

EMMOTT BUSINESS CENTER

8807 – 8815 EMMOTT ROAD, HOUSTON, TX 77040



**NORTHWEST HOUSTON
SUBMARKET**



**GREAT ACCESS TO US-290
AND BELTWAY 8**



24' CLEAR HEIGHT



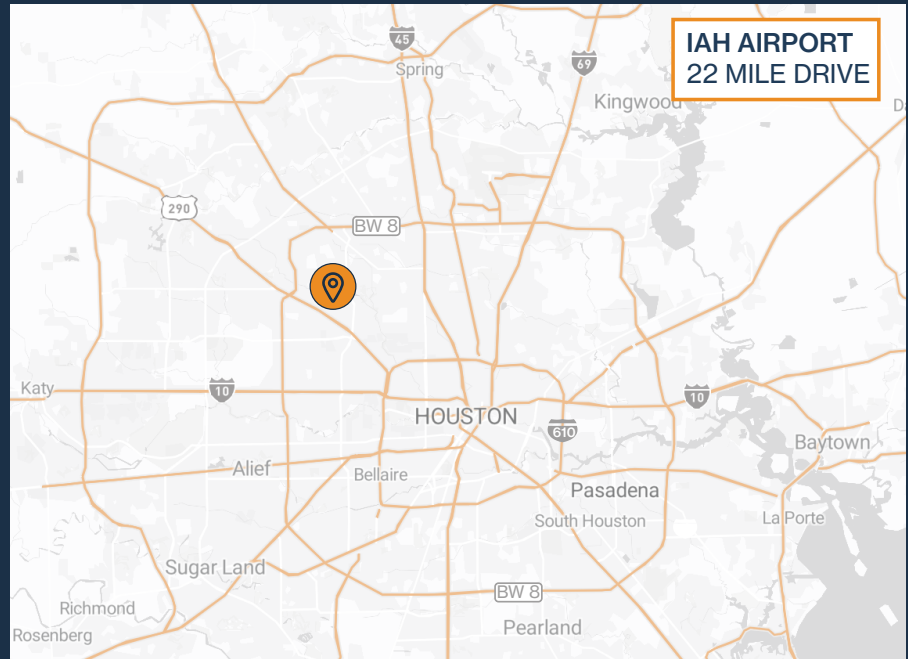
3-PHASE POWER (480 V)



**12'X14' GRADE-LEVEL
LOADING DOORS**



**3,000 SF – 9,000 SF
SUITES AVAILABLE**



RYAN YOUNG



281.584.3320



ryan.young@fort-companies.com



FORT
LEASING

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



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EMMOTT BUSINESS CENTER

8807-8815 EMMOTT RD
HOUSTON, TEXAS 77040

SITE PLAN



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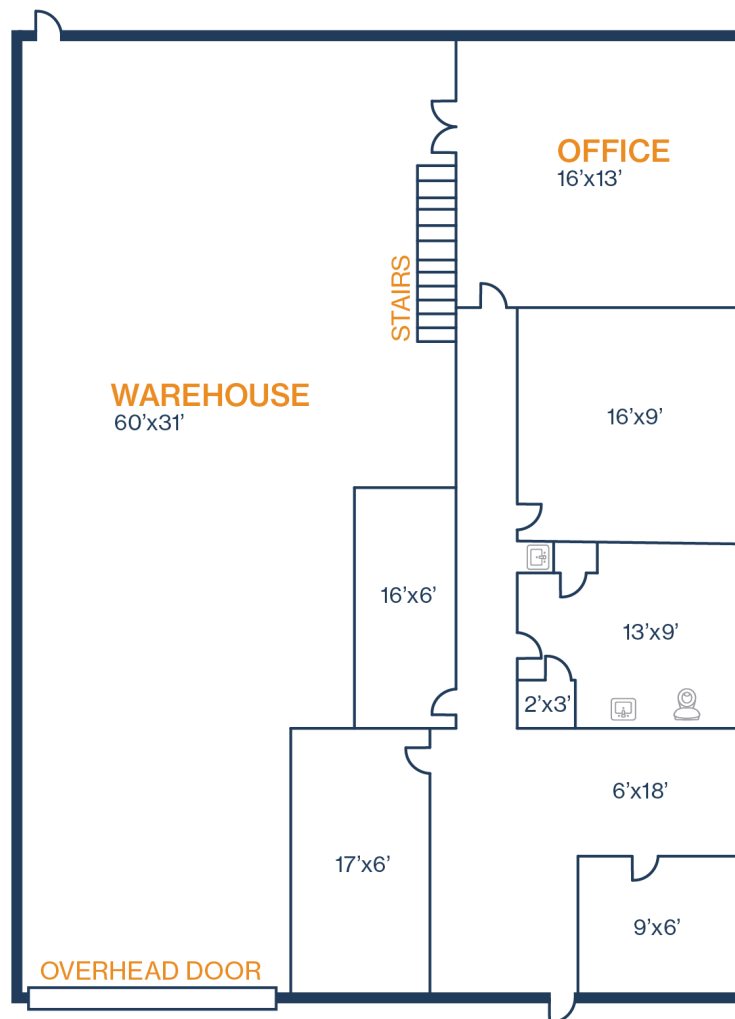
EMMOTT BUSINESS CENTER

