# 16730 JACINTOPORT BLVD

# 16730 JACINTOPORT BLVD., HOUSTON, TX 77015

# ± 218,856 SF AVAILABLE ON ± 21.96 AC

- Barge Slip on Houston Ship Channel
- (9) Nine Overhead Cranes
- Heavy Power
- ± 9.0 AC Stabilized Yard

KELLEY PARKER, III, SIOR Vice Chair +1 713 963 2896 kelley.parker@cushwake.com

FOR SALE

JOHN LITTMAN, SIOR Executive Managing Director +1 713 963 2862 john.littman@cushwake.com

#### **COE PARKER, SIOR**

Senior Director +1 713 963 2825 coe.parker@cushwake.com



#### WATERFRONT

- ± 800' frontage on Houston Ship Channel
  - o ±410' riprap/stabilized frontage
  - o ±390' bulkhead
- 84' x 297' slip for barge access ± 12' draft
- Distance to 45' max depth of ship channel: ± 400 ft

(number)

н

B

С

G

#### SITE

- Asphalt parking lot & driveways
- ± 9.0 AC of stabilized yard, fenced perimeter
- Rail-served by PTRA (possible)





D

CUSHMAN & WAKEFIELD 16730 JACINPORT BLVD

# **BUILDING SUMMARY**

# **HOUSTON SHIP CHANNEL FACILITY**

# (A) - HIGH BAY AND HEAVY ASSEMBLY AREA:

 $\pm$  49,500 SF area served by a 250-ton overhead crane with double hoist 125-ton (48'6-1/2" hook height), a 90/35 ton double hoist overhead crane (49' 9 1/2" hook height), and a 30-ton overhead crane (49' 9 1/2" hook height); all with a 99'9 1/16" span.

## (B)/(C) - HIGH BAY AND HEAVY ASSEMBLY AREA:

Both bays are ± 62,376 SF (92' x 678'); 84' span; The floor is two levels, therefore the crane hook heights vary from 22' to 31'. Each bay is crane-served, accessed by paved drive-thru bay. Bay B has three (3) 20-ton overhead cranes, Bay C has two (2) 10-ton overhead crane, and one (1) 20- ton overhead crane. Bay B has ± 1,000 SF A/C office.

## **D** - MAINTENANCE BUILDING:

 $\pm$  3,904 SF, (48.5'x 80.5'), with one OH door and one sliding door.

## E - PARTS AND STORAGE AERA:

± 7,840 SF (49'x 160') warehouse

# F - SHOP OFFICE AREA:

 $\pm$  6,900 SF (30'x 230') which includes office, lockers, and a lunch room.

### G - COATING AND BLASTING FACILITY:

Constructed in 2023 - Building is approx. ± 13,200 SF Abrasive Blast Booth 32' wide, 80' long, 25' tall, Paint Booth 32' wide, 80' long, 25' tall - environmentally controlled.

### (H) - MAIN OFFICE/ENGINEERING AREA:

Building is approximately ± 12,760 SF and air conditioned

# - PAVED EMPLOYEE PARKING:

± 137 Spots / 50,000 SF

#### SPECS ON ELECTRICAL SERVICE

12,470 Volts enter facility, 2,157 KVA, 4 transformers provide 480v from the 12,470V

