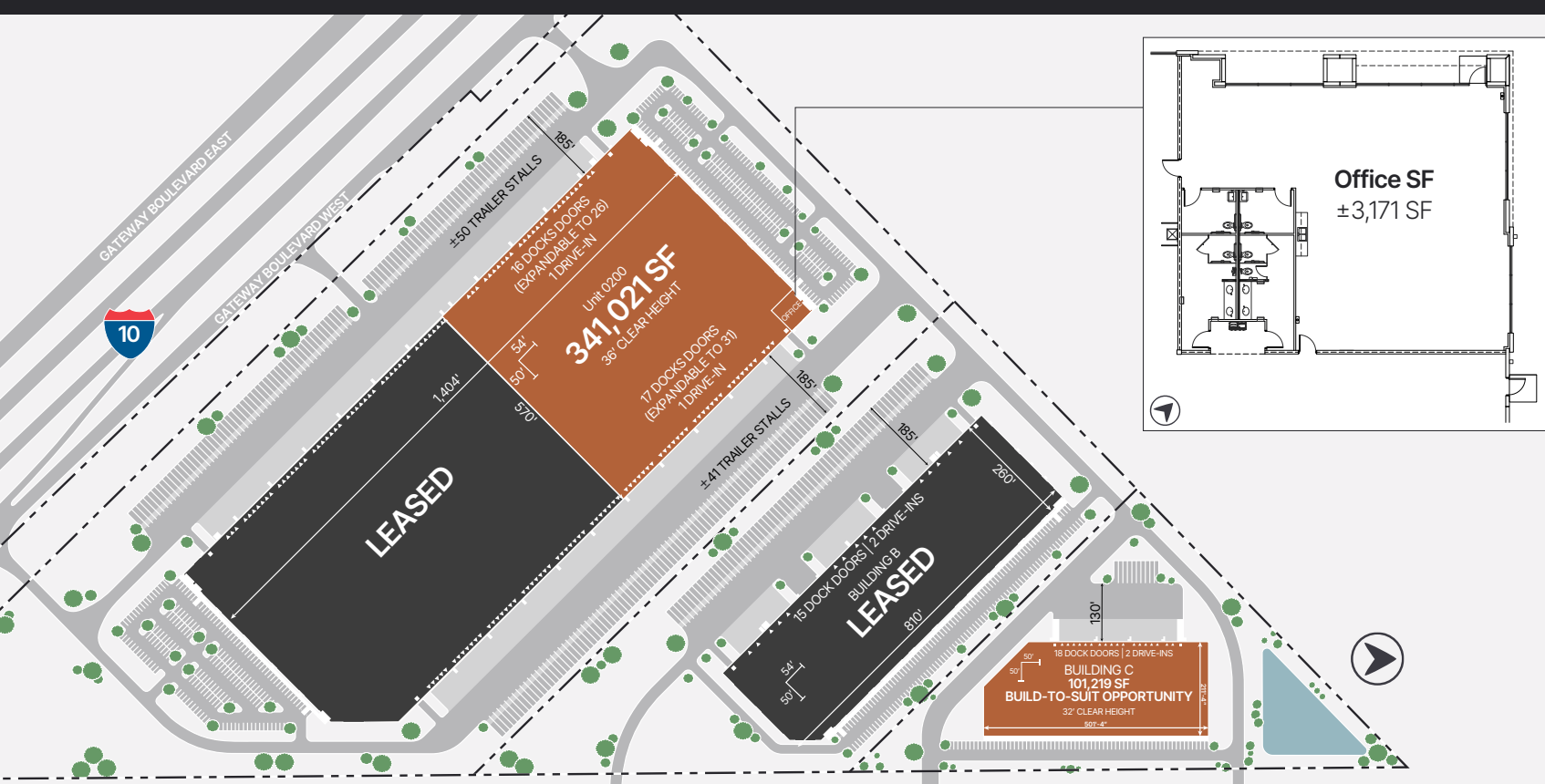


GATEWAY BOULEVARD WEST

±341,021 SF

(Divisible)