8807-8815 EMMOTT RD
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UNIT 815-1200 – 3,000 SF

900 SF OFFICE / 2,100 SF WAREHOUSE

- 24' Clear Height
- 3 Phase Power
- (1) Bay Doors



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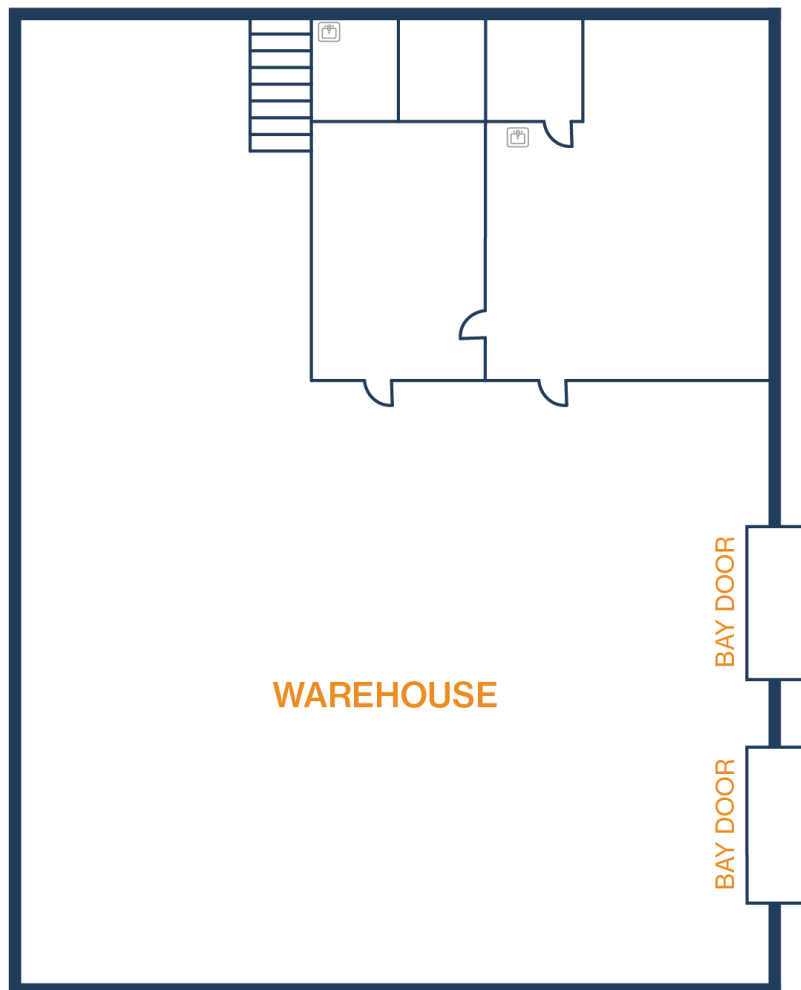
EMMOTT BUSINESS CENTER

8807-8815 EMMOTT RD
HOUSTON, TEXAS 77040

UNIT 811-100 – 6,000 SF

600 SF OFFICE / 5,400 SF WAREHOUSE

- 24' Clear Height
- 3 Phase Power
- (2) Bay Doors
- Climate Controlled Warehouse



