

# 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**



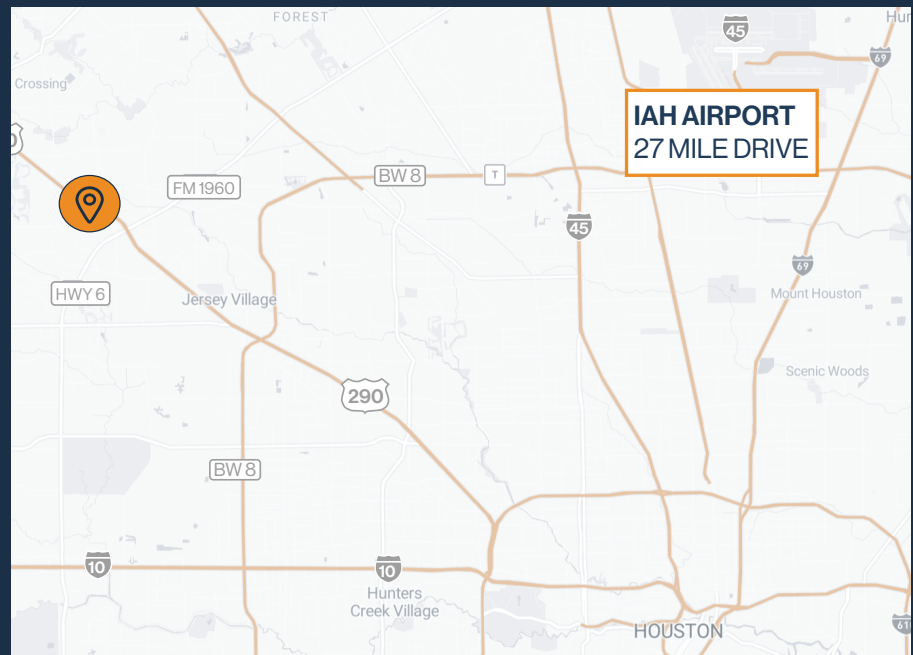
**12' X 14' GRADE-LEVEL LOADING**



**18-WHEELER ACCESSIBLE**



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



**RYAN YOUNG**

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**THOMAS PFEIFER**

281.504.7460

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**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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# HEMPSTEAD 1960 BUSINESS CENTER

