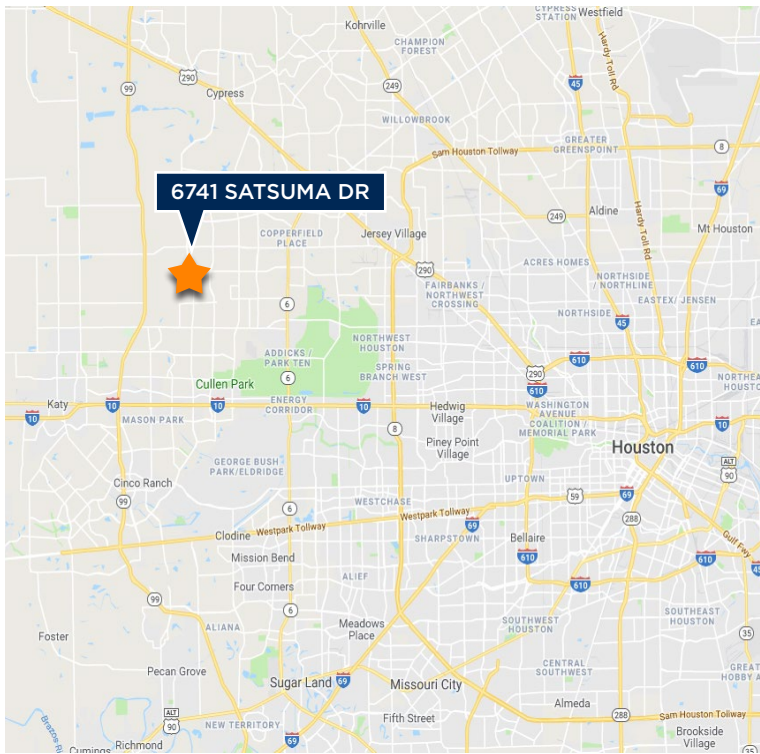


FOR LEASE INDUSTRIAL LAND

6741 SATSUMA DR. HOUSTON, TEXAS 77041



Total Land Area: +/- 1.10 AC (47,916 SF)

Use: Overnight Trailer Parking

Lease Term: Negotiable, Contact Broker

Features Include:

- Fully fenced & gated
- Proposed 6" - 8" stabilization yard space
- \$1,600/mo. - \$2,500/mo. if tenant stabilizes site themselves; pricing dependent on lease terms
- \$3,000/mo. - \$4,000/mo. if Landlord stabilizes site for tenant; pricing dependent on lease terms
- Outdoor lighting
- Private access permitted
- Close Proximity to FM 529, Beltway 8 & HWY 290
- Proposed uses: Daily/Overnight Truck Parking, Trucking Dispatch, Laydown yard, Trucking Logistics Company, Construction Company, Machine & Equipment Rental Company, etc.
- Motivated Landlord looking to accommodate tenants needs for stabilizing yard



BRANDON WUNTCH

D / 713.275.3784

M / 713.882.1739

bwuntch@fritscheanderson.com

WINSTON WEGNER

D / 713.275.3813

M / 713.249.8330

wwegner@fritscheanderson.com

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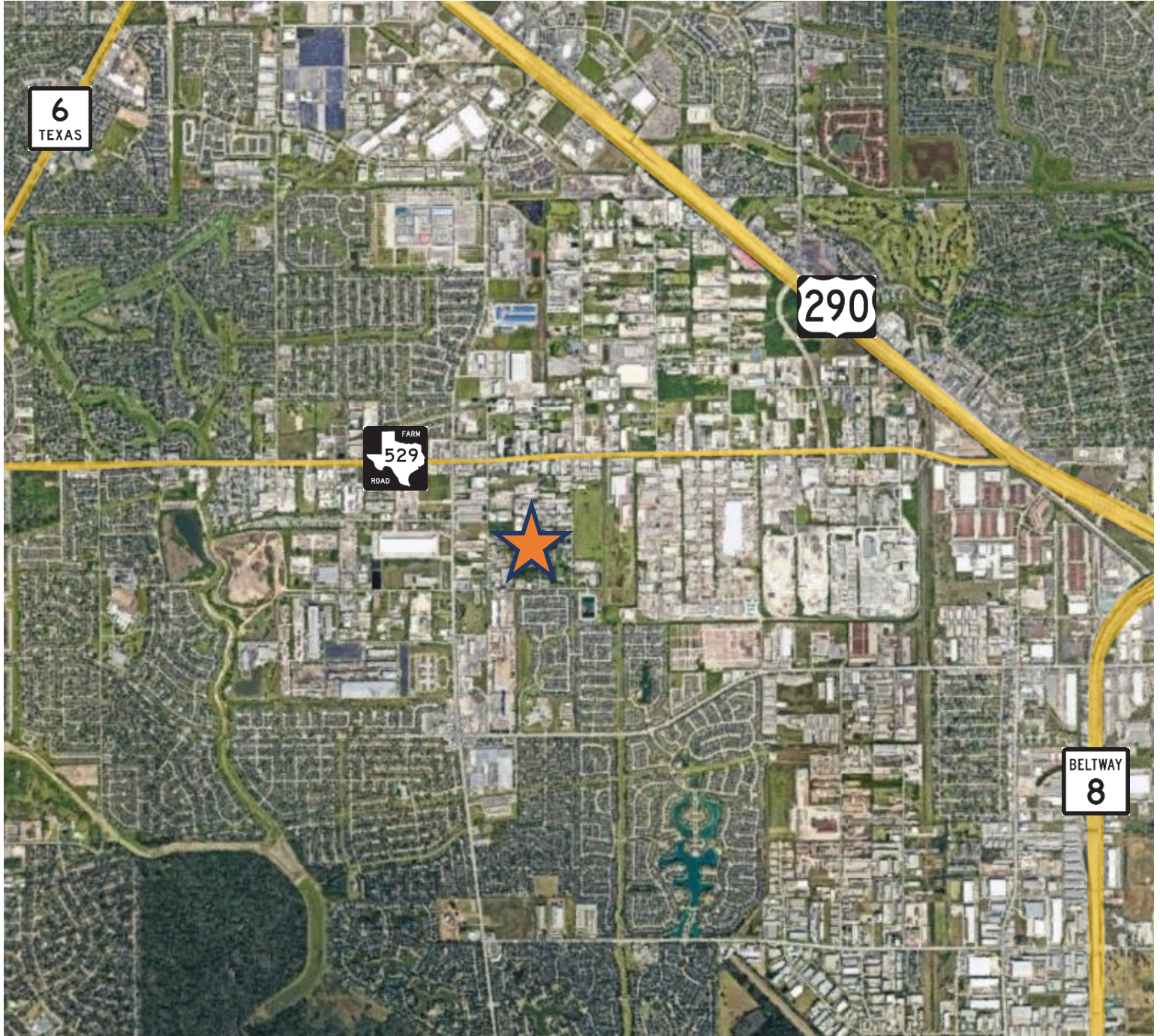
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