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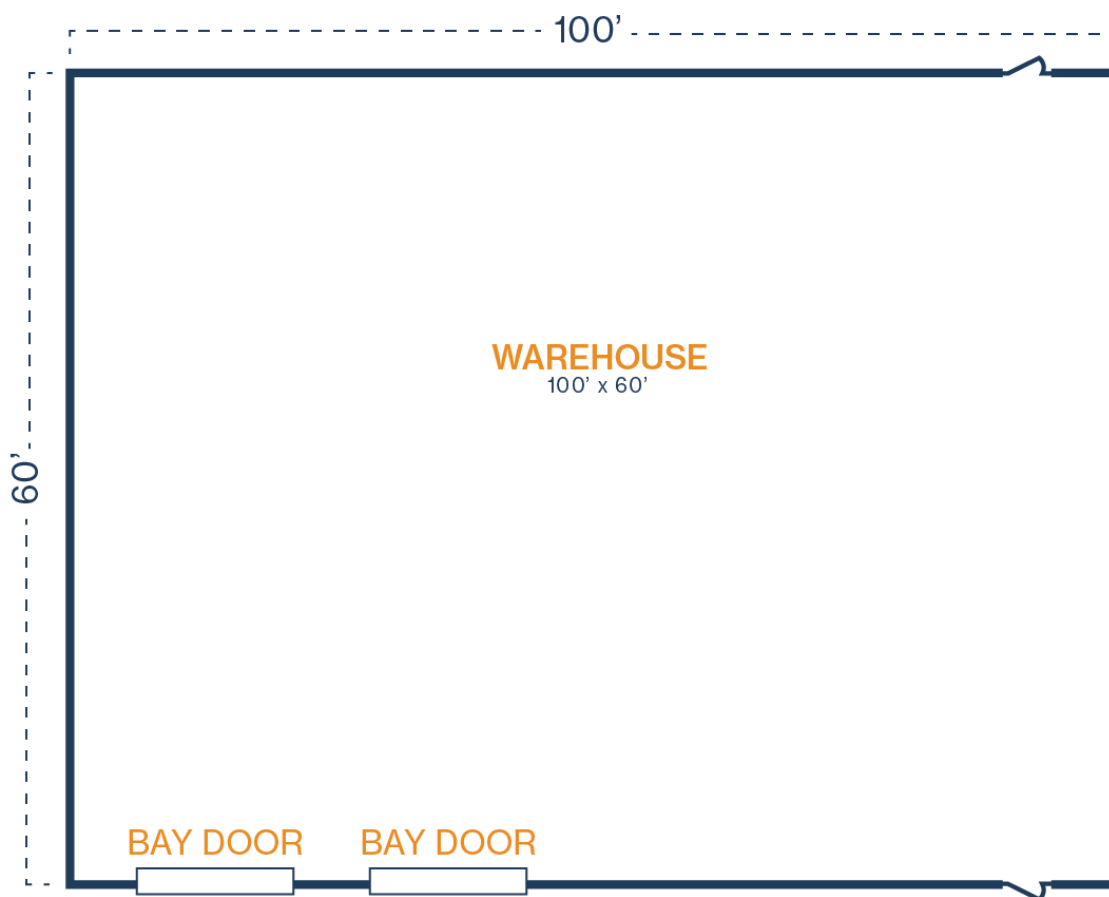
EMMOTT BUSINESS CENTER