20220 HEMPSTEAD RD  
HOUSTON, TEXAS 77065

## SITE PLAN



**RYAN YOUNG**

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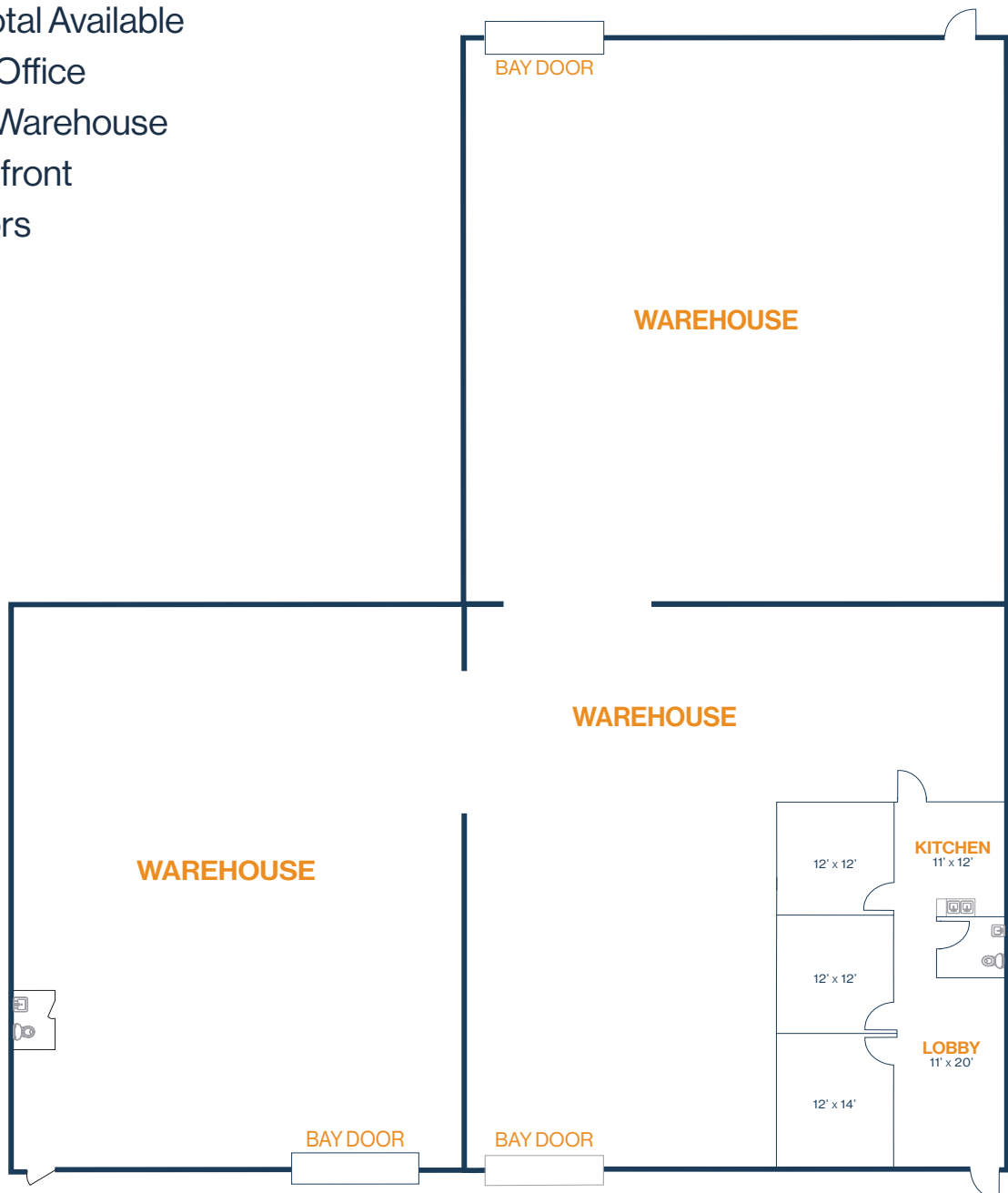
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# HEMPSTEAD 1960 BUSINESS CENTER

20220 Hempstead Road, Suite 1-3  
Houston, TX 77065

## FLOOR PLAN — AVAILABLE IMMEDIATELY

- » 11,779 SF Total Available
  - » 1,848 SF Office
  - » 9,931 SF Warehouse
- » Glass Storefront
- » (3) Bay Doors



