

FOR SUBLEASE



8833 CITYPARK LOOP | HOUSTON, TX 77013

City Park East

8833 Citypark Loop, Houston, TX 77013

Houston East / Ship Channel | Union Pacific Rail-Served

114,552 SF

Available (Suites D, E, F)

22' Clear

Ceiling Height

36

Dock Doors

Rail-Served

Union Pacific

SUBLEASE TERM

63 Months — Through September 2030

CONTACT

realestate@unisco.com

OVERVIEW

City Park East is a rail-served industrial facility in Houston's Ship Channel submarket, adjacent to the Union Pacific rail yard and strategically located 3 miles from the Port of Houston. 114,552 SF is available for sublease across Suites D, E, and F, featuring 36 dock doors, 19 rail doors, 3 drive-in doors, and 962 SF of office space. 63-month sublease term through September 30, 2030.

BUILDING SPECS

Available SF	114,552 SF (Suites D, E, F)
Office SF	962 SF
Configuration	Single-load with rail
Column Spacing	30' x 30' typical
Clear Height	22'
Dock Doors	36
Rail Doors	19 (Union Pacific)
Drive-In Doors	3
Sprinkler	Wet Pipe
Floor Level	Dock
Suite D	44,100 SF (208' x 209')
Suite E	37,800 SF
Suite F	32,652 SF

NOTABLE DISTANCES

HIGHWAYS	
Loop 610	0.5 mi
I-10	1.5 mi
I-69 / US-59	5 mi
PORT & RAIL	
Port of Houston	3 mi
UP Rail Yard	Adjacent
AIRPORTS	
Hobby (HOU)	12 mi
Bush (IAH)	22 mi
CARRIERS	
FedEx Ground	8 mi
UPS	10 mi

FLOOR PLAN | 114,552 SF AVAILABLE (SUITES D, E, F)

- Rail-Served: 19 UP Rail Doors
- 36 Dock + 3 Drive-In Doors
- 3 Mi from Port of Houston
- 3 Suites (D, E, F)

