

# FUQUA BUSINESS CENTER – 17,600 SF FOR LEASE

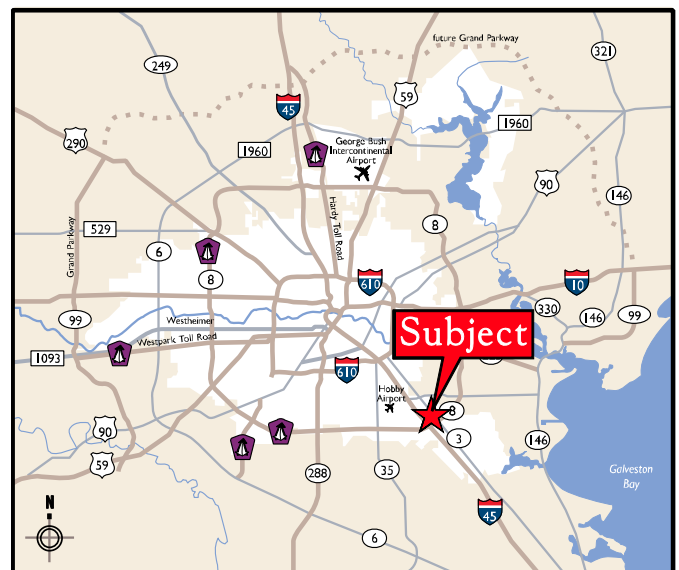
City of Houston, Bay Area, Less than 1  
mile from I-45 and Beltway 8



DELIVERING 2Q16



- New  $\pm 35,200$  sq. ft. concrete tiltwall construction with  $\pm 17,600$  sq. ft. available -- divisible to  $\pm 8,800$  sq. ft. units
- Rear-load configuration
- 120' truck court
- 24' clear
- ESFR sprinklered
- Located in the NWQ of Hwy 3 and Beltway 8 South - one mile east of I-45, providing the site with excellent accessibility to the greater Houston MSA



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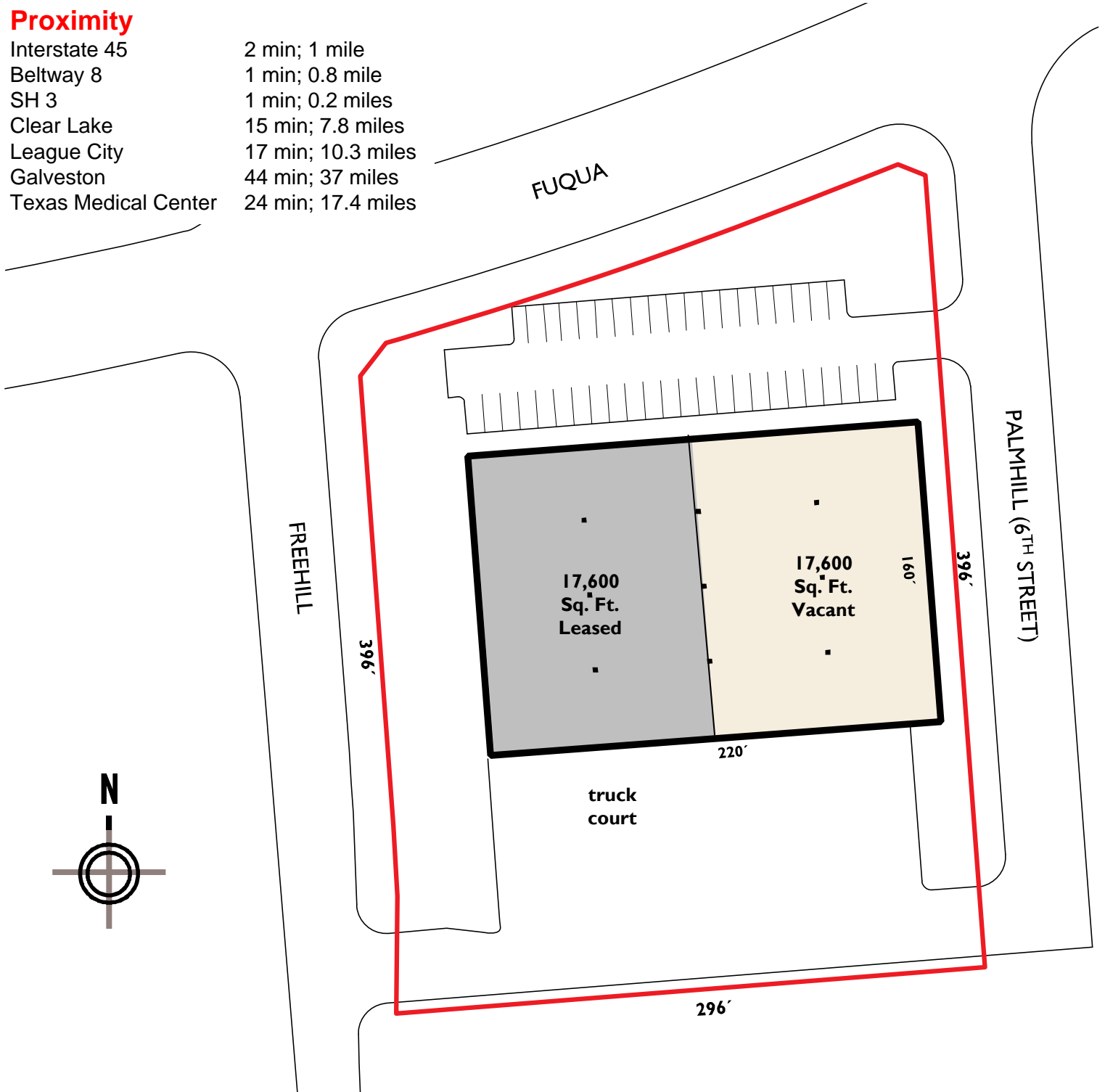
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# FUQUA BUSINESS CENTER

Scheduled Completion: 2Q2016

## Proximity

Interstate 45	2 min; 1 mile
Beltway 8	1 min; 0.8 mile
SH 3	1 min; 0.2 miles
Clear Lake	15 min; 7.8 miles
League City	17 min; 10.3 miles
Galveston	44 min; 37 miles
Texas Medical Center	24 min; 17.4 miles



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