



EQT | EXETER



# Near East Distribution Center Building 1

Houston, TX

Building Size: 133,071 SF | 133,071 SF of Industrial Space Available

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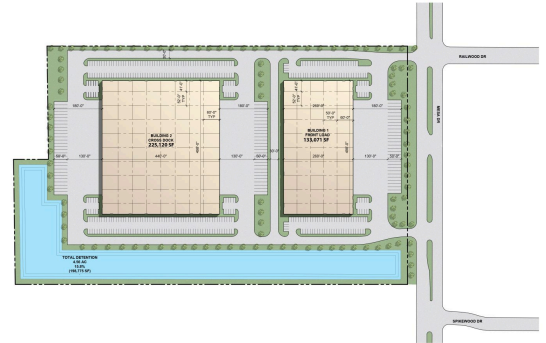
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Houston, TX

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## Building Specifications

- Industrial space available
- 133,071 SF total building size
- 133,071 SF available size
- Estimated delivery in Q3 2023
- Built in 2022
- 10 acre site
- 32' clear height
- 52' x 50' column spacing
- 180' truck court depth
- Front loading
- 18 dock doors
- 2 drive-in doors
- 140 car parking spaces
- 29 trailer parking spaces
- ESFR sprinkler system



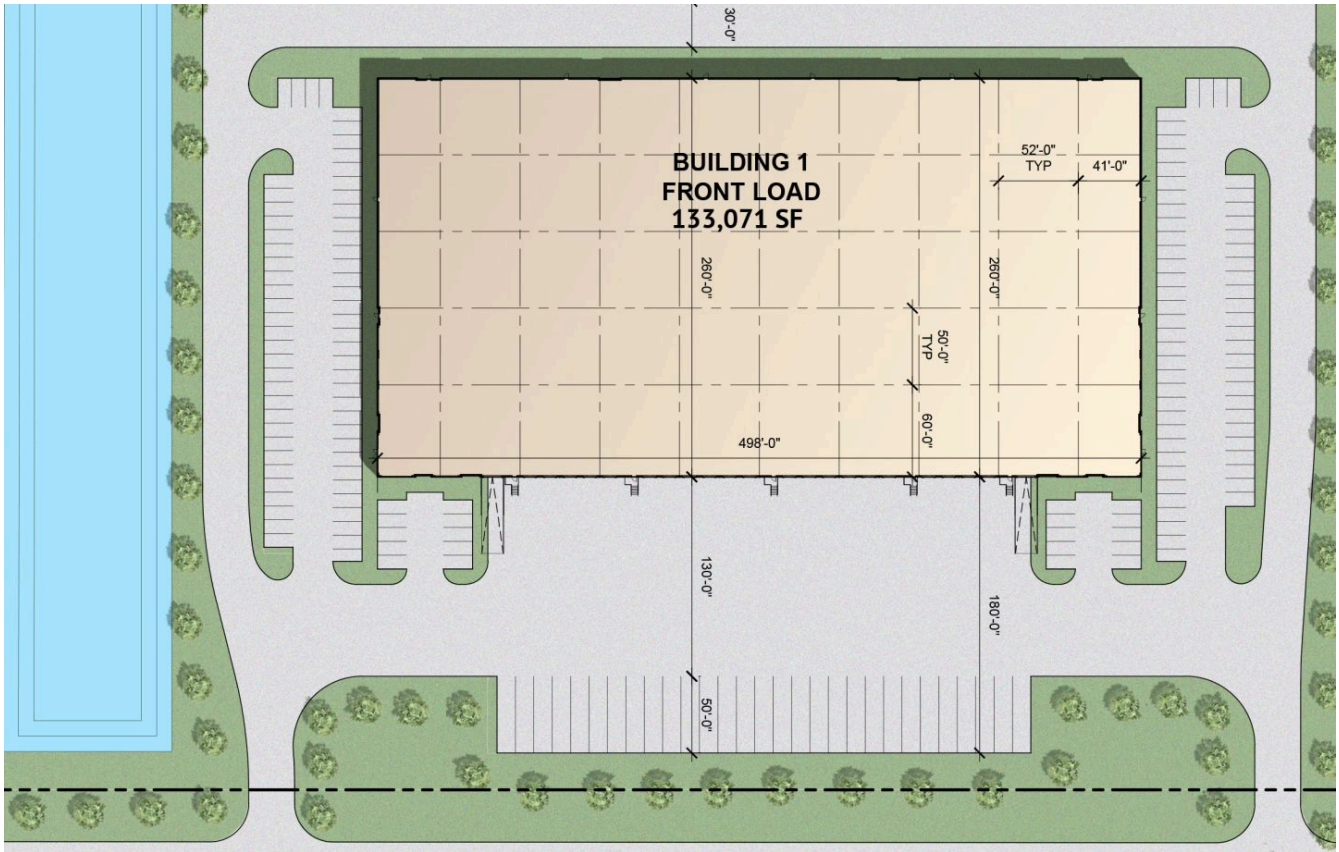
## Additional Information

- Located in the Northeast Houston Submarket
- Frontage on Mesa Drive
- Easy Access to 610, I-10, Hardy Tollway, I-59, and I-45

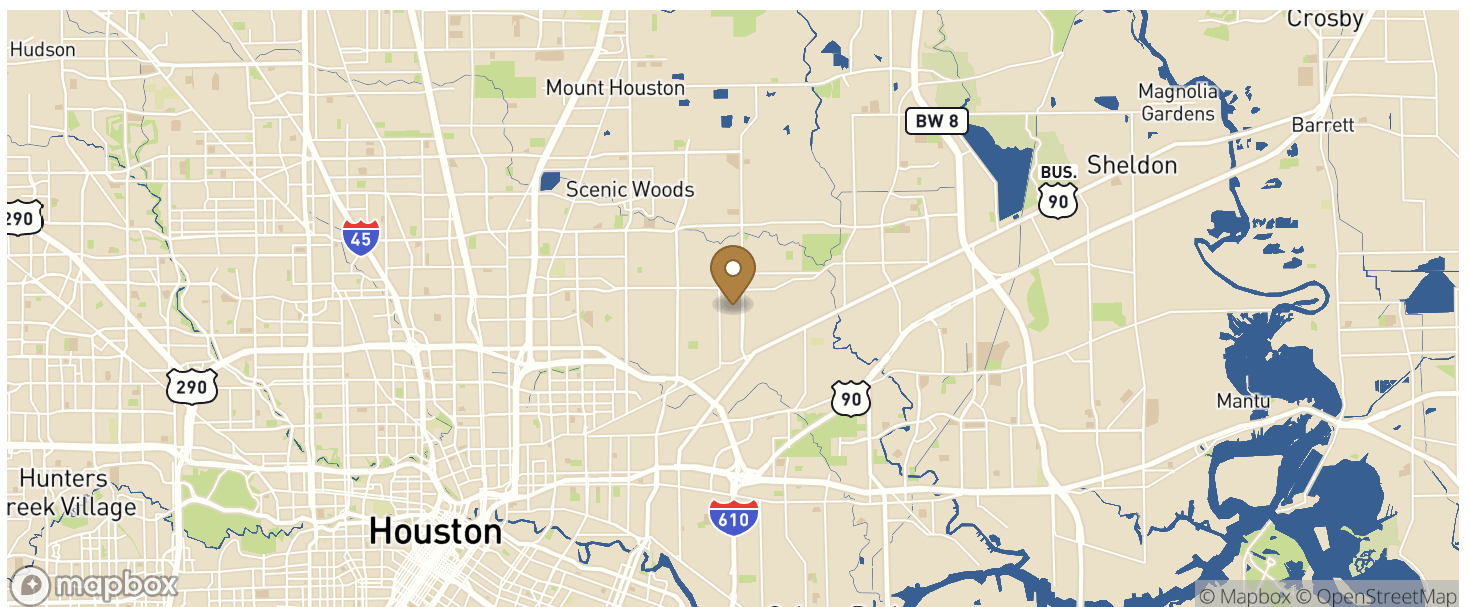
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## Access

CITY	POPULATION	MILES	DRIVE TIME
Houston	2,319,603	18	0 h 27 m
Austin	912,791	158	2 h 39 m
San Antonio	1,492,510	204	3 h 18 m
Dallas	1,197,816	228	3 h 39 m
Monterrey	1,135,512	508	8 h 15 m
Saltillo	864,431	544	9 h 00 m

## Population

ACCESS AND LABOR FORCE	10 MILES
Total Population	1,029,244
Total Labor Force	556,152
Unemployment Rate	3.85%
Median Household Income	59,263
Warehouse Employees	3,616
High School Education Or Higher	62.34%