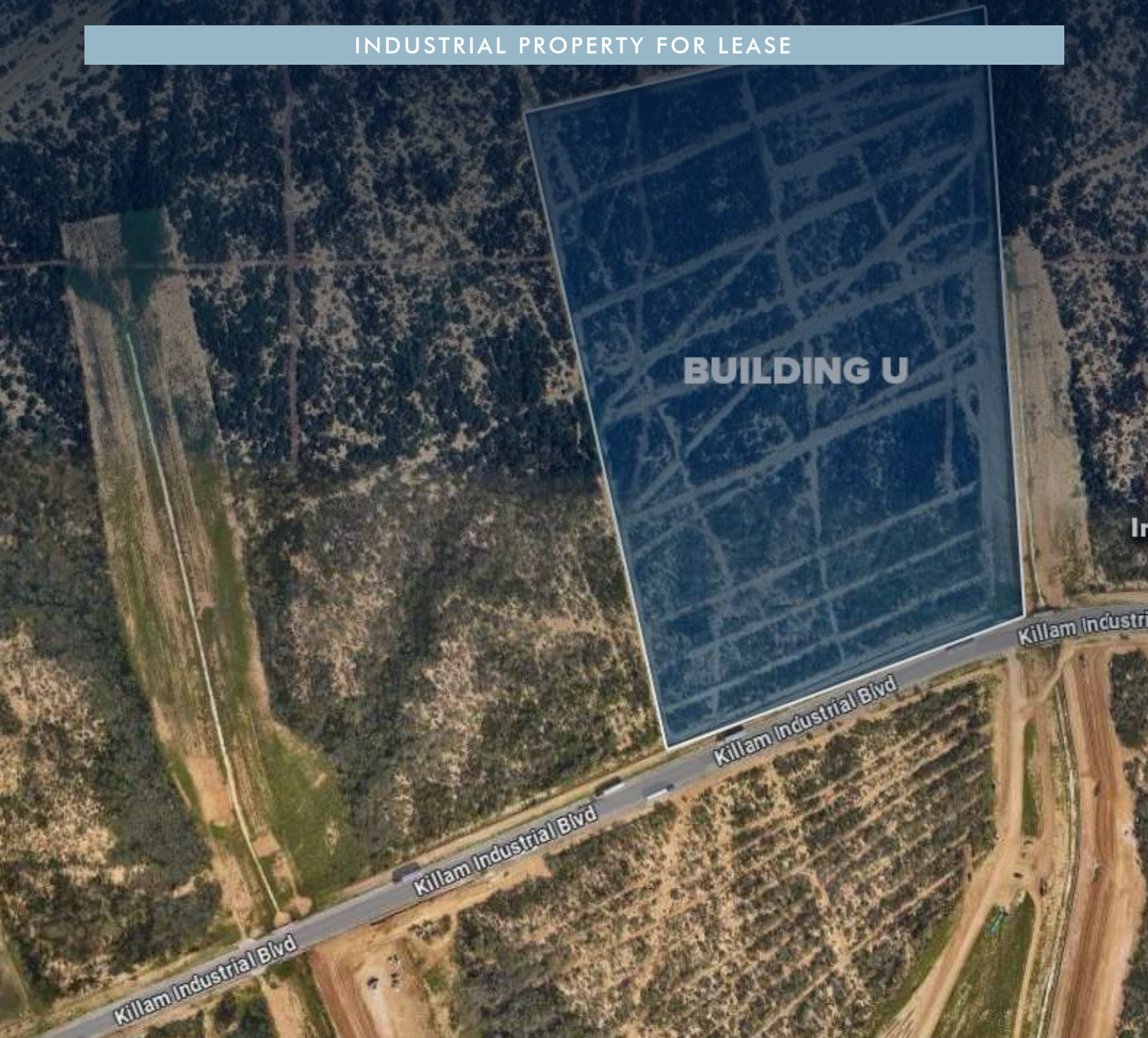


BUILDING U

Killam Industrial Park, Laredo, TX

INDUSTRIAL PROPERTY FOR LEASE



TANO CARRANZA

Vice President of Asset Management, Industrial
956.724.7141
tcarranza@killamco.com



BUILDING U

Killam Industrial Park, Laredo, TX

INDUSTRIAL PROPERTY FOR LEASE



PROPERTY DESCRIPTION

Proposed 457,600 SF warehouse available for lease inside Killam Industrial Park. This warehouse will offer two suites with office space. Suite A consists of 353,600 SF of warehouse space and 8,736 SF of office space. Suite B is 98,176 SF of warehouse space and 5,824 SF of office space.