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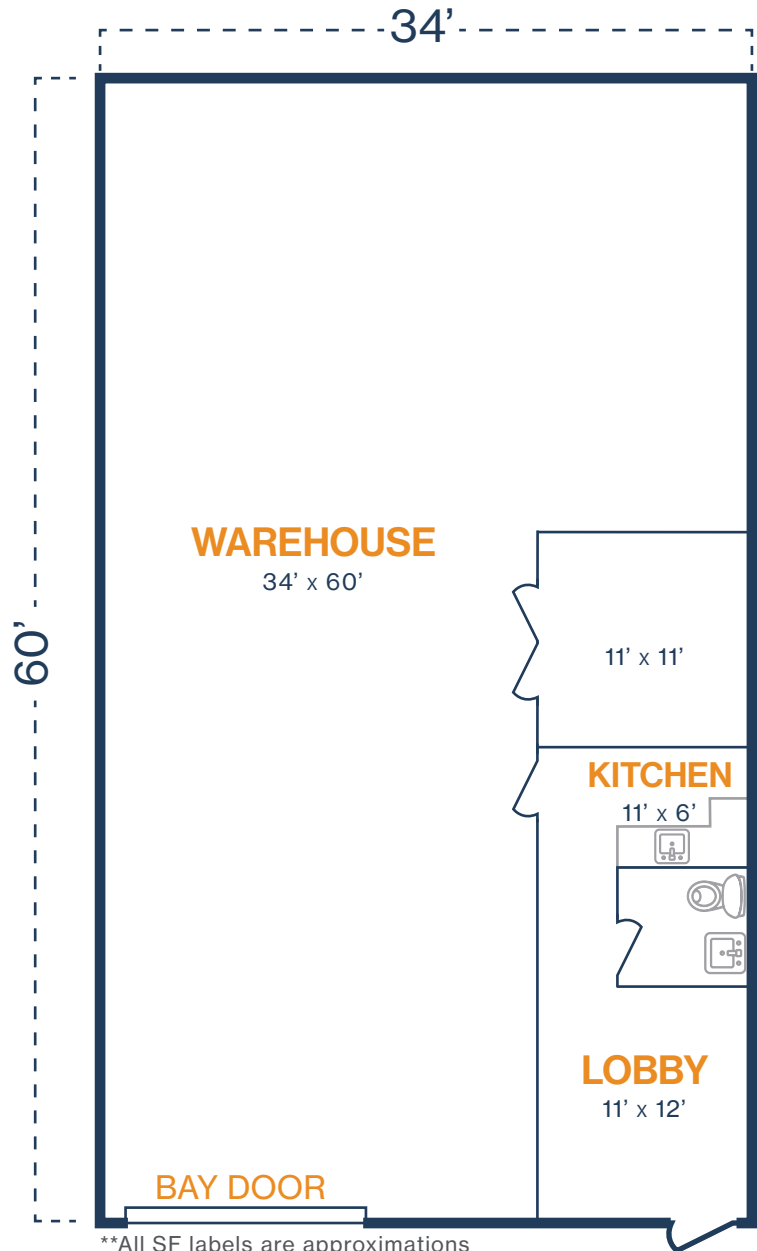
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## HEMPSTEAD 1960 BUSINESS CENTER

20220 Hempstead Road, Suite 17  
Houston, TX 77065

### FLOOR PLAN — AVAILABLE IMMEDIATELY

- » 2,053 SF Total Available
  - » 410 SF Office
  - » 1,643 SF Warehouse
- » Glass Storefront
- » (1) 12' x 14' Grade Level Door



