

1000 BILLY MITCHELL STE. 500 BROWNSVILLE, TX

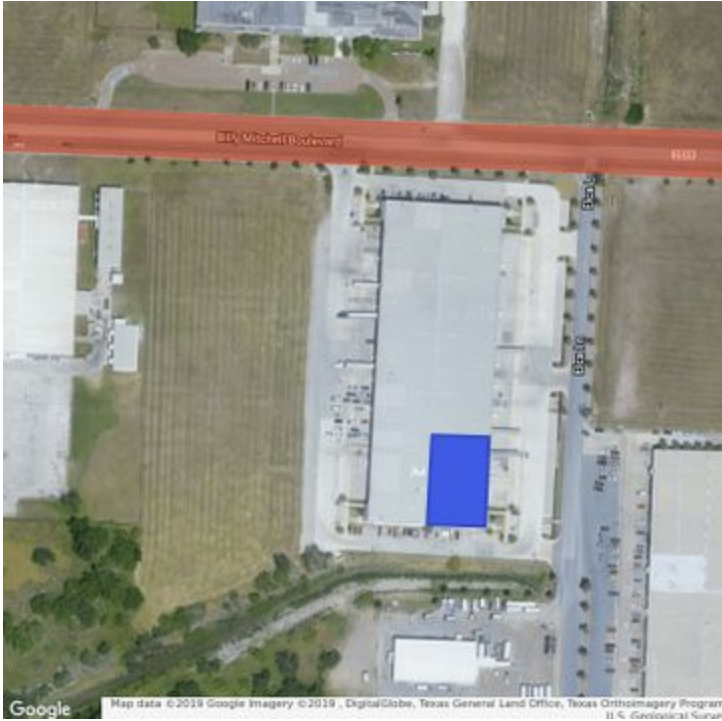
CLASS A WAREHOUSE FOR LEASE



ALEJANDRO GARZA

956.465.2000
alex@icollc.com

275 Jose Martí Ste. E | Brownsville, TX 78526 | 956.465.2000



OFFERING SUMMARY

Available SF:	21,840 SF
Lease Rate:	\$4.80 SF/yr (NNN)
Lot Size:	7.0 Acres
Year Built:	2004
Building Size:	123,000 SF

PROPERTY OVERVIEW

A Class A warehouse located adjacent to the Brownsville International Airport and in the path of the East Loop that will connect Veterans International Bridge.

PROPERTY HIGHLIGHTS

- Class A Warehouse Space
- 123,000 SqFt Building
- 21,840 SqFt Available
- Fire Sprinklered
- Concrete Tilt Up Construction
- 1,548 SqFt Office
- 3 Dock Doors
- 1 Drive in Ramp

