



EQT | EXETER



Near East Distribution Center Building 2

Houston, TX

Building Size: 225,120 SF | 225,120 SF of Industrial Space Available

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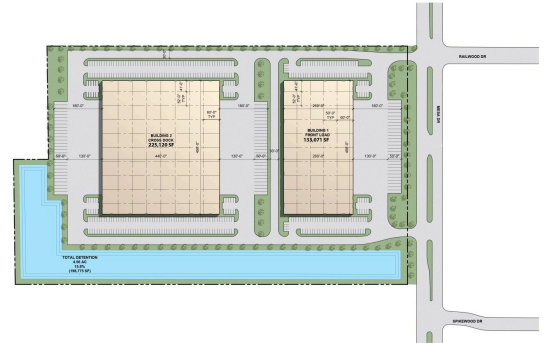
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Houston, TX

Building Size: 225,120 SF | Building Availability: 225,120 SF

Building Specifications

- Industrial space available
- 225,120 SF total building size
- 225,120 SF available size
- Built in 2022
- Estimated delivery in Q1 2023
- 18 acre site
- 32' clear height
- 52' x 50' column spacing
- 180' truck court depth
- Cross-Dock loading
- 39 dock doors
- 4 drive-in doors
- 273 car parking spaces
- 58 trailer parking spaces
- ESFR sprinkler system



