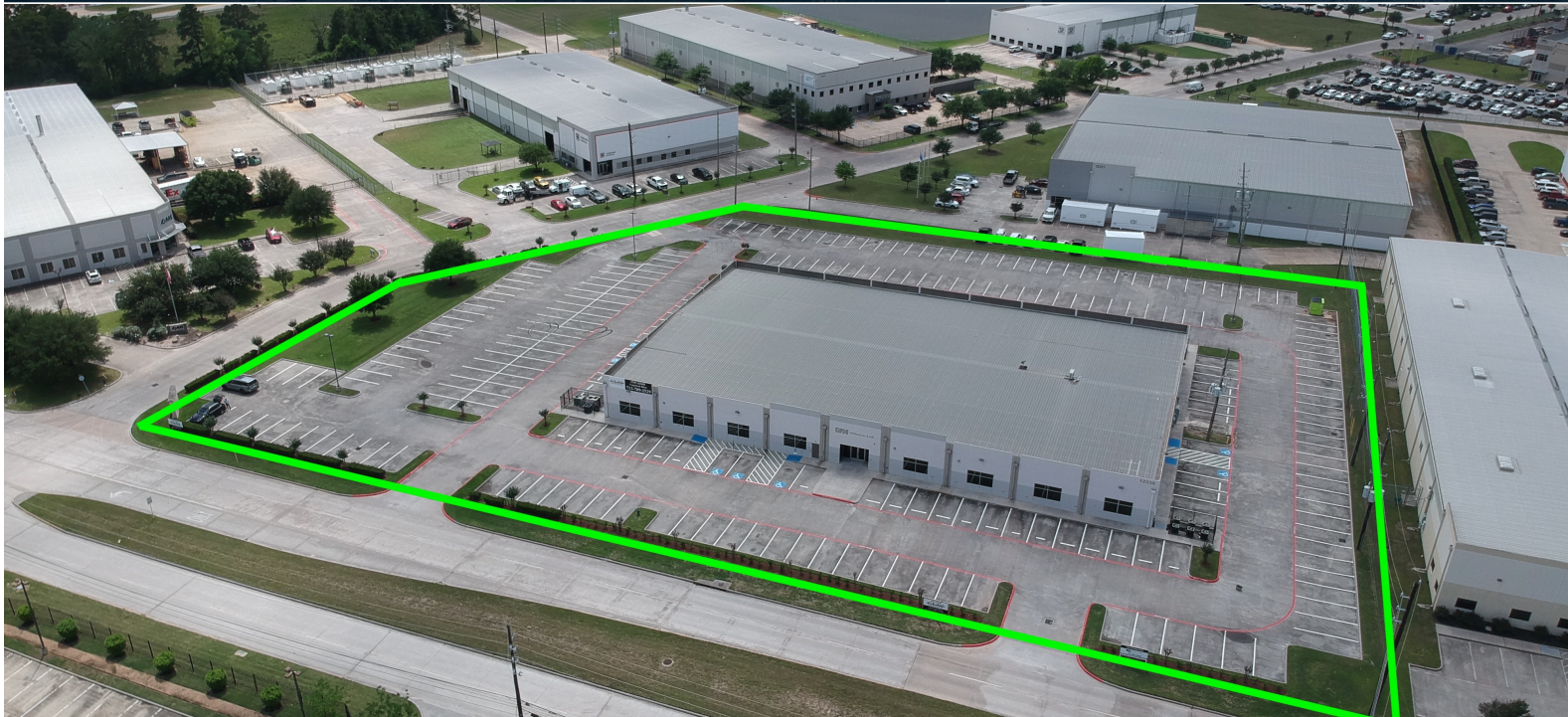
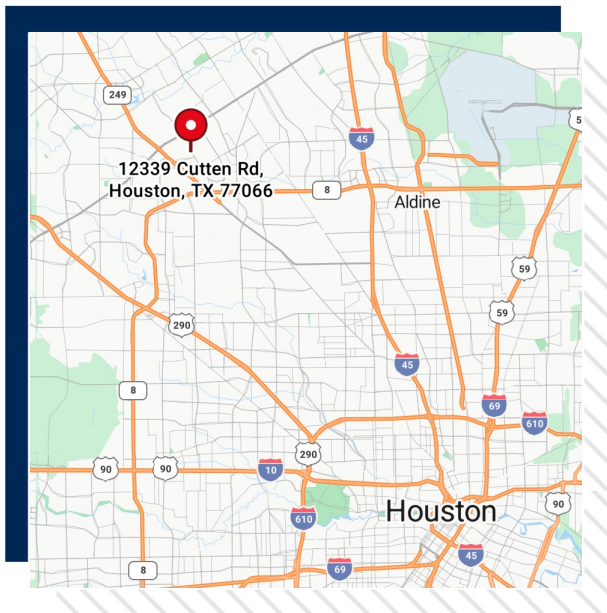