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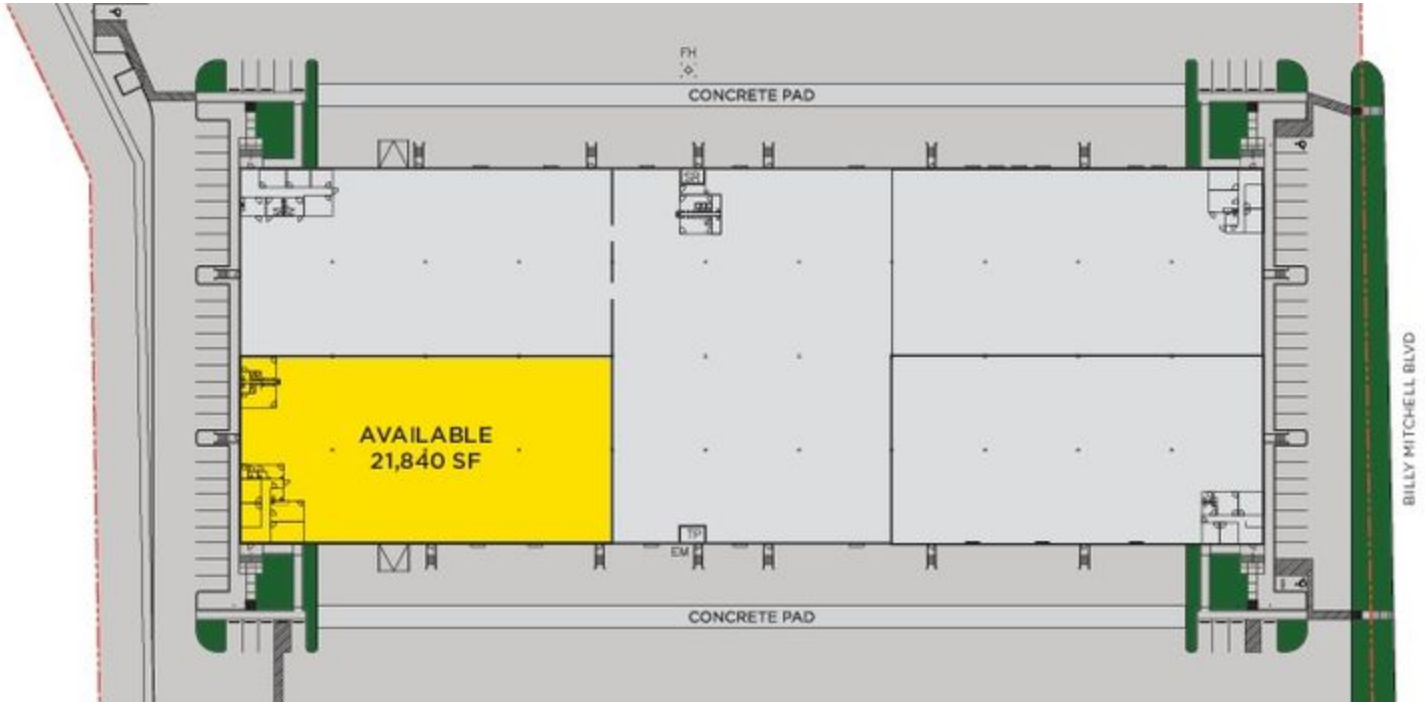
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INDUSTRIAL PROPERTY FOR LEASE

LEASE TYPE | NNN **TOTAL SPACE** | 21,840 SF **LEASE TERM** | 60 months **LEASE RATE** | \$4.80 SF/yr



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Ste. 500	Available	21,840 SF	NNN	\$4.80 SF/yr	-

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Property Address:	1000 Billy Mitchell Ste. 500, Brownsville, TX
Property Type:	Industrial
Lot Size:	7.0 AC
Building Size:	123,000 SF
Space Available	21,840 SF
Building Class:	A
Rail Access:	No
Parking Spaces:	17
Year Built:	2004
Number of Stories:	1
Column Space:	50' X 50'

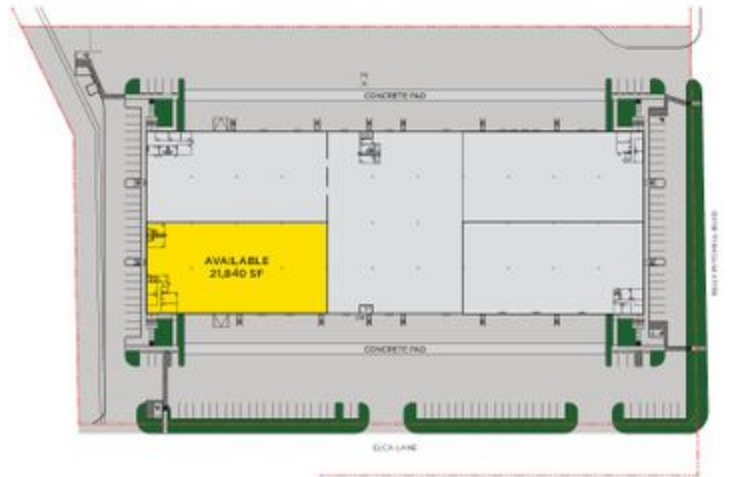


PROPERTY OVERVIEW

A Class A warehouse located adjacent to the Brownsville International Airport and in the path of the East Loop that will connect Veterans International Bridge, through the Port of Brownsville and to Interstate 69.

LOCATION OVERVIEW

Located within the Airport Industrial Park, this Class A industrial property is the ideal building for your company. Strategically located in the East Loop path that begins at the Veterans International Bridge, goes through the Port of Brownsville and connects to SH550 and Interstate 69, your operation will move smoothly.



