

# HEMPSTEAD 1960 BUSINESS CENTER

20220 HEMPSTEAD ROAD, HOUSTON, TX 77065



**NORTHWEST SUBMARKET**



**GREAT ACCESS TO HWY 6/FM 1960, US-290, AND HEMPSTEAD**



**18'-23' CLEAR HEIGHT**



**TENANT-CONTROLLED HVAC**



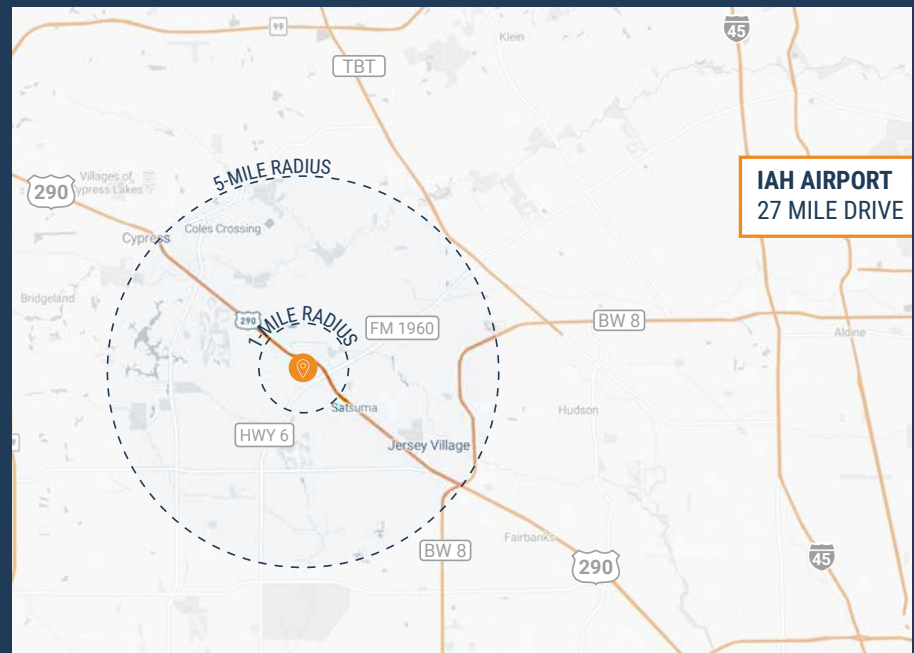
**12' X 14' GRADE-LEVEL LOADING**



**18-WHEELER ACCESSIBLE**



**2,053 SF – 7,353 SF  
SUITES AVAILABLE**



**RYAN YOUNG**

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**THOMAS PFEIFER**

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FORT CAPITAL

*This information is deemed reliable, however, Fort Capital makes no guarantee, warranties, or representations as to the completeness or accuracy thereof.*



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20220 Hempstead Road  
Houston, TX 77065

