



10633 Shadow Wood Dr  
Houston, TX 77043

FOR SALE

Nathan Rodriguez  
Associate

Eric Hughes  
Partner



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Houston, TX 77043

## Description:

- Building Size - 17,410 SF Total
- Office - 6,804 SF / 2 Story
- Land - 37,740 SF (0.86 Acres)
- Construction - Tilt-wall
- Parking - +/- 34 spaces
- Clear Height - 18'
- Deed Restricted Business Park
- Comments - Corner lot with great visibility. One grade level door, fenced/gated and +/- 6,230 SF A/C Mezzanine/Storage area. Located in desirable Town & Country Business Park. Close proximity to Beltway 8 / I-10 W. HIGH and DRY!
- **Asking Price - \$1,915,000 (\$110 PSF)**

For Additional Information  
Please Contact:

**Nathan Rodriguez**

O: 713-461-4750 x6

C: 832-875-7548

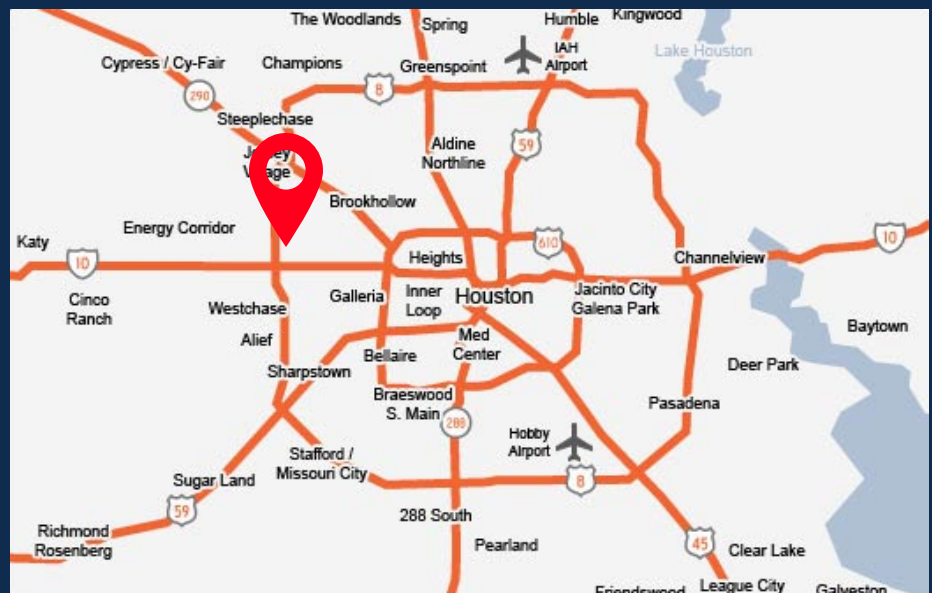
nathan@centermarkcre.com

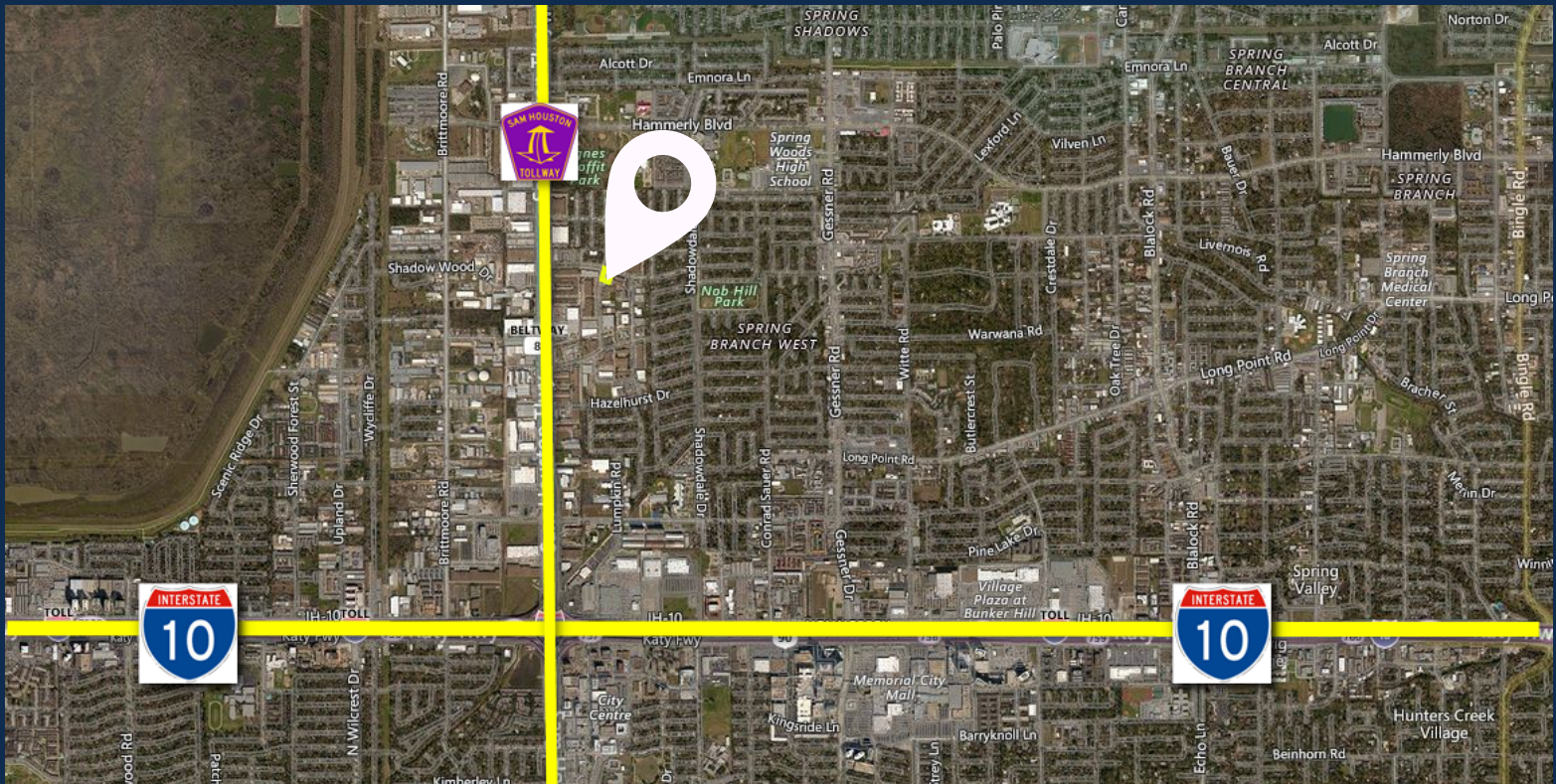
**Eric Hughes**

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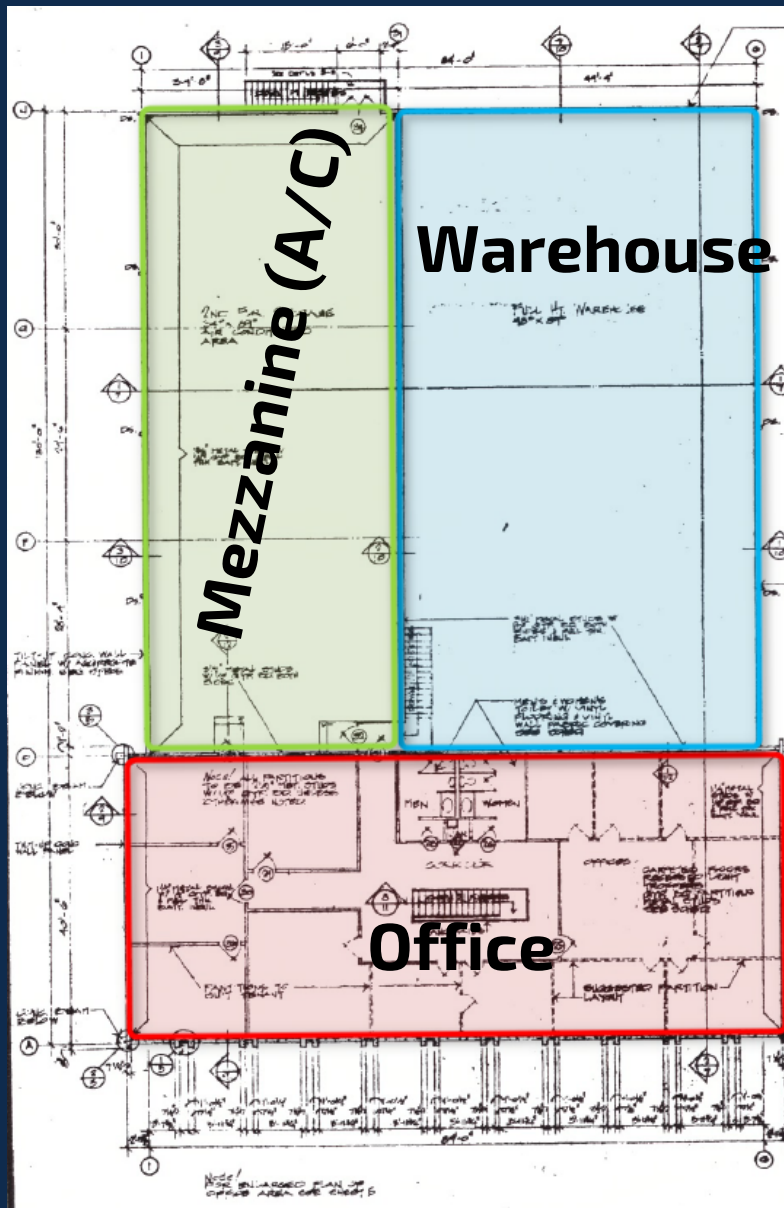
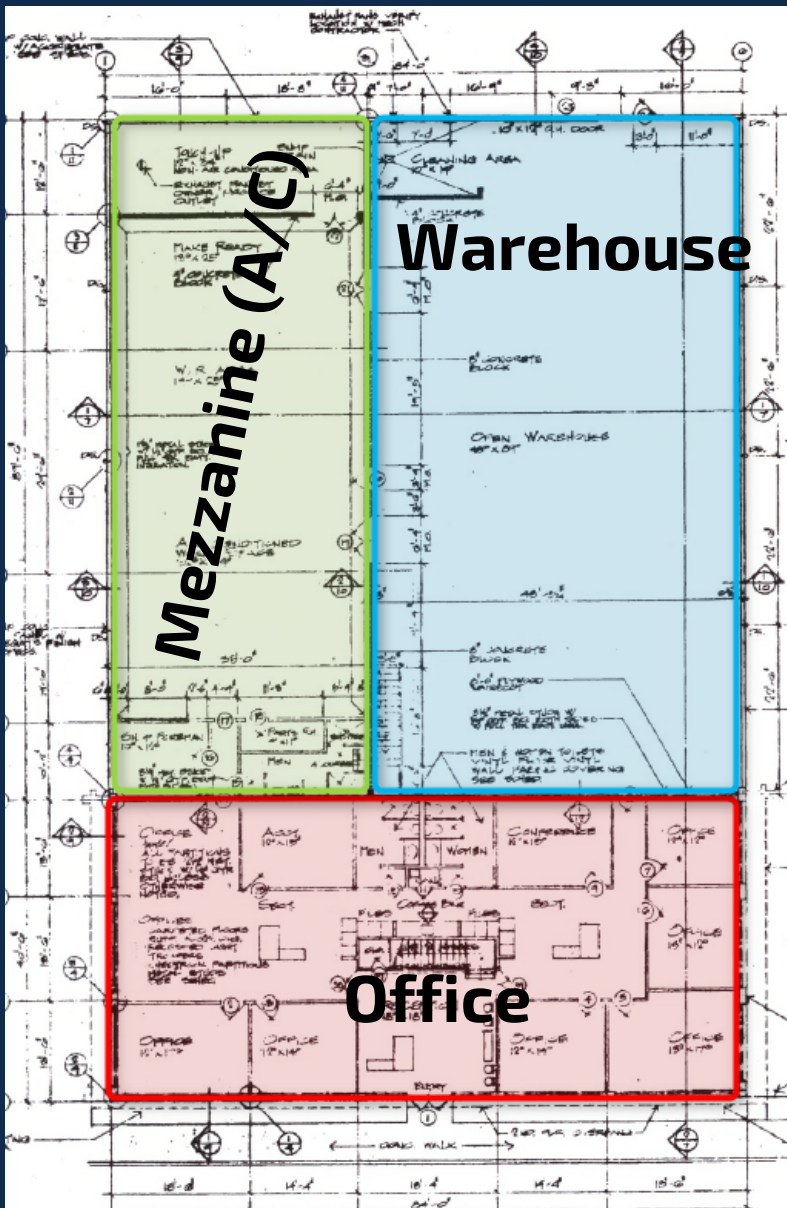




