



FOR SUBLEASE

11550 N. SPECTRUM BLVD

HOUSTON, TX 77047



PROPERTY FEATURES



216,004 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)

175'

TRUCK COURT

±12 ACRES

TOTAL SITE SIZE

FRONT LOAD

CONFIGURATION

4

MECHANICAL PIT LEVELERS

55

TRAILER PARKS

50' X 56'

COLUMN SPACING

7"

CONCRETE SLAB

± 3,356 SF

OFFICE SIZE

260'

BUILDING DEPTH

2 (12' X 14')

DRIVE IN RAMPS

149

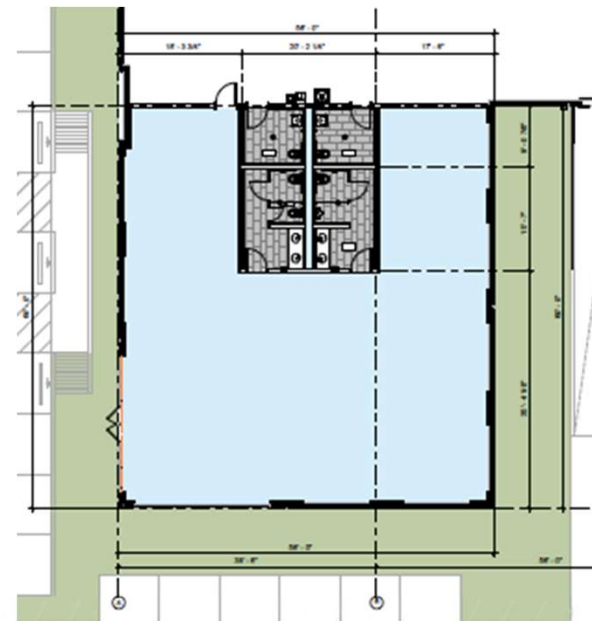
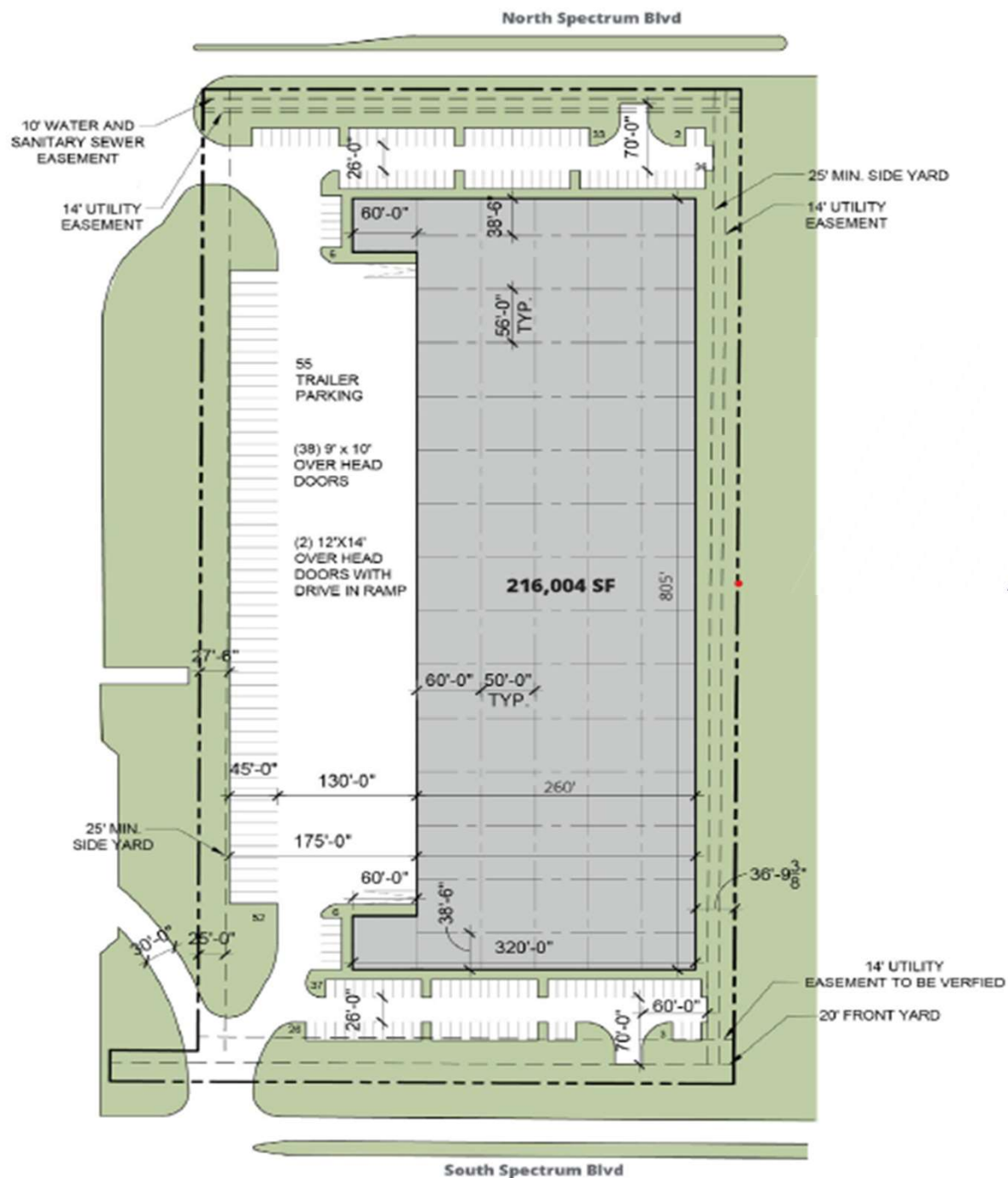
AUTO PARKS