## SITE PLAN



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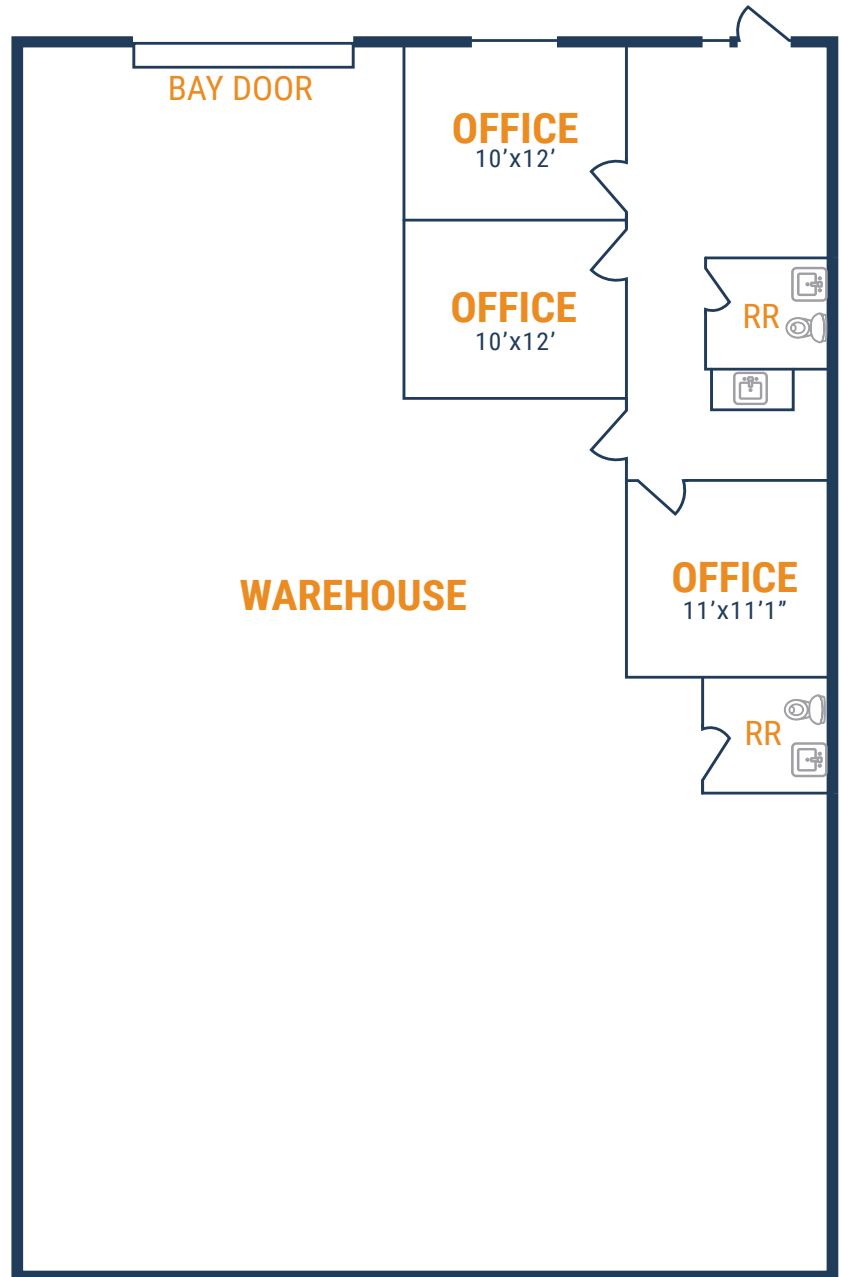
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## FLOOR PLAN – AVAILABLE IMMEDIATELY

- » 3,019 SF Total Available
- » 452 SF Office
- » 2,567 SF Warehouse
- » (1) 12' x 14' Grade Level Door



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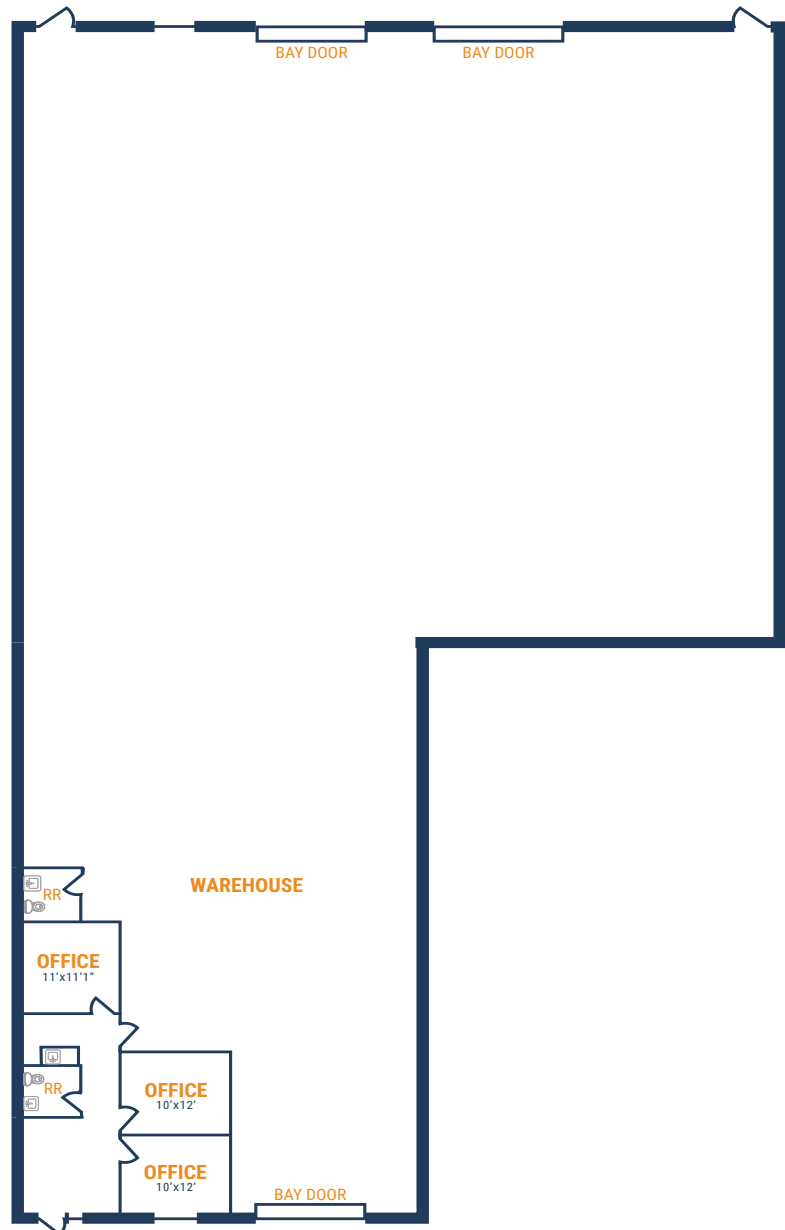
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## FLOOR PLAN – AVAILABLE IMMEDIATELY

