

For Sale



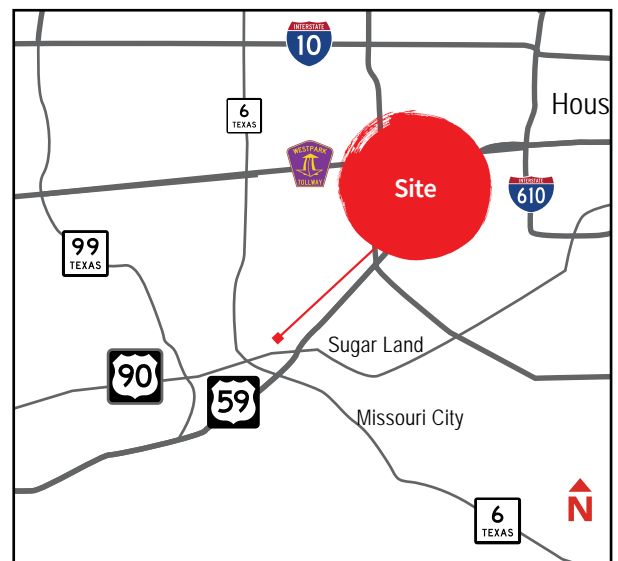
510 Industrial Blvd & 12633 Reed Rd, Sugar Land, TX

Heavy Crane Served Manufacturing Facility | ±5.98 Acres of Land

Property Description:

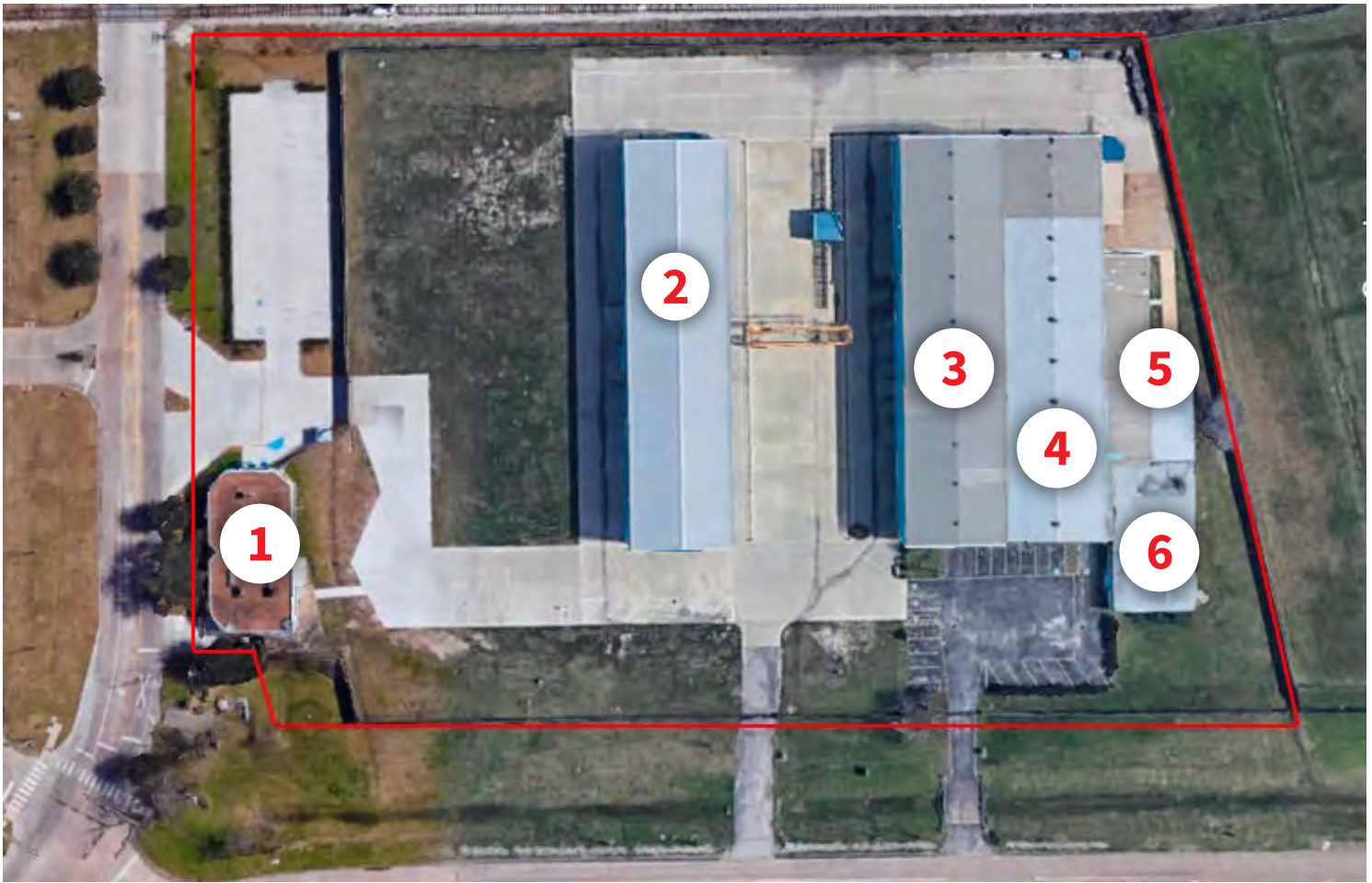
- ±59,528 SF
- ±9,223 SF Total Office
- ±45,000 SF Manufacturing Space
- ±5.98 Acres
- (4) 10-Ton Cranes
- (1) 5-Ton Crane
- (1) 20-Ton Gantry Crane
- Heavy Power
- Compressed Air
- ±50 Parking Spaces
- Easy Access to HWY 59 / HWY 90
- For Sale: \$4,200,000