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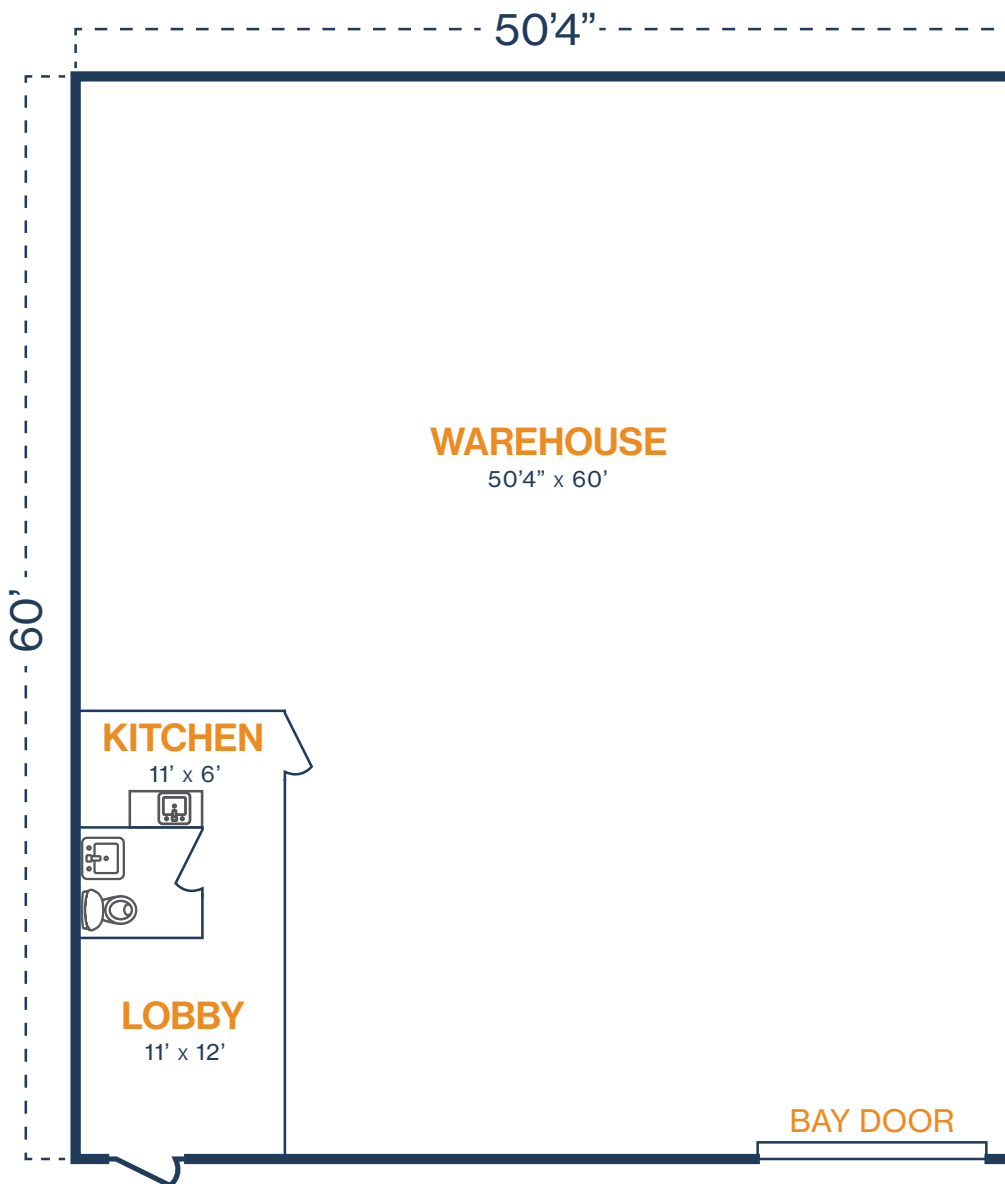
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**HEMPSTEAD 1960 BUSINESS CENTER**