8807-8815 EMMOTT RD
HOUSTON, TEXAS 77040

UNIT 811-300 – 6,000 SF

0 SF OFFICE / 6,000 SF WAREHOUSE

- 24' Clear Height
- 3 Phase Power
- (2) Bay Doors





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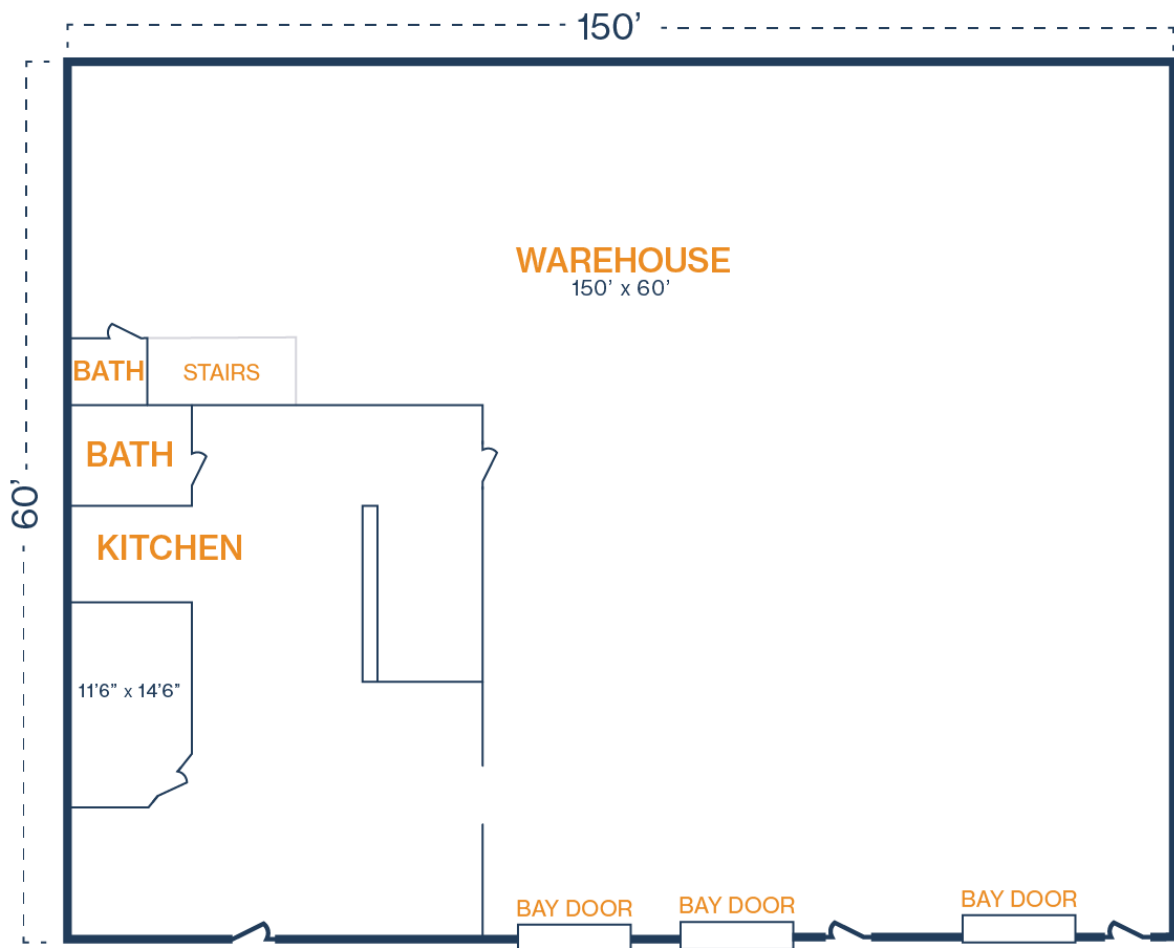
EMMOTT BUSINESS CENTER

8807-8815 EMMOTT RD
HOUSTON, TEXAS 77040

UNIT 811-1000 – 9,000 SF

900 SF OFFICE / 8,100 SF WAREHOUSE

- 24' Clear Height
- 3 Phase Power
- (3) Bay Doors





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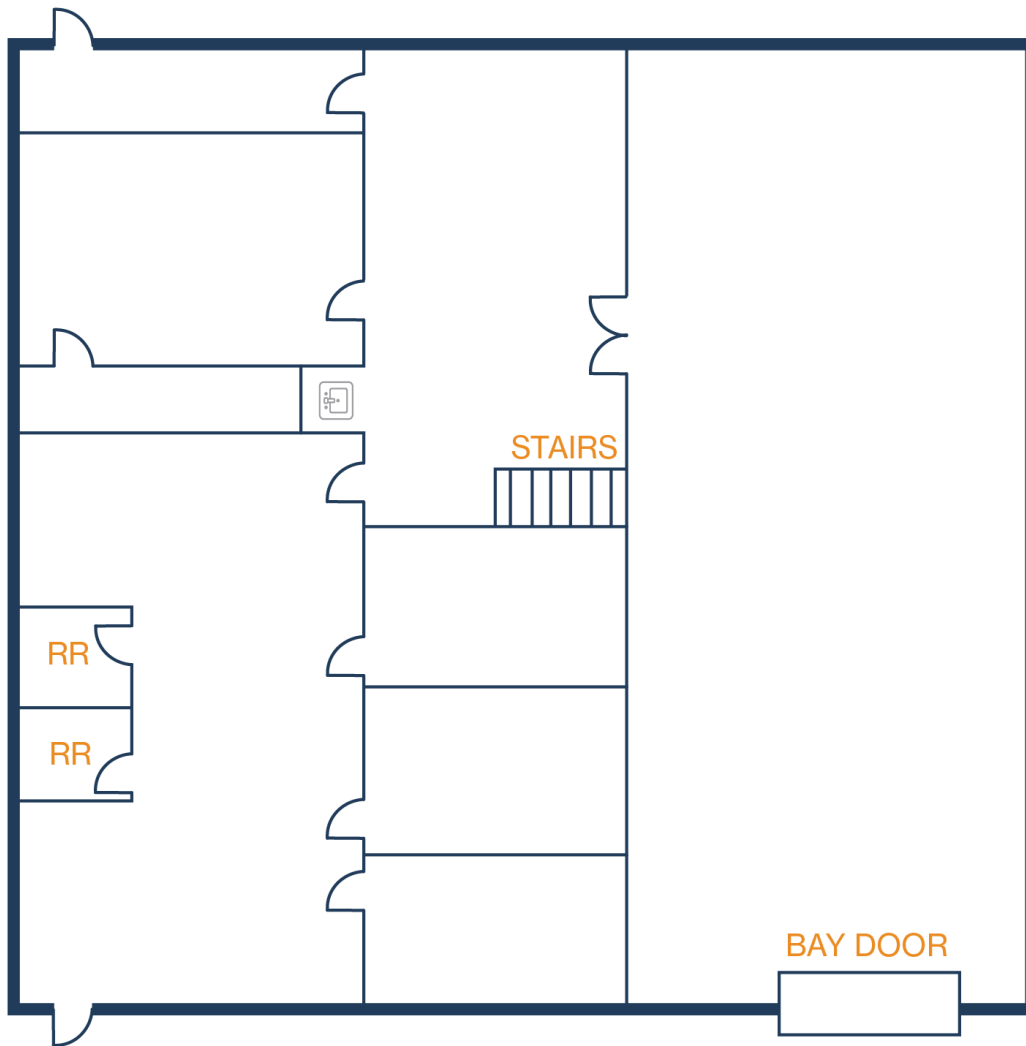
EMMOTT BUSINESS CENTER