[Click here for drone video](#)



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Office Space Total: ±9,223 SF

- Building 1:** ±4,693 SF Main Office
- Building 5:** ±4,530 SF Production Office

Manufacturing Space Total: ±45,000 SF

- Building 2:**
 - 15,000 SF
 - (1) 10-ton Crane(20-ton capable); 27' hook height
 - 34' Clear Height
 - (4) Sliding doors: 48' x 20'
 - Compressed Air
 - Sprinkler System
 - Breakroom
 - 480v 3-Phase: 800 Amps
 - T-5 Lighting

- Building 3:**
 - 15,000 SF
 - (1) 10-ton Crane; 23' hook height
 - (1) 10-ton Crane; 30' hook height
 - 35' Clear Height
 - (2) Sliding doors: 47' x 19'
 - (1) Grade level door: 16 x 16
 - Compressed Air/Welding Gases
 - 480 v 3-Phase: 1500 Amps Power
 - T-5 Lighting

- Building 4:**
 - 15,000 SF
 - (1) 10-ton Crane; 14' hook height
 - (1) 5- ton Crane; 14' hook height
 - 21' Clear Height
 - (2) Grade level door s:
 - 16' x 16'
 - 18' x 18'
 - Compressed Air/Welding Gas
 - 480 v 3-Phase: 1500 Amps Power
 - T-5 Lighting

Warehouse Space: ±5,305 SF Total

- Building 6:**
 - 5,305 SF
 - 14' Clear Height

Additional Features

- (1) 20-ton Gantry Crane; 60' wide w/ 28' hook height
- Property completely fenced with (3) access points
- Security guard booth at main entrance