- » 8,091 SF Total Available
  - » 1,664 SF Office
  - » 6,427 SF Warehouse
- » (3) 12' x 14' Grade Level Door



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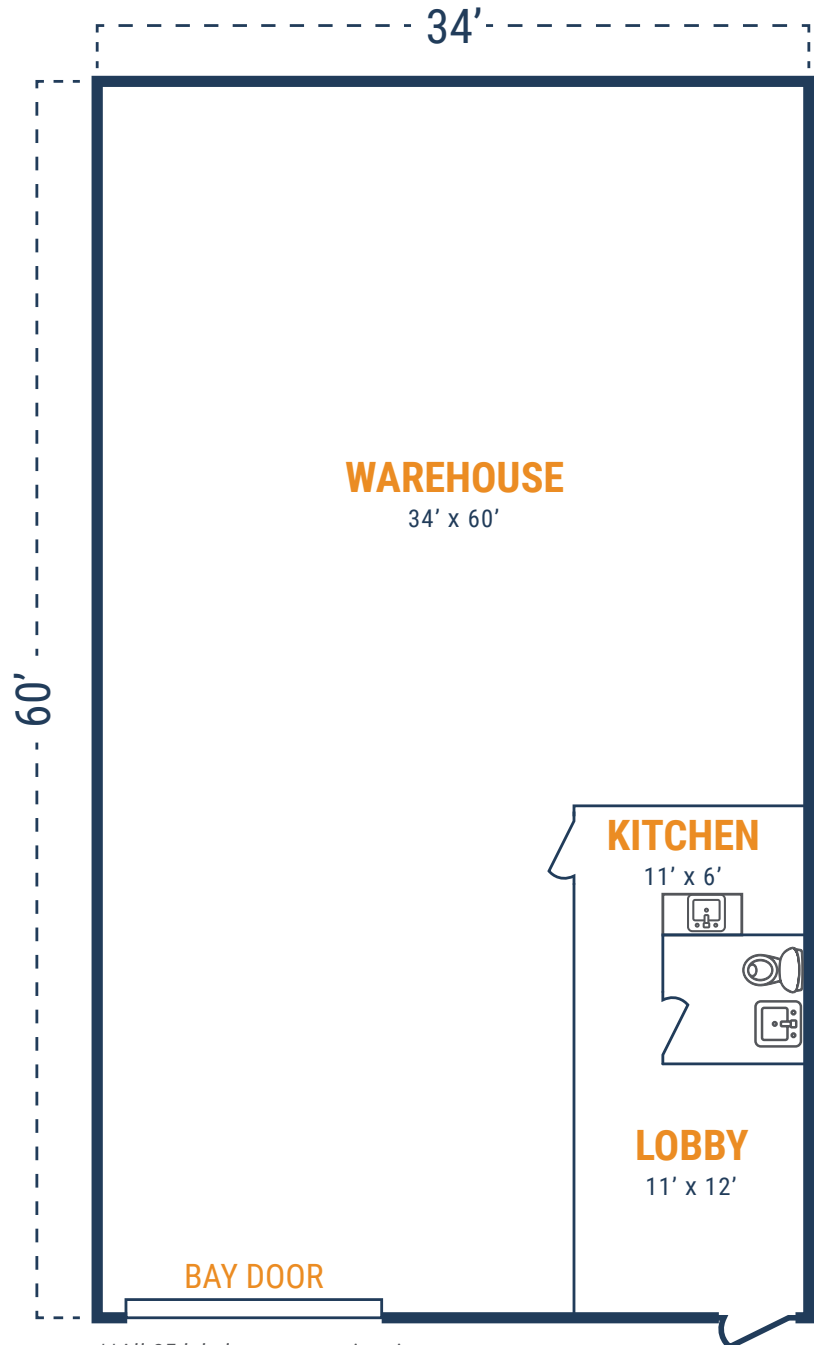
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## FLOOR PLAN – AVAILABLE IMMEDIATELY