#### WATER

Aqua TEX - Vendor

#### WATER CAPACITY

1 inch Water Meter Line

#### AVERAGE USAGE

20,900 Gallons

#### SEWER

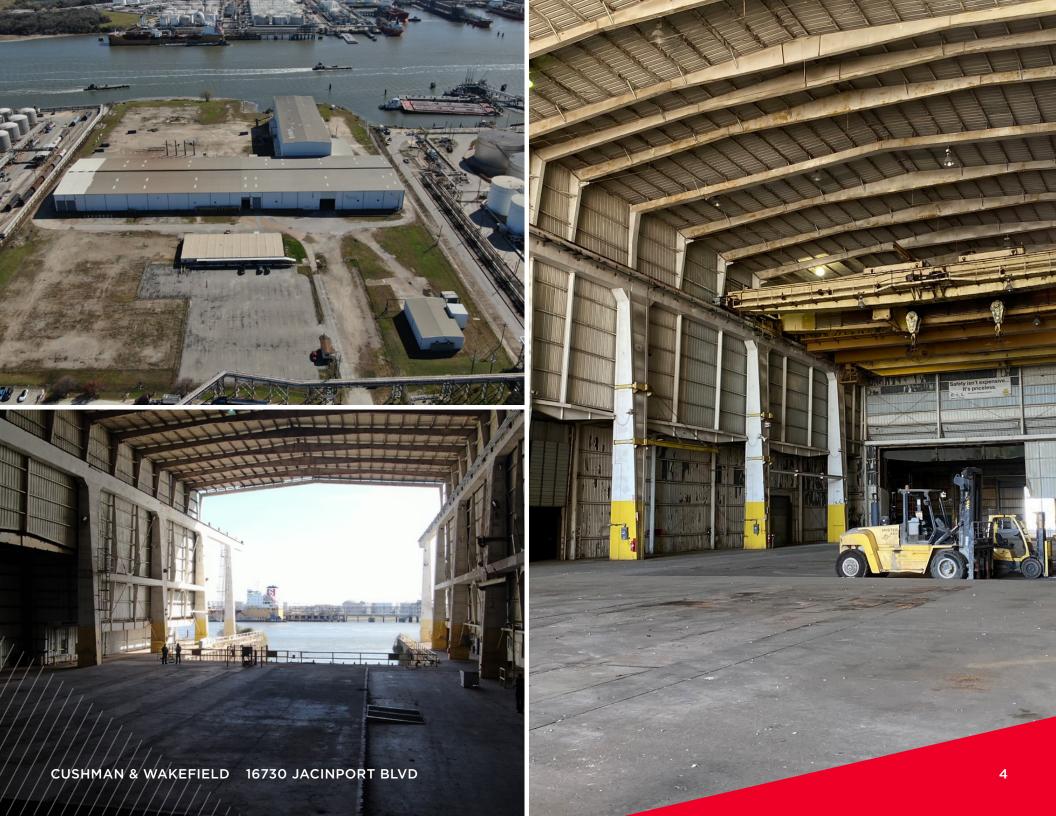
Wastewater Treatment Of Houston - Treatment station Aerobic system for office building

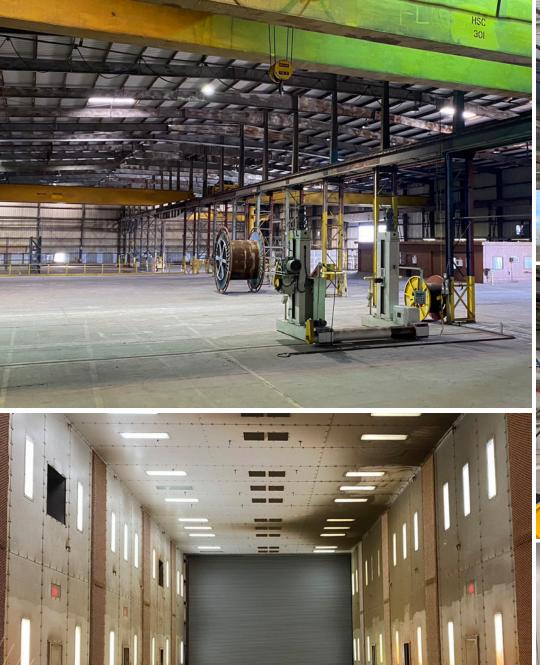
#### NATURAL GAS SERVICE

Center Point Energy 1-1/2' to facility



CUSHMAN & WAKEFIELD 16730 JACINPORT BLVD













#### **AERIAL OVERVIEW**

1. Kinder Morgan

- 2. Texas Deepwater Partners
- 3. Hunter
- 4. Tubular Services
- 5. Lone Star
- 6. New Process Steel
- 7. Enterprise Products
- 8. South Atlantic Services
- 9. John W. Stone Mega Lubricants Inc
- 10. Beshert Steel
- 11. Port of Houston
- 12. Enterprise Terminal
- 13. Stolthaven
- 14. Petromax Refining Company
- 15. Patterson
- 16. Certified Pipe Service
- 17. Boasso Global
- 18. Stolt Nielsen
- 19. Kirby Inland
- 20. G.E. Energy
- 21. WattStock
- 22. T-Rex
- 23. Powell Industries, Inc
- 24. BWC Terminal
- 25. Cargill
- **26.** Royal White Cement
- 27. Gulfstream Marine-Care
- 28. American Commercial Barge
- 29. Hartree Refining
- **30.** Solar Turbine
- **31.** Monument Chemical
- 32. CEMEX

# CONTACTS

KELLEY PARKER, III, SIOR Vice Chair +1 713 963 2896 kelley.parker@cushwake.com JOHN LITTMAN, SIOR Executive Managing Director +1 713 963 2862 john.littman@cushwake.com

2

**COE PARKER, SIOR** Senior Director +1 713 963 2825 coe.parker@cushwake.com

11/1/1/

N 167810 11 1



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

# 16730 JACINTOPORT BLVD., HOUSTON, TX 77015