

# 18,910 SF Crane Ready Warehouse For Lease

Available

13819 FM 529 (Lot 2) • Houston, TX 77041

4<sup>th</sup> qtr 2026



Picture shown is not actual building

**For Lease Only: \$20,800 / month (\$1.10/SF), NNN**

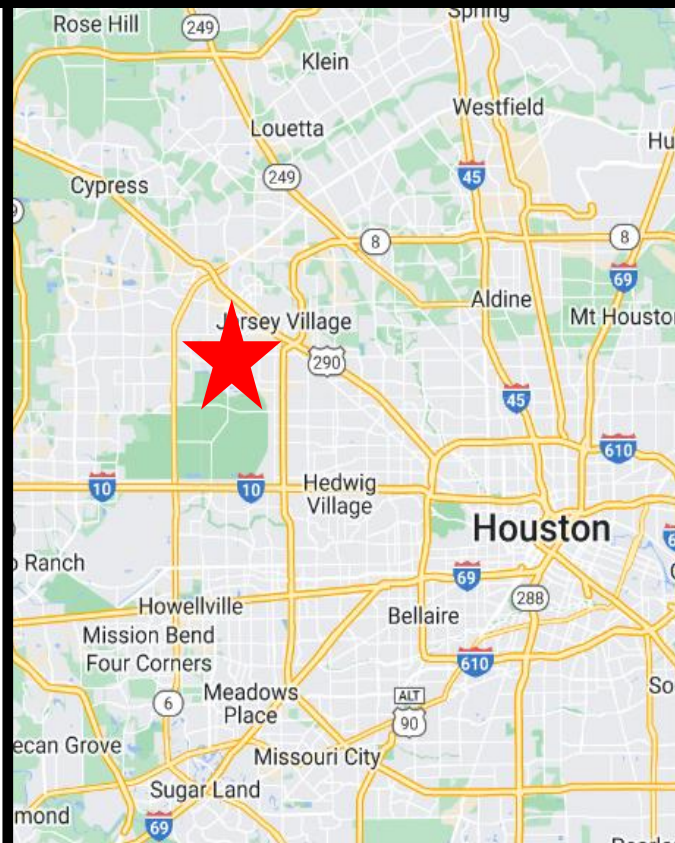
## Location:

- 1.6 miles west of Eldridge
- 6 miles from US 290 or Beltway 9
- Key Map 408Q

## Features: (see site plan on page 2)

- 18,910 SF on 2.38 acres
- 62' x 305' x 30' eave
- 5 rollup doors up to 20'x20'
- 1.3 acre stabilized laydown yard
- Crane ready to 20-tons – 20' hook ht
- Rate include a \$7/SF TI allowance
- Shared water well & separate septic
- Low tax rate of \$.0184
- Outside 500-year flood plain

**OUTSIDE CITY LIMITS !!!**



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