- » 2,053 SF Total Available
- » 264 SF Office
- » 1,789 SF Warehouse
- » (1) 12' x 14' Grade Level Door



*\*\*All SF labels are approximations*

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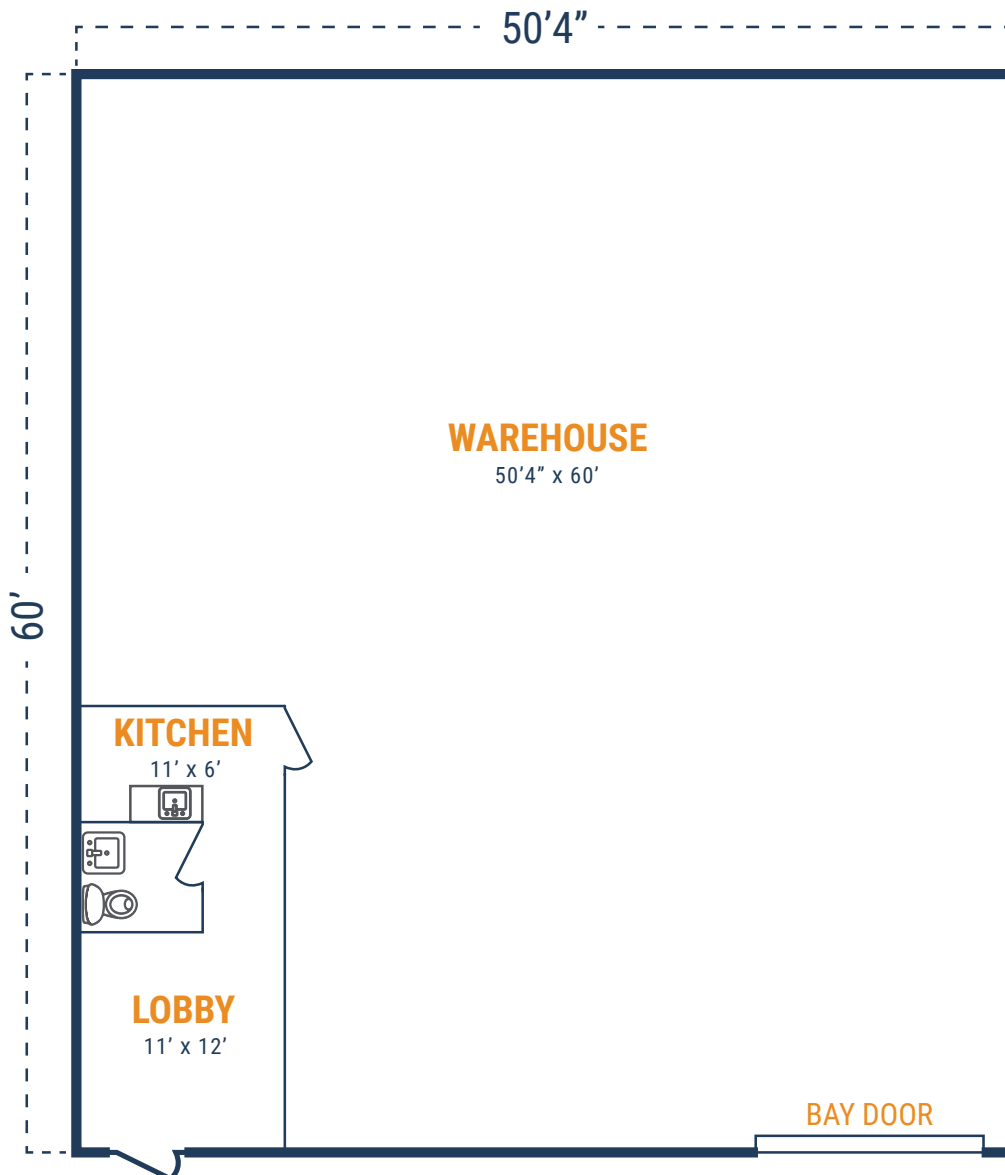
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## FLOOR PLAN – AVAILABLE IMMEDIATELY