20220 Hempstead Road, Suite 26  
Houston, TX 77065

## FLOOR PLAN — AVAILABLE IMMEDIATELY

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



\*\*All SF labels are approximations

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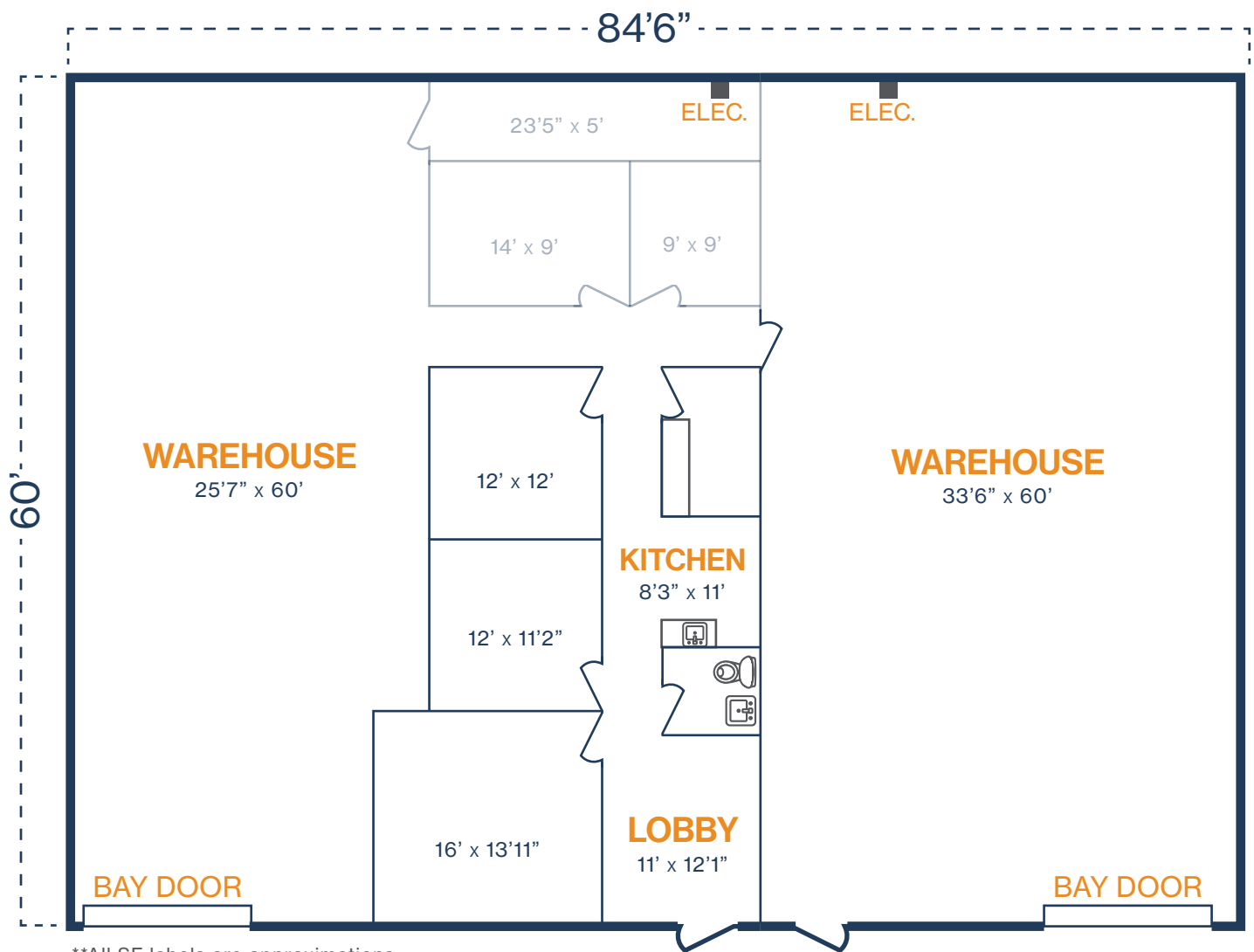
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## HEMPSTEAD 1960 BUSINESS CENTER