Building photos



Office Reception Area



Building 2: 10-Ton Crane



20-Ton Gantry Crane



Building 3: (2) 10-Ton Cranes

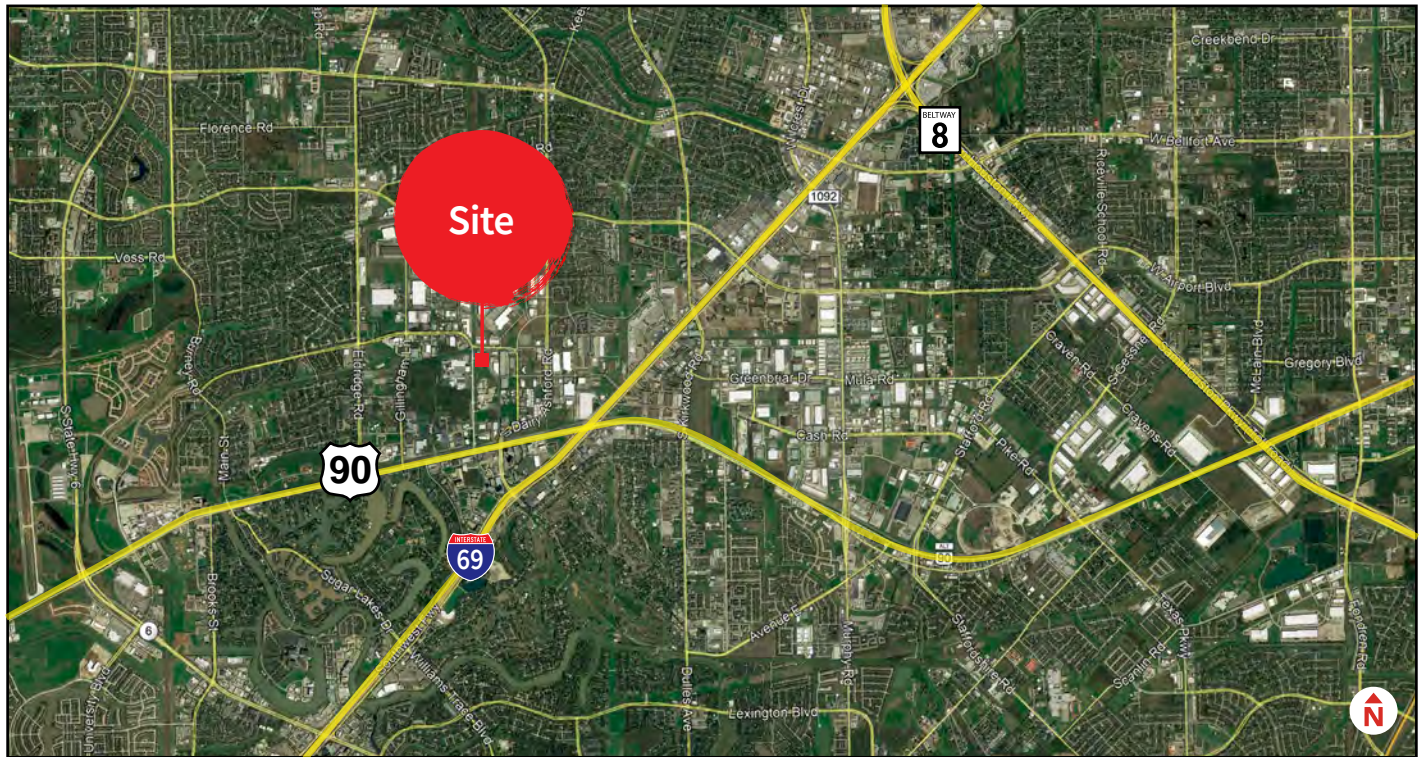
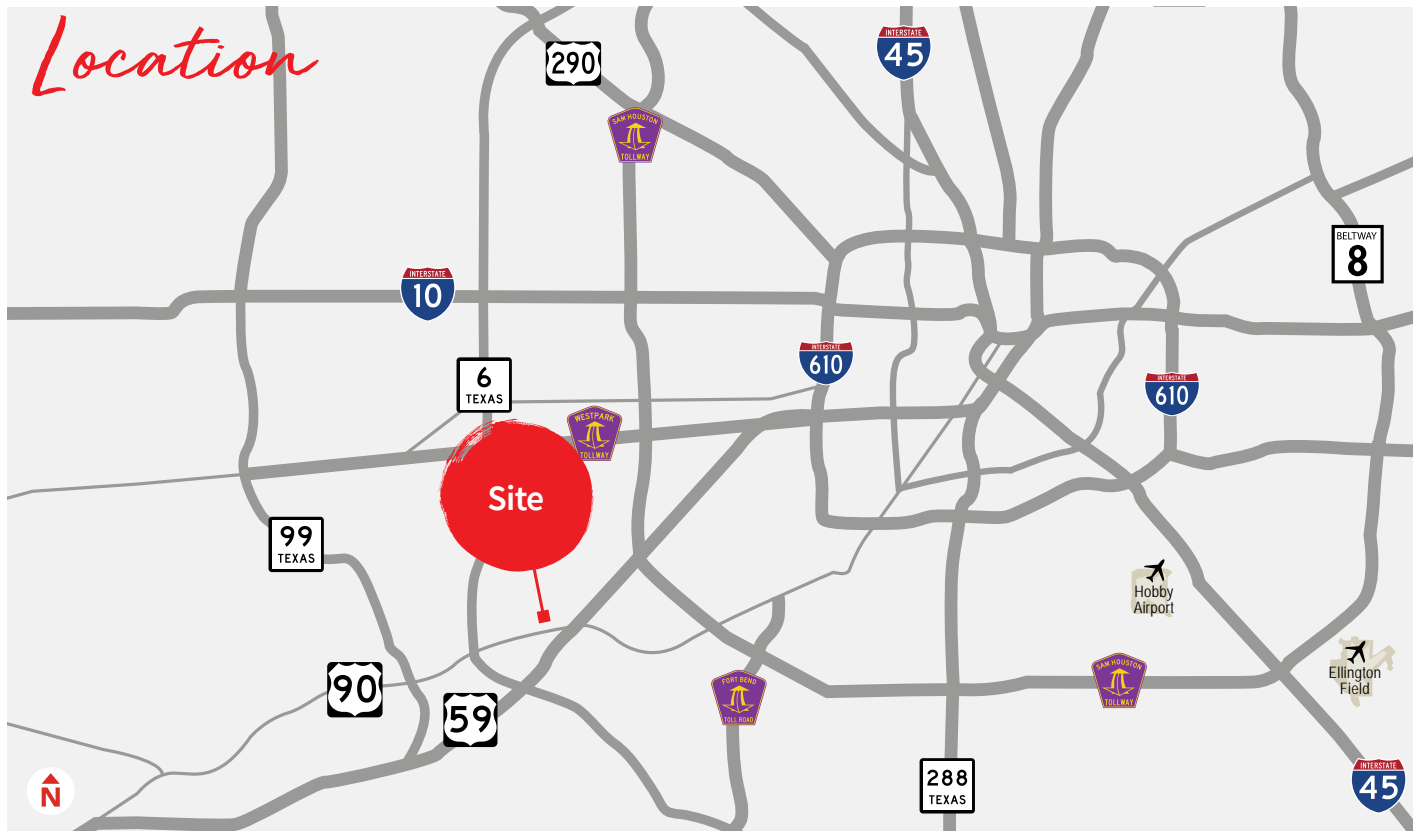


Building 4: (1) 10-Ton + (1) 5-Ton Crane



Warehouse Space

Location



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