- » 3,019 SF Total Available
- » 264 SF Office
- » 2,755 SF Warehouse
- » (1) 12' x 14' Grade Level Door



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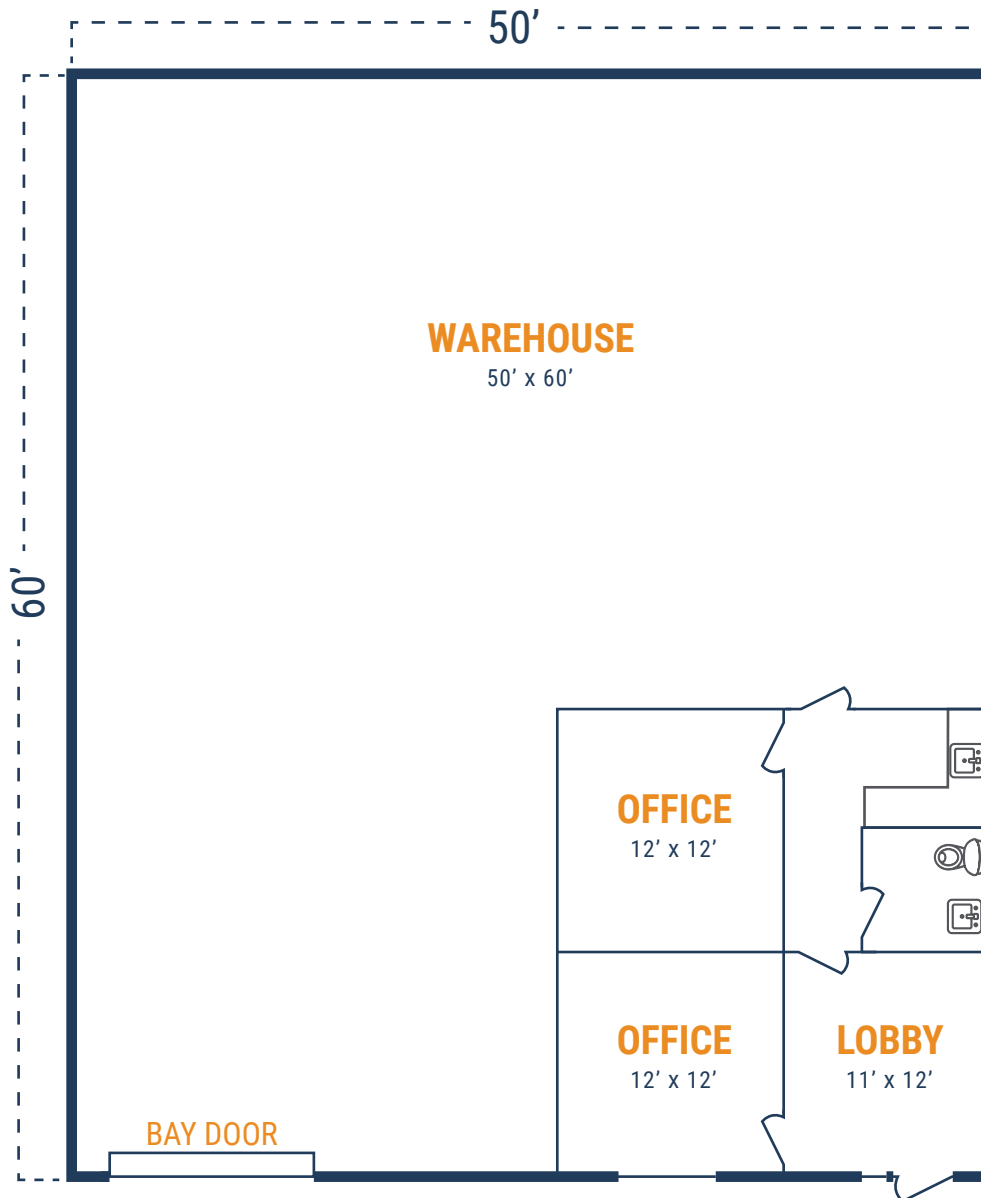
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## FLOOR PLAN – AVAILABLE IMMEDIATELY