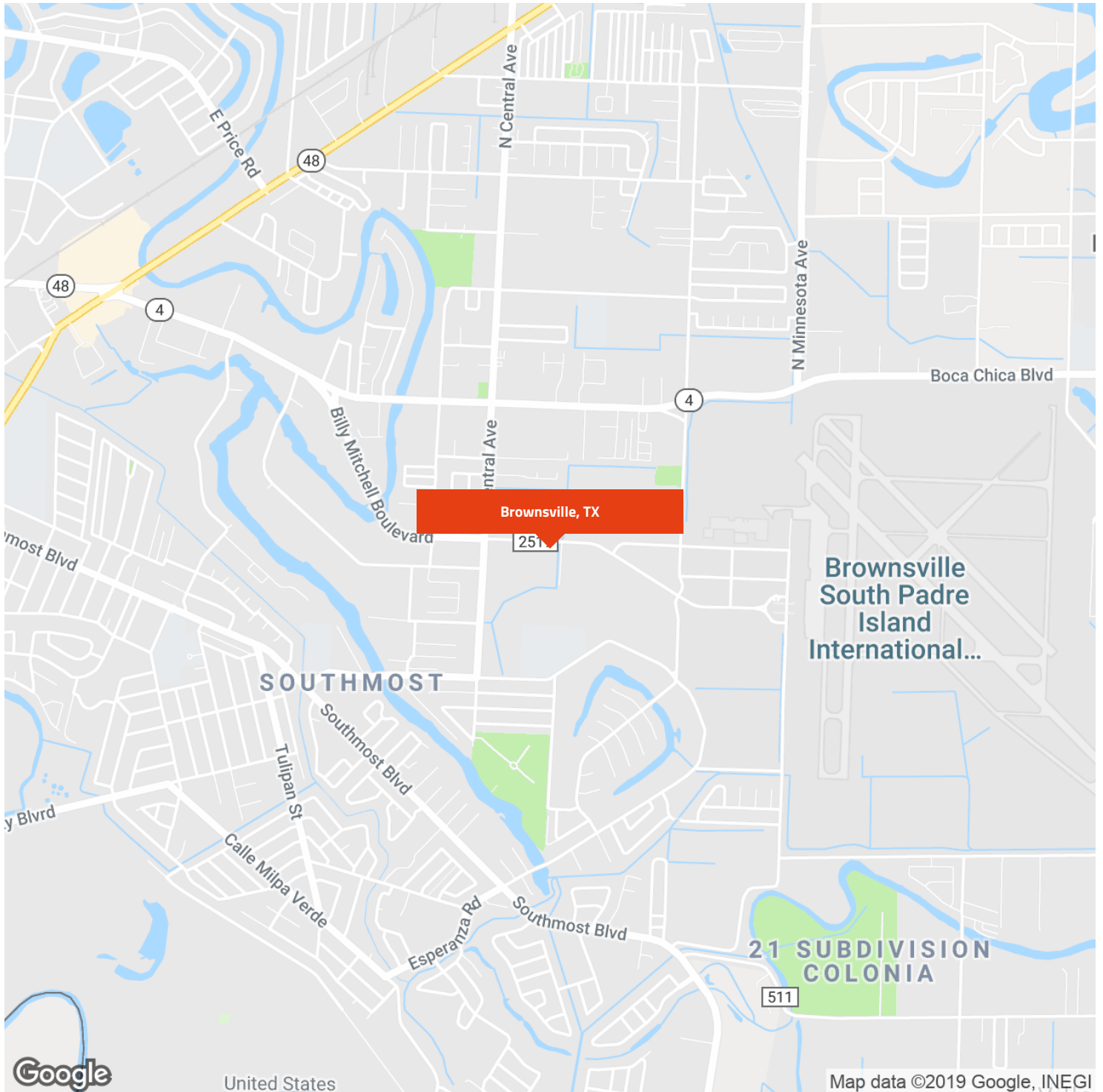
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INDUSTRIAL PROPERTY FOR LEASE