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UNIT 807-600 – 3,000 SF

1,200 SF OFFICE / 1,800 SF WAREHOUSE

- 24' Clear Height
- 3 Phase Power
- (1) Bay Door



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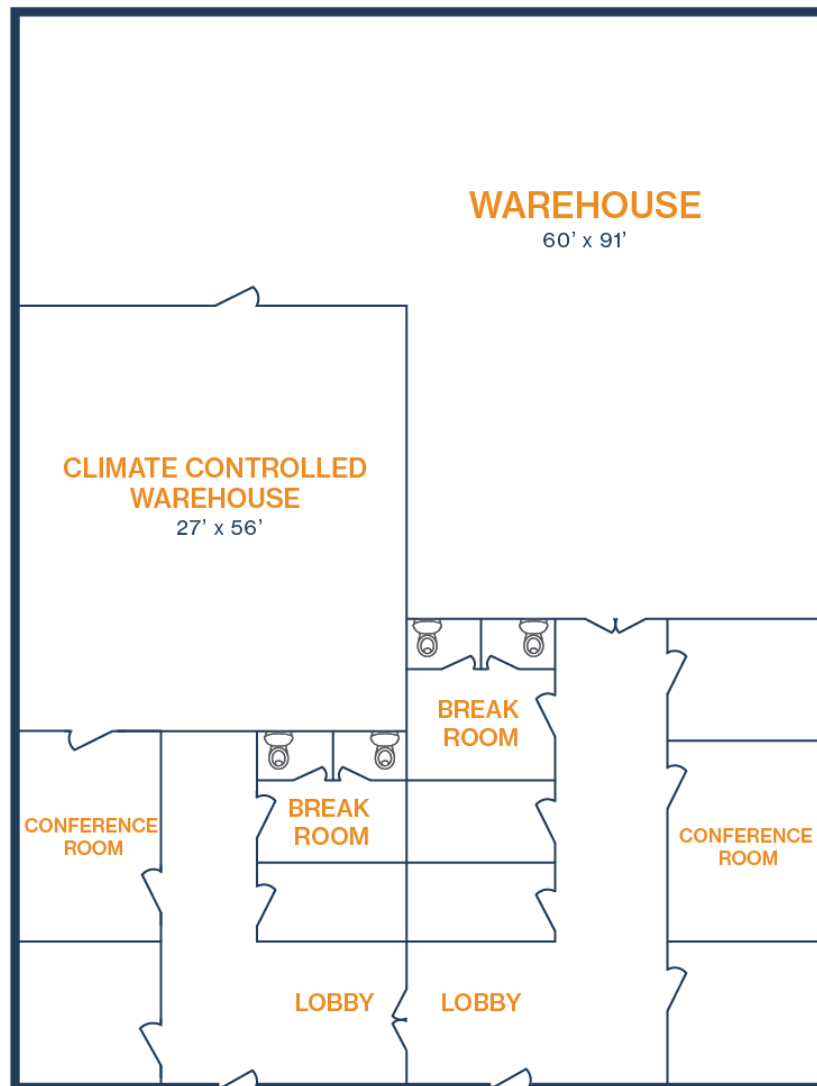
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UNIT 807-1100 & 1200 – 9,000 SF