- » 3,019 SF Total Available
- » 552 SF Office
- » 2,467 SF Warehouse
- » (1) 12' x 14' Grade Level Door



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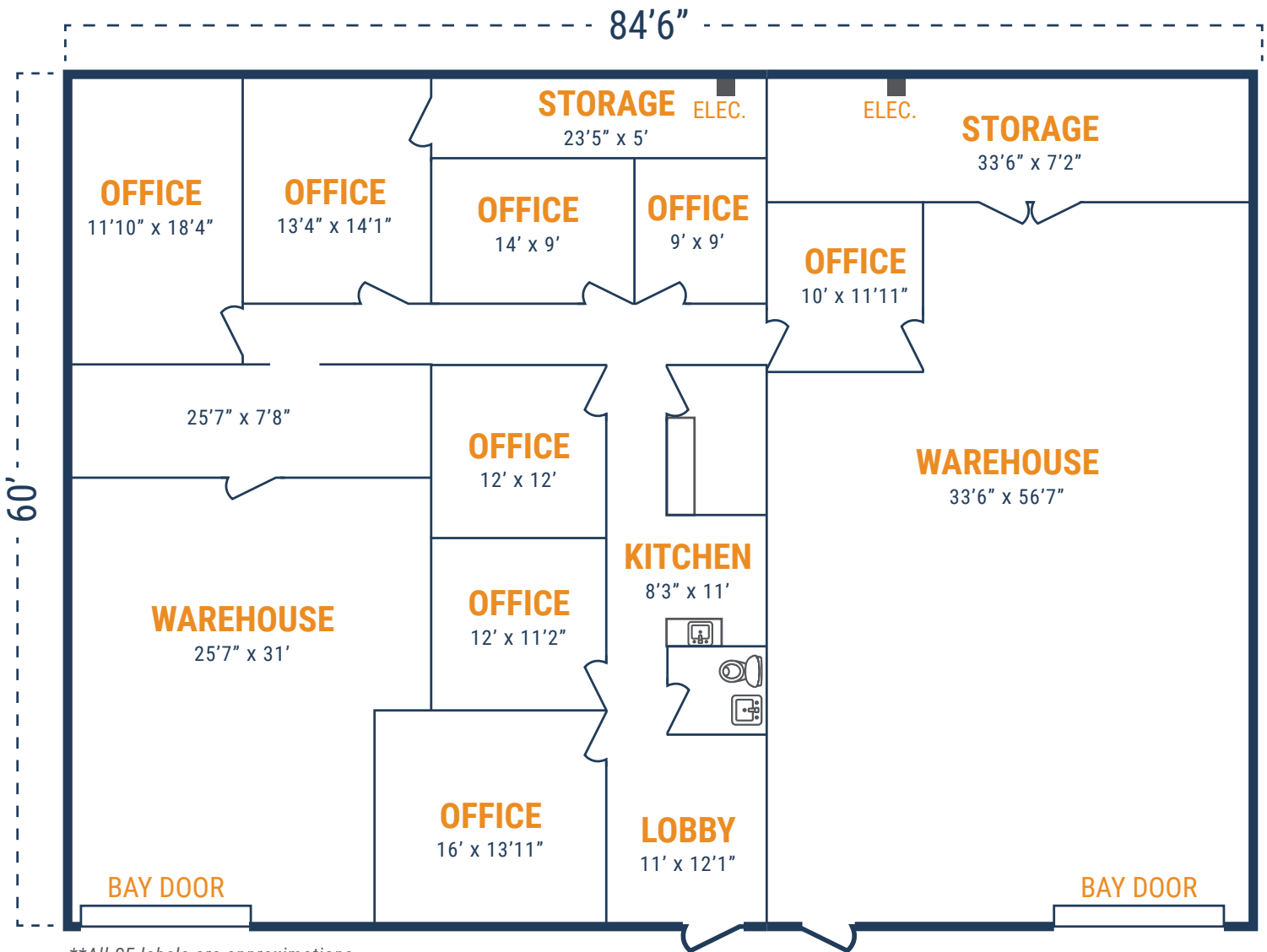
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## FLOOR PLAN – AVAILABLE IMMEDIATELY