Building A | Unit 200



UNIT 200 | SPECIFICATIONS

13699 Gateway Boulevard West, El Paso, Texas

Available SF	±341,021 SF (Divisible)	Clear Height	36'	Truck Court Depth	185'
Office SF	±3,171 SF	Dock Doors	33 (Fully equipped) Expandable to 57	Trailer Stalls	±91
Building Dimensions	1,404' x 570'	Drive-Ins	2	Car Spaces	±220
Column Spacing	50' x 54'	Loading Format	Cross-dock	Fire Protection	ESFR

LOCAL ACCESS



20

601

62

375

20



USA

El Paso

Biggs Army Airfield

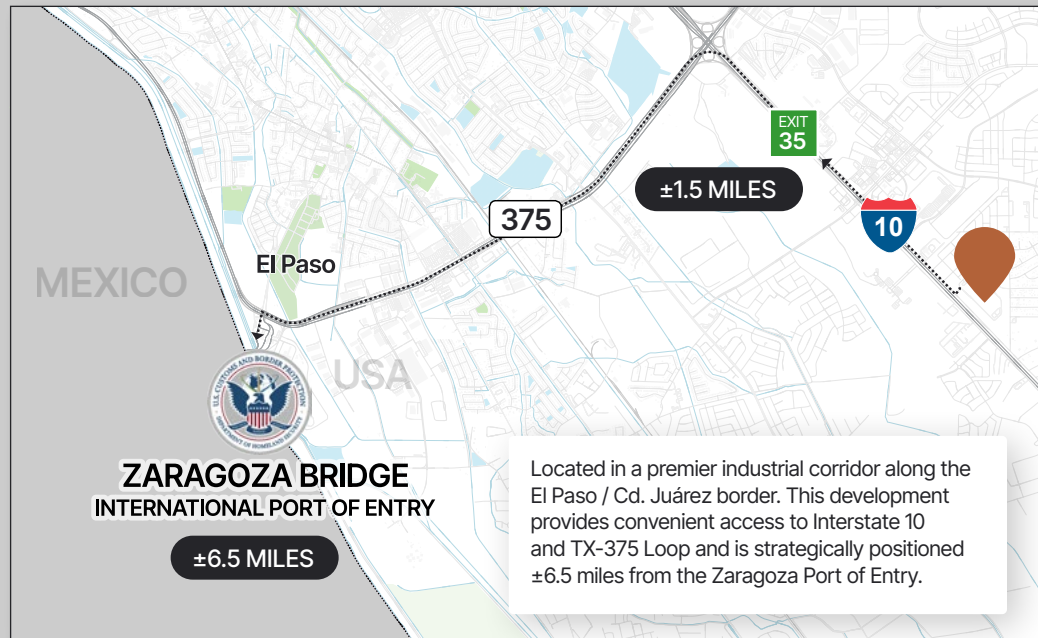
El Paso International Airport



AMERICAS BRIDGE
INTERNATIONAL PORT OF ENTRY

PASEO DEL NORTE BRIDGE
INTERNATIONAL PORT OF ENTRY

MEXICO



MEXICO

El Paso

USA



ZARAGOZA BRIDGE
INTERNATIONAL PORT OF ENTRY

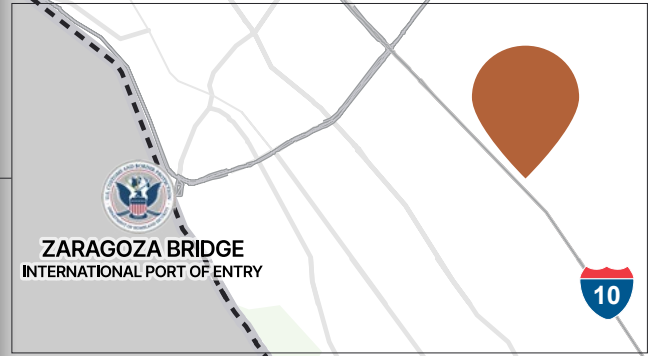
±6.5 MILES

EXIT
35

±1.5 MILES



Located in a premier industrial corridor along the El Paso / Cd. Juárez border. This development provides convenient access to Interstate 10 and TX-375 Loop and is strategically positioned ±6.5 miles from the Zaragoza Port of Entry.



ZARAGOZA BRIDGE
INTERNATIONAL PORT OF ENTRY



CONTACT INFORMATION



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This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.