



CARPENTERS
LOGISTICS CENTER

±752,134 SF FOR SALE OR LEASE

CROSS DOCK (DIVISIBLE)

5-ACRES OF INDUSTRIAL OUTDOOR STORAGE



CONSTRUCTION COMPLETE

15600 Carpenters Logistics Dr.
Channelview, TX 77530

carpenterslogisticscenter.com

CBRE

Trammell Crow Company

PORT OF HOUSTON

- #1 U.S. Port in Waterborne Tonnage
- 8 Public Terminals
- 52 Miles of Inland Waterway

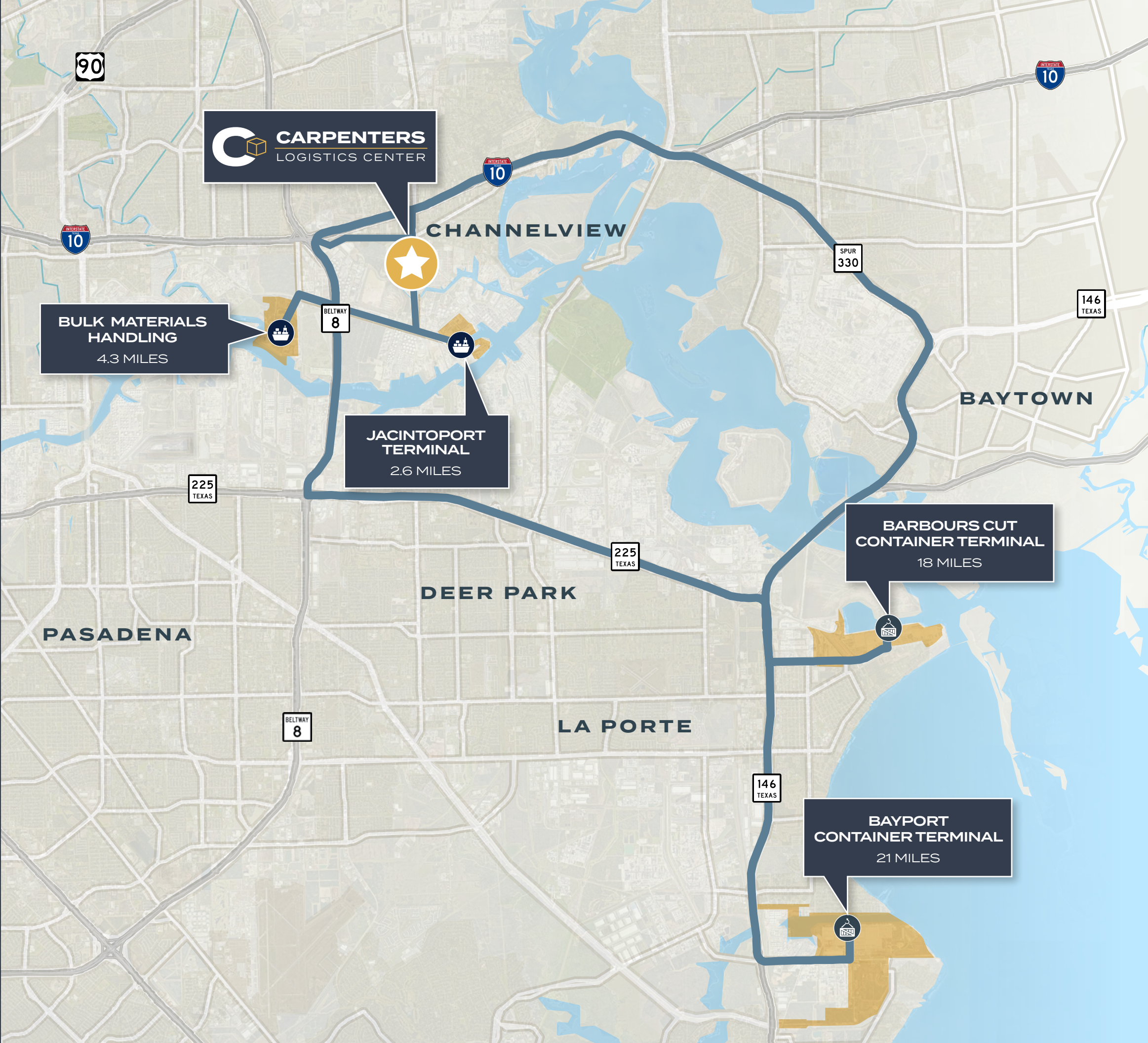
LOCATION

- 0.6 Miles to I-10
- 2.6 Miles to Beltway 8
- 5 Miles to Spur 330
- 8 Miles to Hwy 225