- » 5,080 SF Total Available
- » 2,180 SF Office
- » 2,900 SF Warehouse
- » (2) 12' x 14' Grade Level Doors



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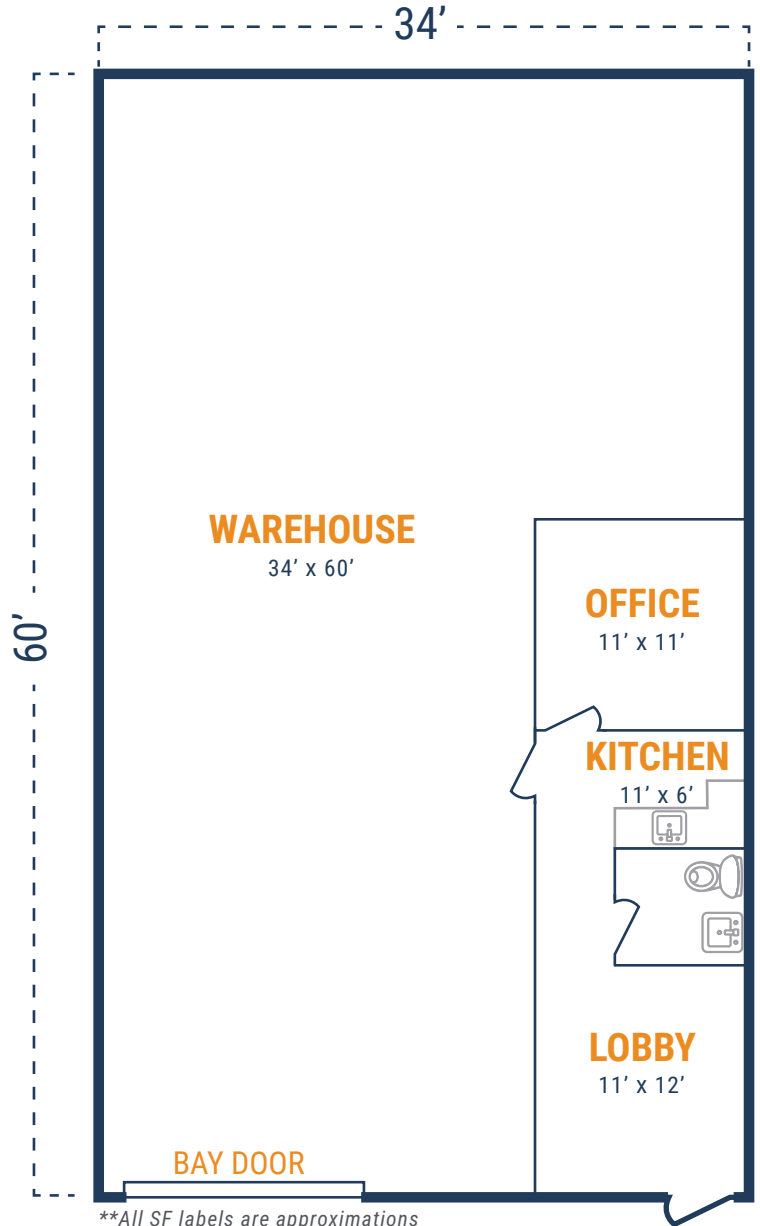
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## FLOOR PLAN – AVAILABLE IMMEDIATELY

- » 2,059 SF Total Available
- » 407 SF Office
- » 1,652 SF Warehouse
- » (1) 12' x 14' Grade Level Door



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