**Option 1 - As Is**

**1st Floor Plan**

**2nd Floor Plan**



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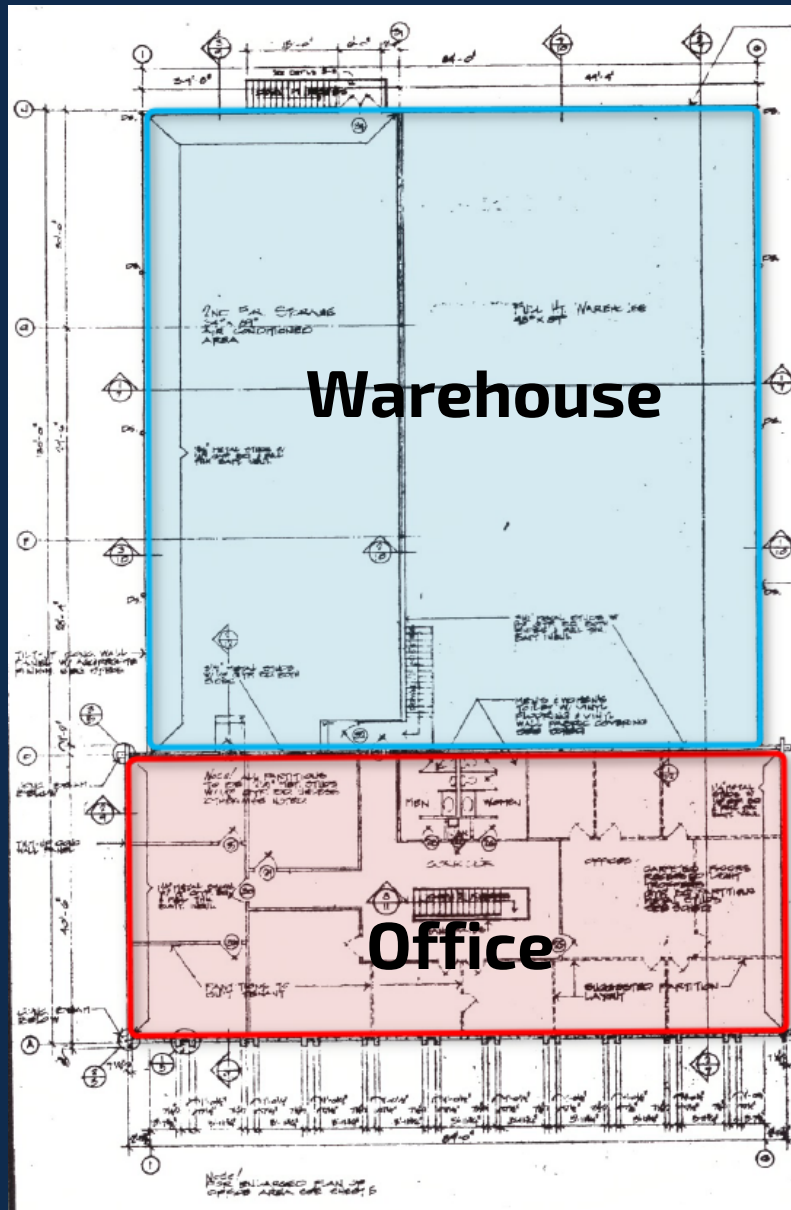
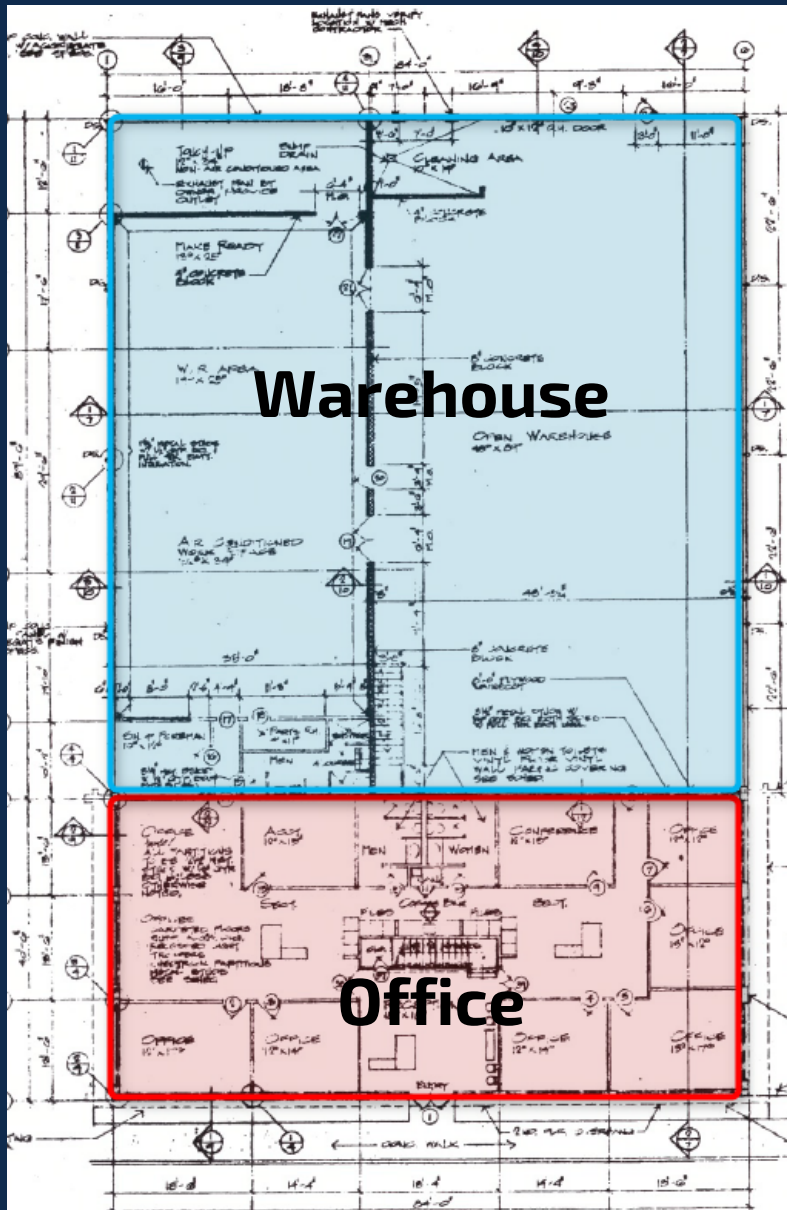
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**Option 2 - Expanded Warehouse**

**1st Floor Plan**

**2nd Floor Plan**



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