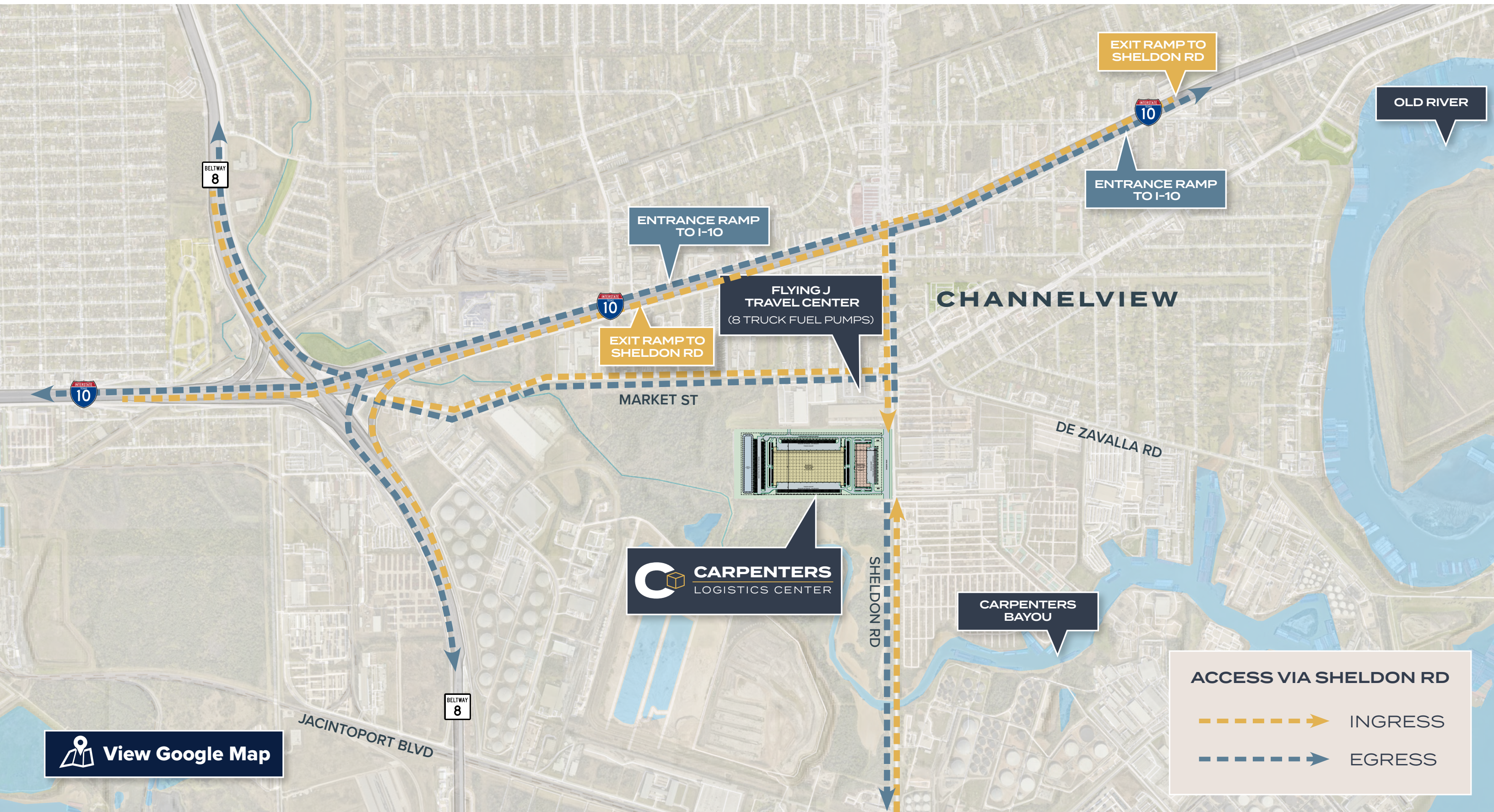
**PORT OF HOUSTON LOCATIONS**

**CONTAINER TERMINAL**

**GENERAL CARGO**



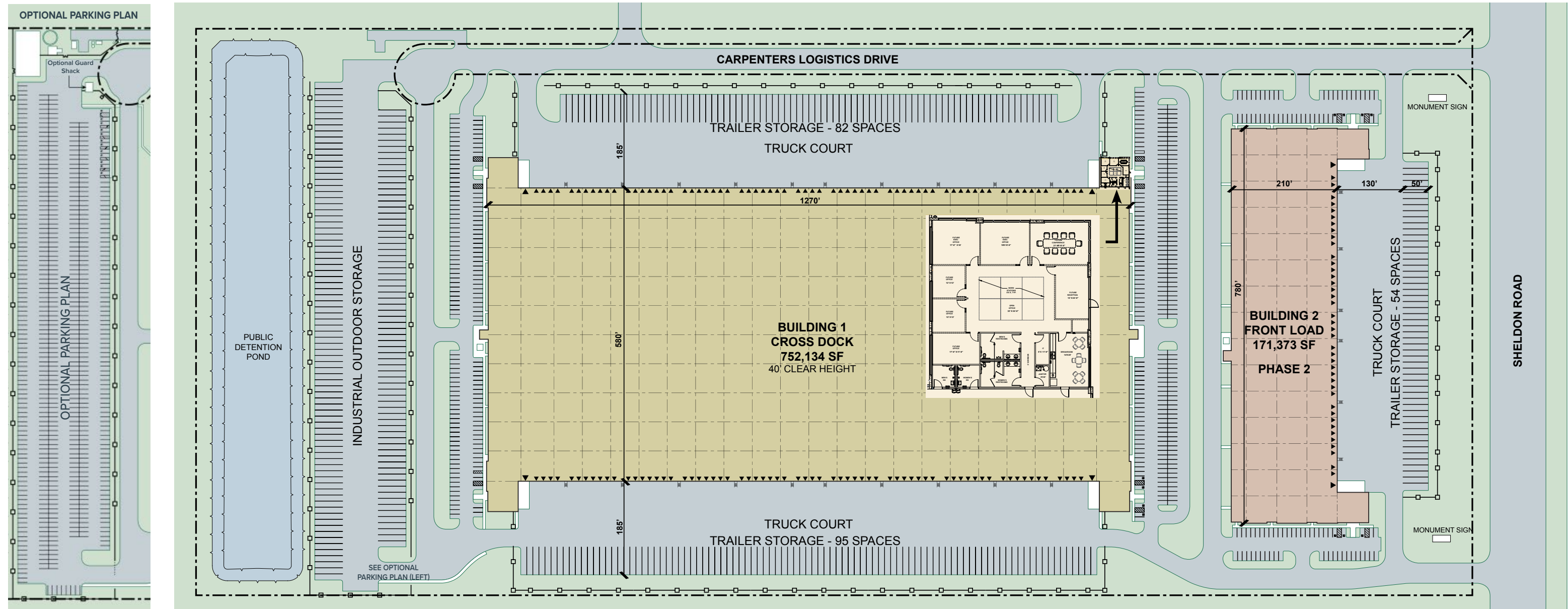
PARK ACCESS





SITE PLAN

BUILDING 1



BUILDING 1

- ± 752,134 SF Cross Dock (Divisible)
- Structural Tilt-Wall Construction
- 40' Clear Height
- 56' x 57.5' Typical Column Spacing w/ 60' Speed Bays
- ± 3,600 SF Speculative Office Space
- 388 Car Stalls (Expandable)
- 177 Trailer Stalls
- 8" Reinforced Slab
- Moment Structural Frames
- (4) Drive-In Ramps
- (136) 9'x10' O.H. Doors
- (4) 12'x14' O.H. Doors
- Interior Warehouse Walls Painted White
- ESFR Sprinkler System
- 185' Truck Courts
- LED Lighting
- (2) 1500 Kva Transformers w/ 3610 Amps Combined Capacity (Expandable)
- (2) Electrical Tap Boxes and Wireways Each Rated 4,000 Amps
- 60 Mil TPO Roof

INDUSTRIAL OUTDOOR STORAGE

- 5-Acres of Paved Storage
- Fenced and Gated
- LED Site Lighting
- Additional 153 Trailer Stalls or 595 Car Stalls

AERIAL VIEW



CARPENTERS
LOGISTICS CENTER

HOUSTON SHIP
CHANNEL

TEXAS MEDICAL
CENTER

GALLERIA

HOUSTON
CBD

BELTWAY
8

INTERSTATE
10

 **CARPENTERS**
LOGISTICS CENTER

SHELDON RD

MARKET ST

AERIAL VIEW



CARPENTERS
LOGISTICS CENTER

JACINTO PORT
TERMINAL

HOUSTON SHIP
CHANNEL

JACINTO PORT BLVD

SHELDON RD



MARKET ST



Trammell Crow Company

Trammell Crow Company, founded in 1948, is one of the nation’s leading developers, operators and investors in real estate. The company has developed or acquired over 2,900 properties with a value exceeding \$75 billion. The philosophy of Trammell Crow Company is built upon the commitment of servicing the needs of its customers, employees and communities through a network of local partners who understand the specific dynamics of their local markets.

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carpenterslogisticscenter.com



KEY ROUTES

- Carpenters Logistics Center
 - Route
 - Destination
 - Port of Houston Locations
1. Jacintoport (2.6 mi.)
 2. Houston CBD (12 mi.)
 3. Barbours Cut Terminal (18 mi.)
 4. William P Hobby Airport (19 mi.)
 5. Bayport Terminal (21 mi.)
 6. Bush Intercontinental Airport (24 mi.)



View Google Map