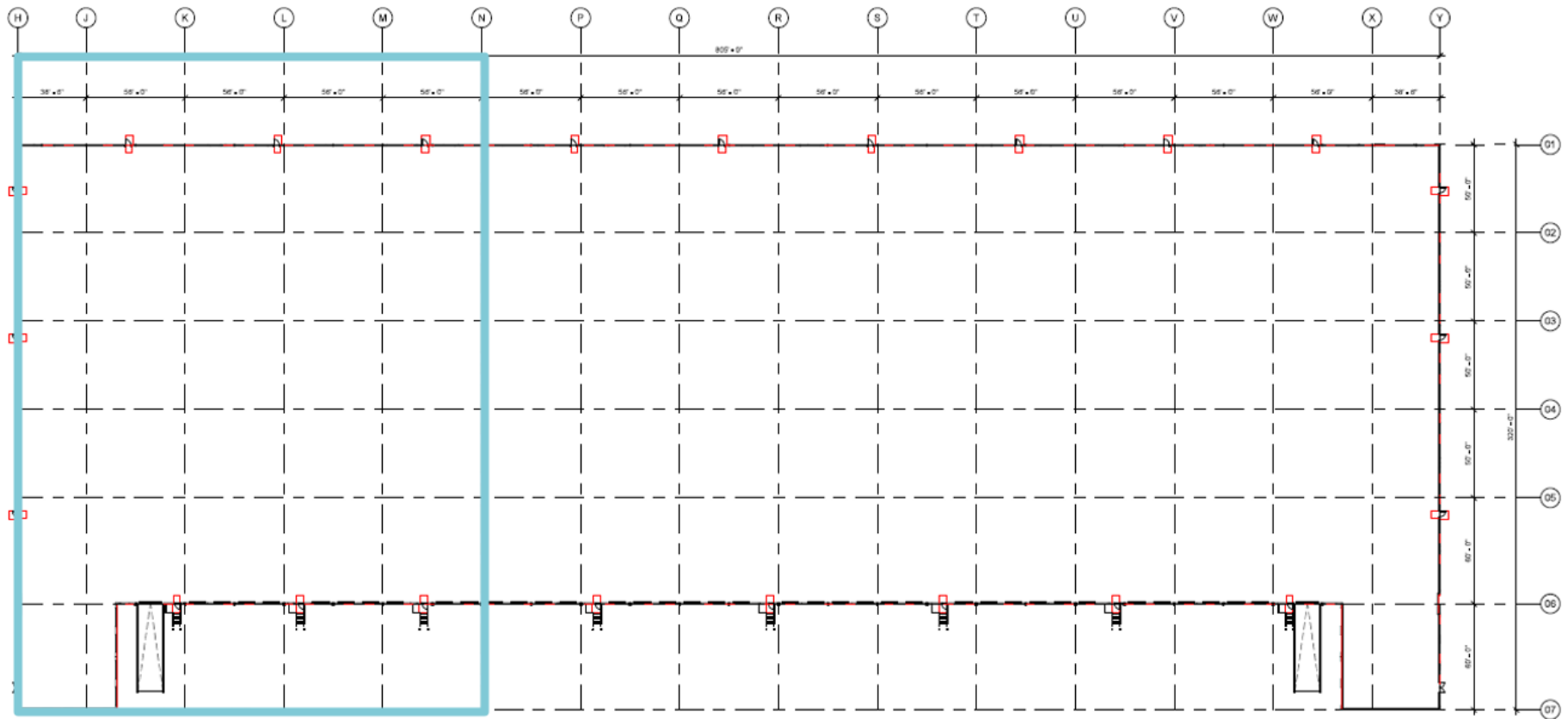
# PROPERTY SITE PLAN



**SPEC OFFICE**  
**3,356 SF**



# Overall Floor Plan - Divisible to 70,000 SF



For more information, please contact:

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