FOR LEASE



12339 Cutten Rd. Houston, TX 77066



- +/- 31,500sf Tilt-Wall FLEX Office / Warehouse Facility on 3.65 Acres
- Single Tenant or Multi-Tenant w/ (4) Suites:
 - Suite 100: 9,272sf
 - Suite 200: 7,252sf
 - Suite 300: 6,415sf
 - Suite 400: 6,212sf
- Class-A Facility with Flexible Use Capabilities
- **100% Climate Controlled**
- Multiple Grade-Level Overhead Door Options
- **Fully Sprinklered Building**
- Excellent Northwest Location on Cutten Rd. near Hwy 249 & Beltway 8

Steven O'Connor

(713) 300-4081
steven@pringroup.com

Marc Lawson

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marc@pringroup.com

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12339 Cutten Rd. Houston, TX 77066



- Suite 400 – Converted into Flex Office/Warehouse Space with (1) Overhead Door

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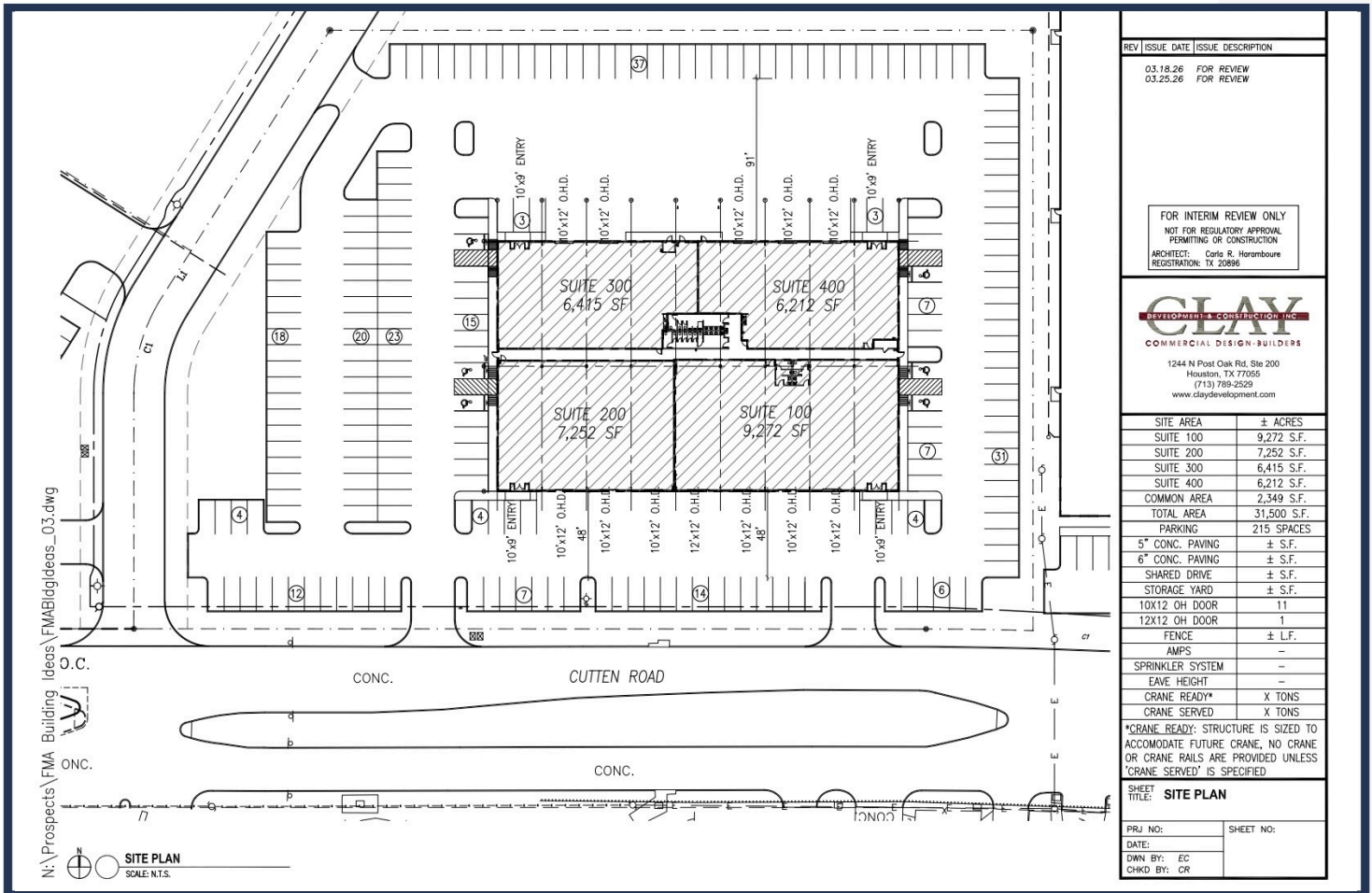
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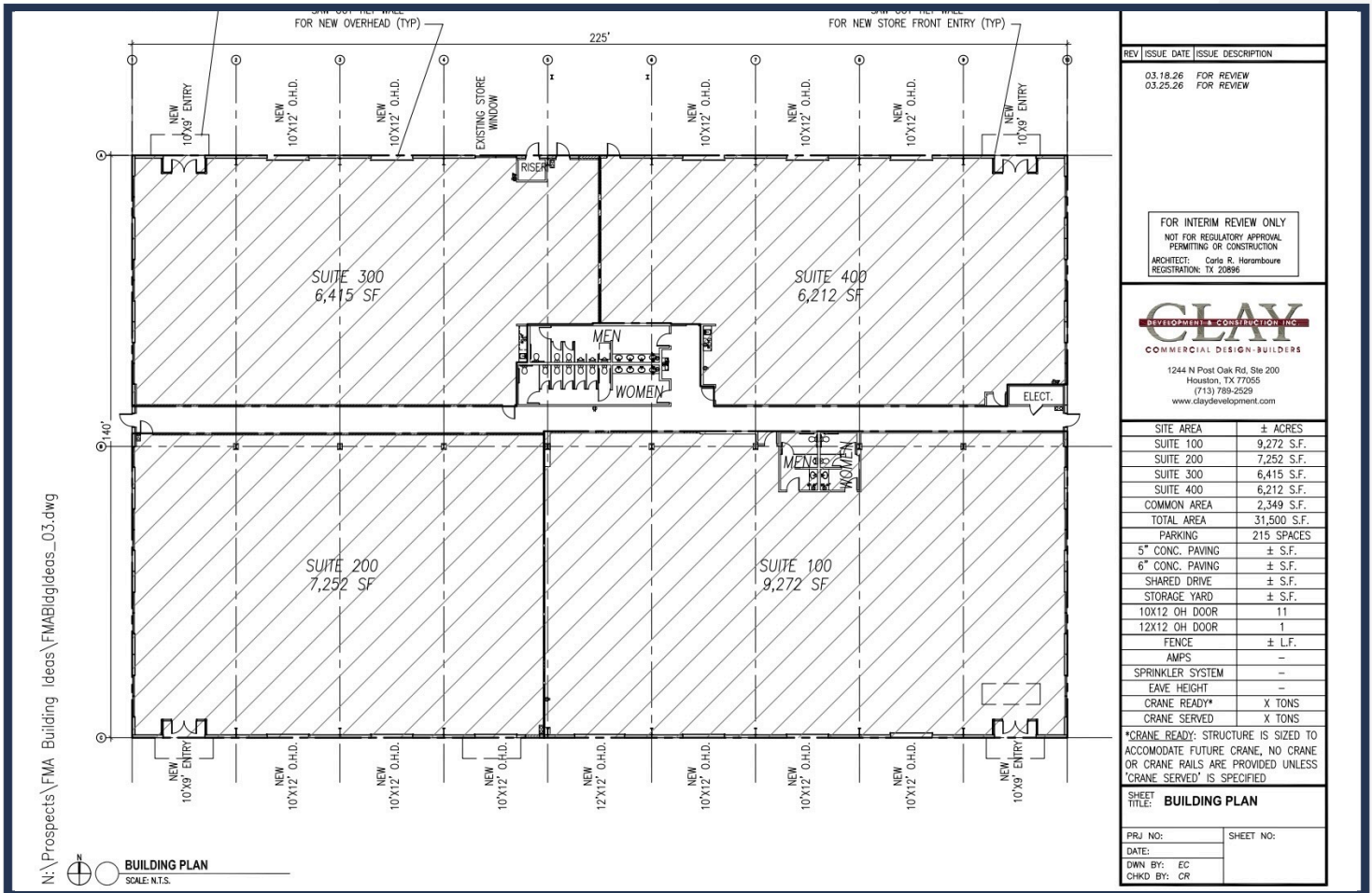
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