MARCH 31, 2035

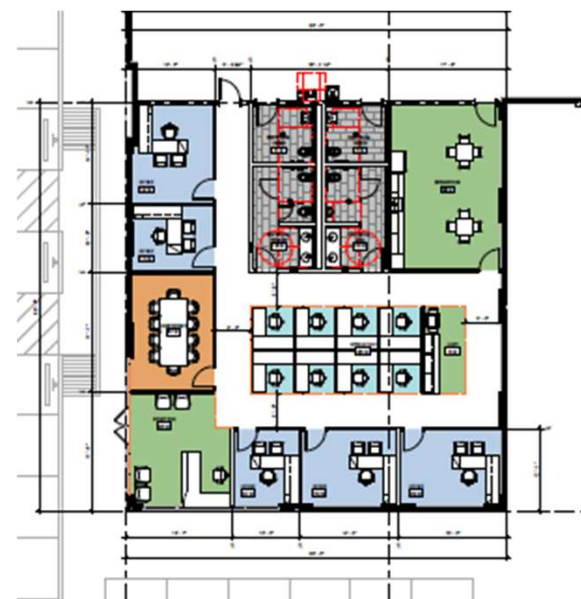
SUBLEASE EXPIRATION

**WILL CONSIDER LESS
THAN FULL TERM**

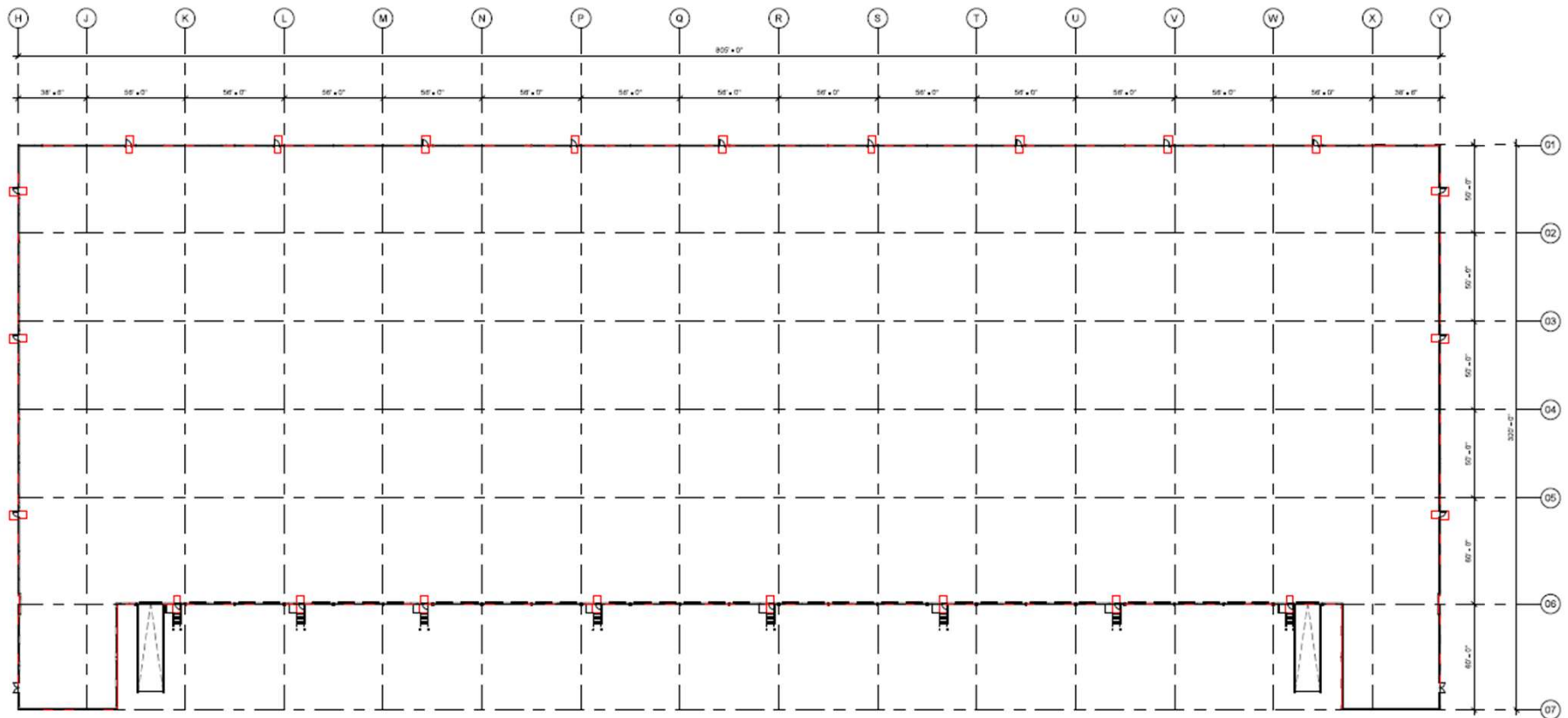
PROPERTY SITE PLAN



SPEC OFFICE
3,356 SF



Overall Floor Plan – Divisible to 70,000 SF



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