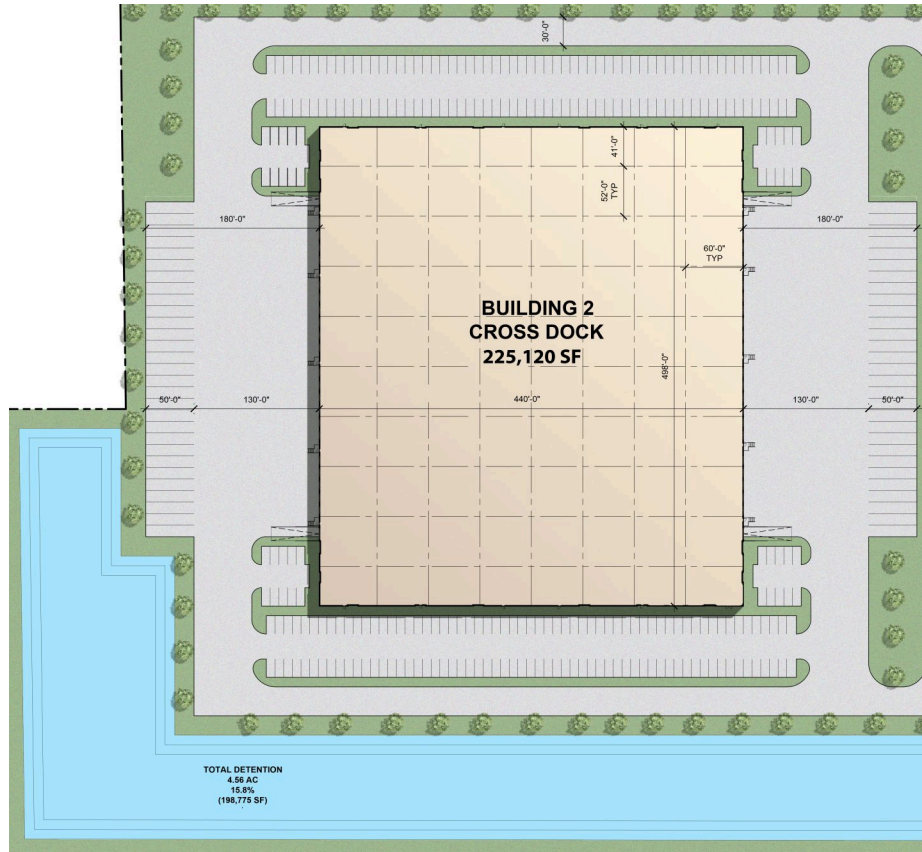
Additional Information

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

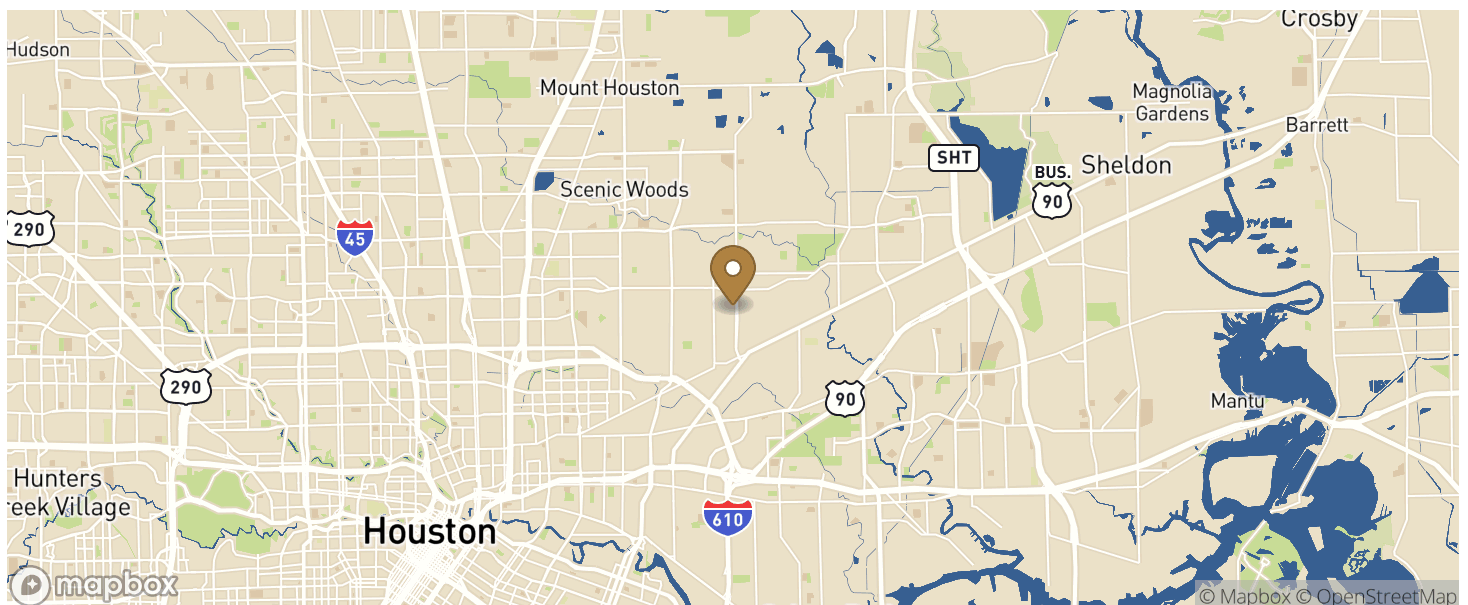
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Access

CITY	POPULATION	MILES	DRIVE TIME
Houston	2,319,603	2	0 h 05 m
Austin	912,791	162	2 h 44 m
San Antonio	1,492,510	199	3 h 13 m
Dallas	1,197,816	240	3 h 52 m
Monterrey	1,135,512	494	7 h 59 m
Saltillo	864,431	502	8 h 39 m

Population

ACCESS AND LABOR FORCE	10 MILES
Total Population	1,385,579
Total Labor Force	1,020,603
Unemployment Rate	3.04%
Median Household Income	62,650
Warehouse Employees	4,364
High School Education Or Higher	64.13%

Transportation

Transit

Bicycle, Milam & Lamar	18 min walk	0.9 miles
Rail, Theater District	20 min walk	1.0 miles
Bus	18 min walk	0.9 miles
Bus, Smith St @ Preston St	25 min walk	1.3 miles