20220 Hempstead Road, Suite 32 & 33  
Houston, TX 77065

### FLOOR PLAN — AVAILABLE IMMEDIATELY

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



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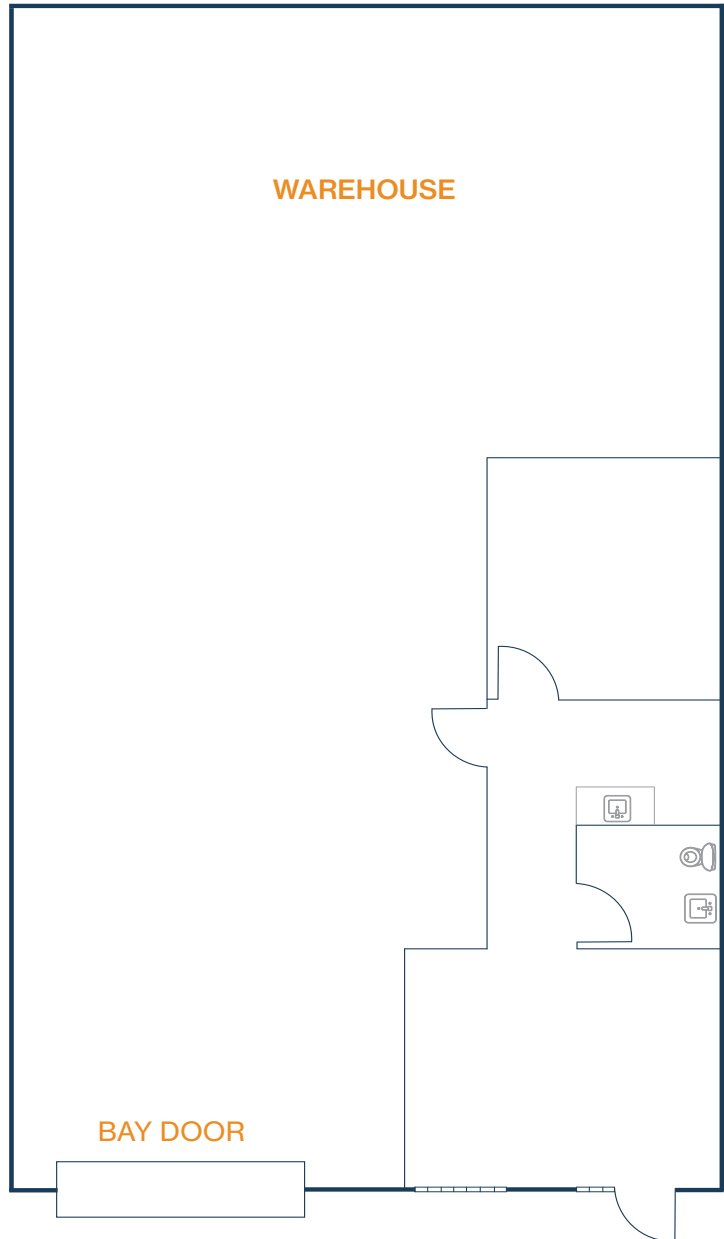
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## HEMPSTEAD 1960 BUSINESS CENTER

20220 Hempstead Road, Suite 35  
Houston, TX 77065

### FLOOR PLAN — AVAILABLE IMMEDIATELY

- » 2,059 SF Total Available
  - » 410 SF Office
  - » 1,649 SF Warehouse
- » (1) 12' x 14' Grade Level Doors
- » Glass Storefront



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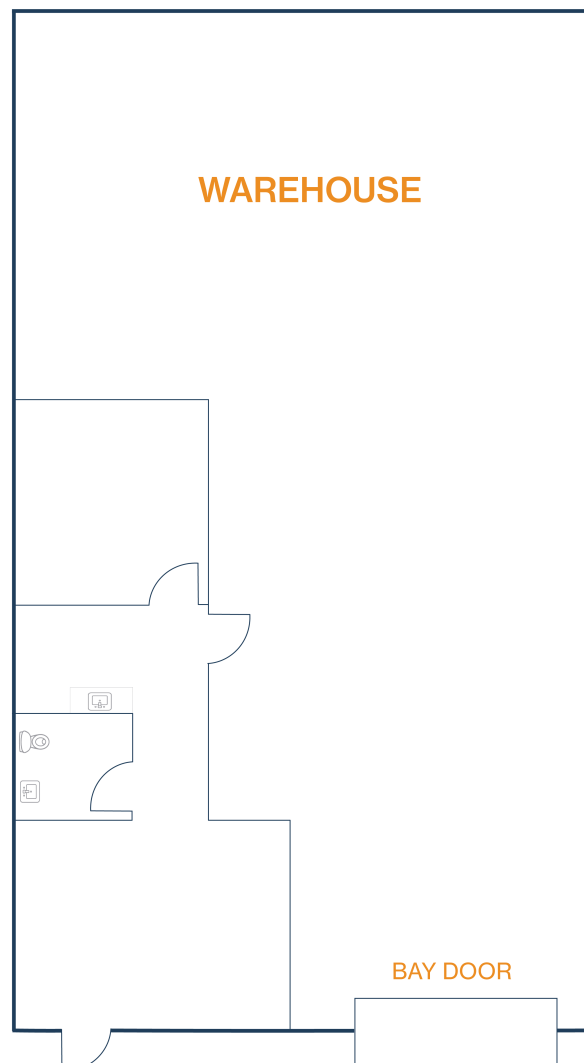
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# HEMPSTEAD 1960 BUSINESS CENTER

