

LEASED

Real Estate  
Brokers  
Welcome!

# LEASE

9640 Clinton Drive | Houston, TX 77029



**± 185,000**

Total sq. ft.

## Turning Basin Terminal

Location

### FEATURES

**FTZ Status:**

Grandfathered FTZ—  
no personal inventory  
taxes

**Lighting:**

Yes

**Stabilized:**

Yes

**Ship Channel Access:**

Direct via Dock 32

**Re-Development  
Opportunity:**

Available for re-development  
for Import/export cargo

**Parking Area:**

Yes

**Clear Height:**

± 45 ft.

**Monthly Rate:**

Gross lease: call for  
rate and showing

**Access:**

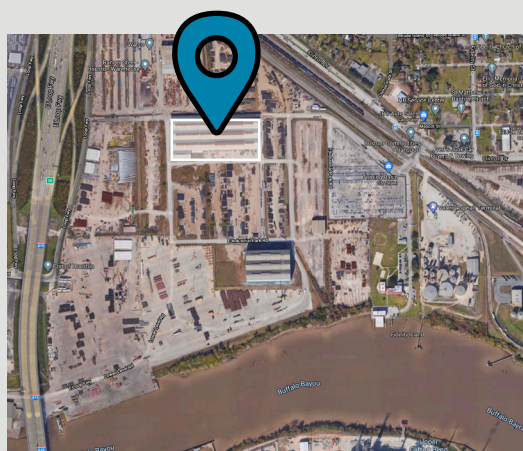
Port Security Entrance—  
Main Gate

**Rail Accessible:**

Yes

### Best site for:

Re-development opportunity, steel cargo,  
storage, and processing.



### DIRECTIONS

Heading South on Loop 610 East, to exit Clinton Drive. Take a left at the light and proceed to Coast Guard Drive. Take a right at the light and go forward to Port Houston Gate AA.

The Port Authority makes no guarantee, warranty or representation about the information contained herein. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction.



**PORT HOUSTON**<sup>SM</sup>

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For more information on properties and rates, contact us at:

**713-670-2400**

[realestate@porthouston.com](mailto:realestate@porthouston.com)