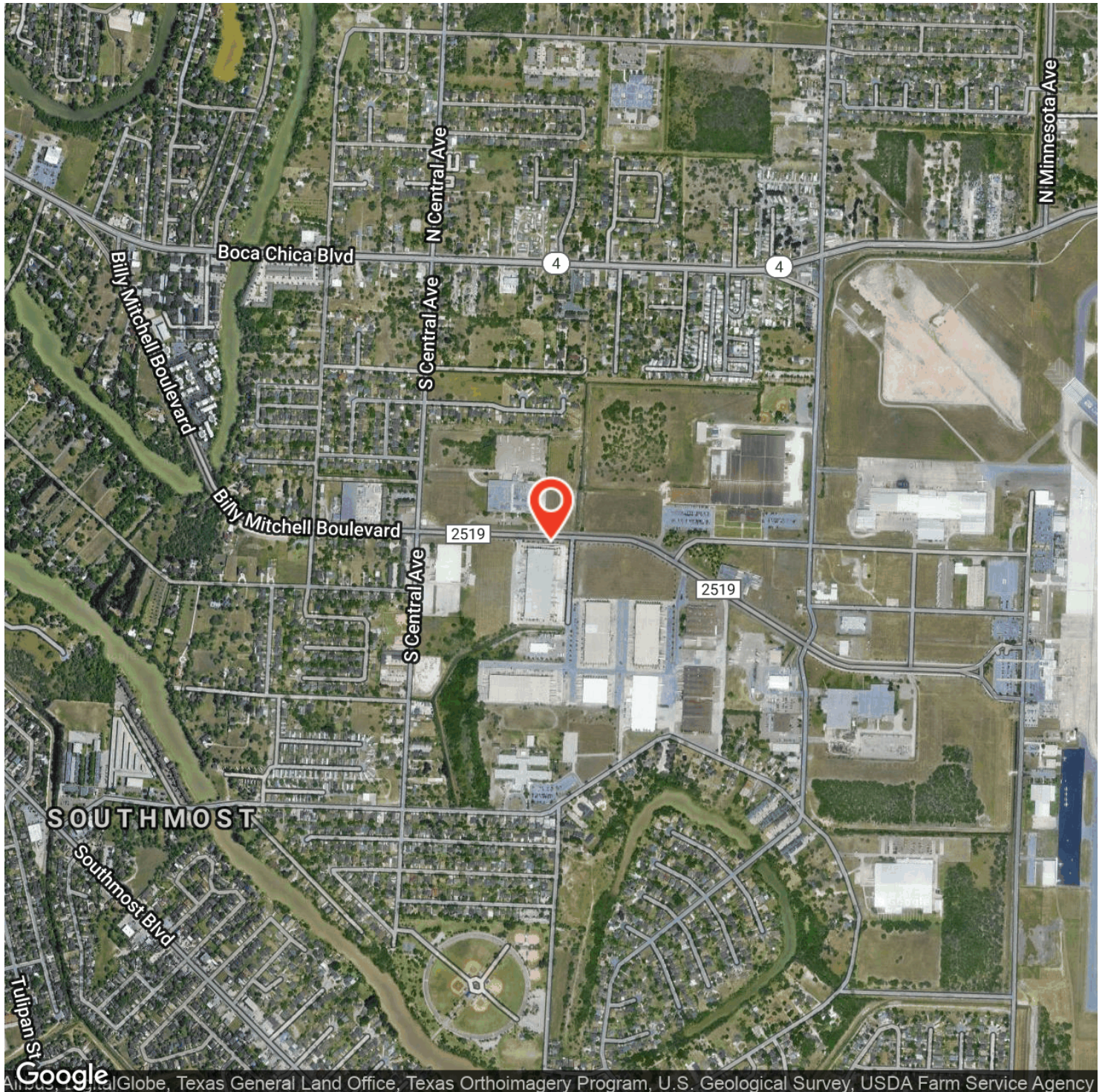
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WAREHOUSE FOR LEASE



ALEJANDRO GARZA

alex@icollc.com

Direct: 956.465.2000 | Cell: 956.346.3176

TX #613334

ICO REAL ESTATE ADVISORS

275 Jose Martí Ste. E
Brownsville, TX 78526
956.465.2000