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## UNIT 6 – 2,052 SF

410 SF OFFICE / 1,642 SF WAREHOUSE





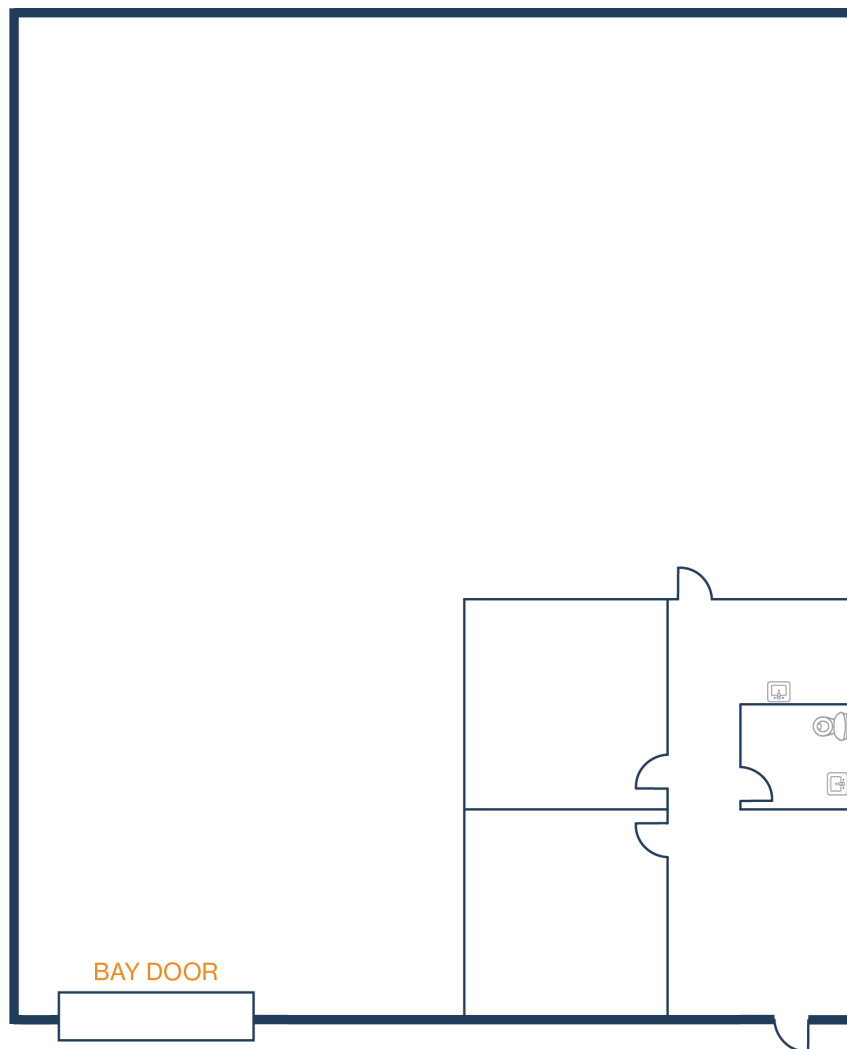
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# HEMPSTEAD 1960 BUSINESS CENTER

20220 HEMPSTEAD RD  
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## UNIT 8 – 3,017 SF

754 SF OFFICE / 2,263 SF WAREHOUSE



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