5,850 SF OFFICE / 3,150 SF WAREHOUSE

- 24' Clear Height
- 3 Phase Power



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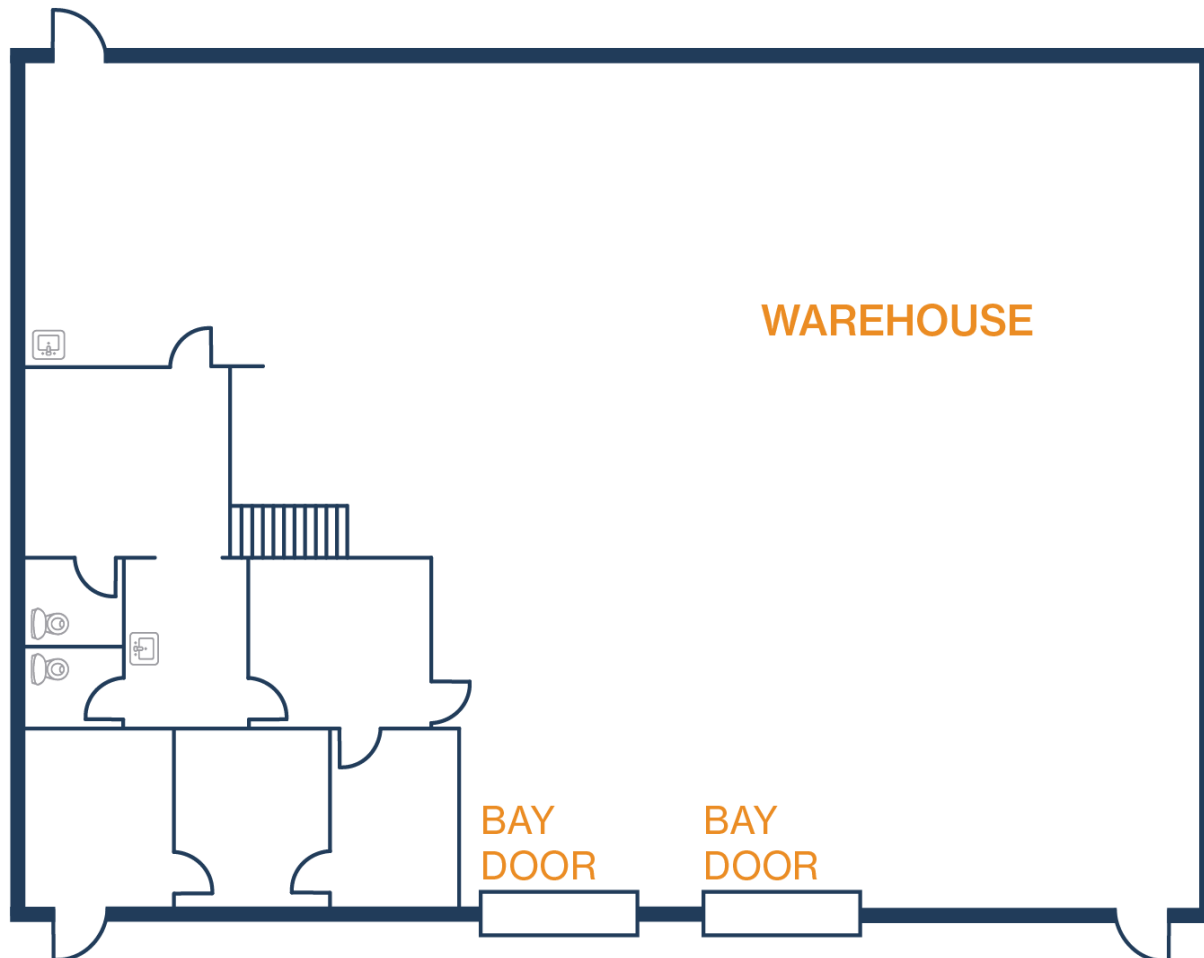
EMMOTT BUSINESS CENTER

8807-8815 EMMOTT RD
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UNIT 807-1400 – 6,000 SF

900 SF OFFICE / 5,100 SF WAREHOUSE

- 24' Clear Height
- 3 Phase Power
- (2) Bay Doors



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