LOCATION DESCRIPTION

Building U is strategically located inside Killam Industrial Park with immediate access to Interstate 35 and only 3 miles from World Trade Bridge.

PROPERTY HIGHLIGHTS

- Building Size: 457,600 SF
- Suite A : 353,600 SF
- Office: 8,736 SF/ Warehouse: 353,600 SF
- Dock-High Doors: 112
- Parking: 86 standard parking, 249 trailer spaces
- Suite B: 104,000 SF
- Office: 5,824 SF/ Warehouse: 98,176 SF
- Parking: 86 standard parking, 106 trailer spaces
- Dock- High Doors: 32 Doors

TANO CARRANZA

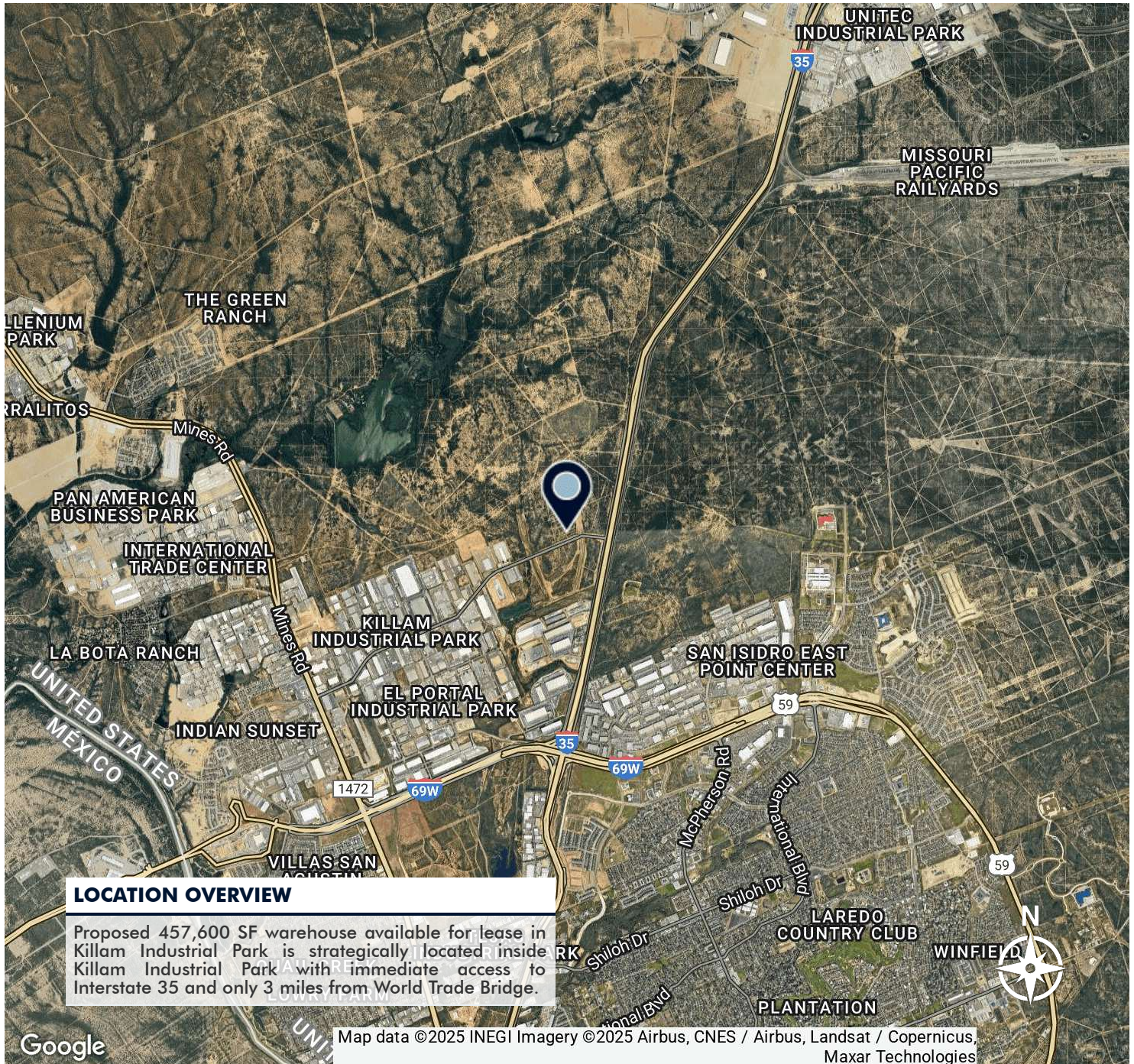
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BUILDING U

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INDUSTRIAL PROPERTY FOR LEASE



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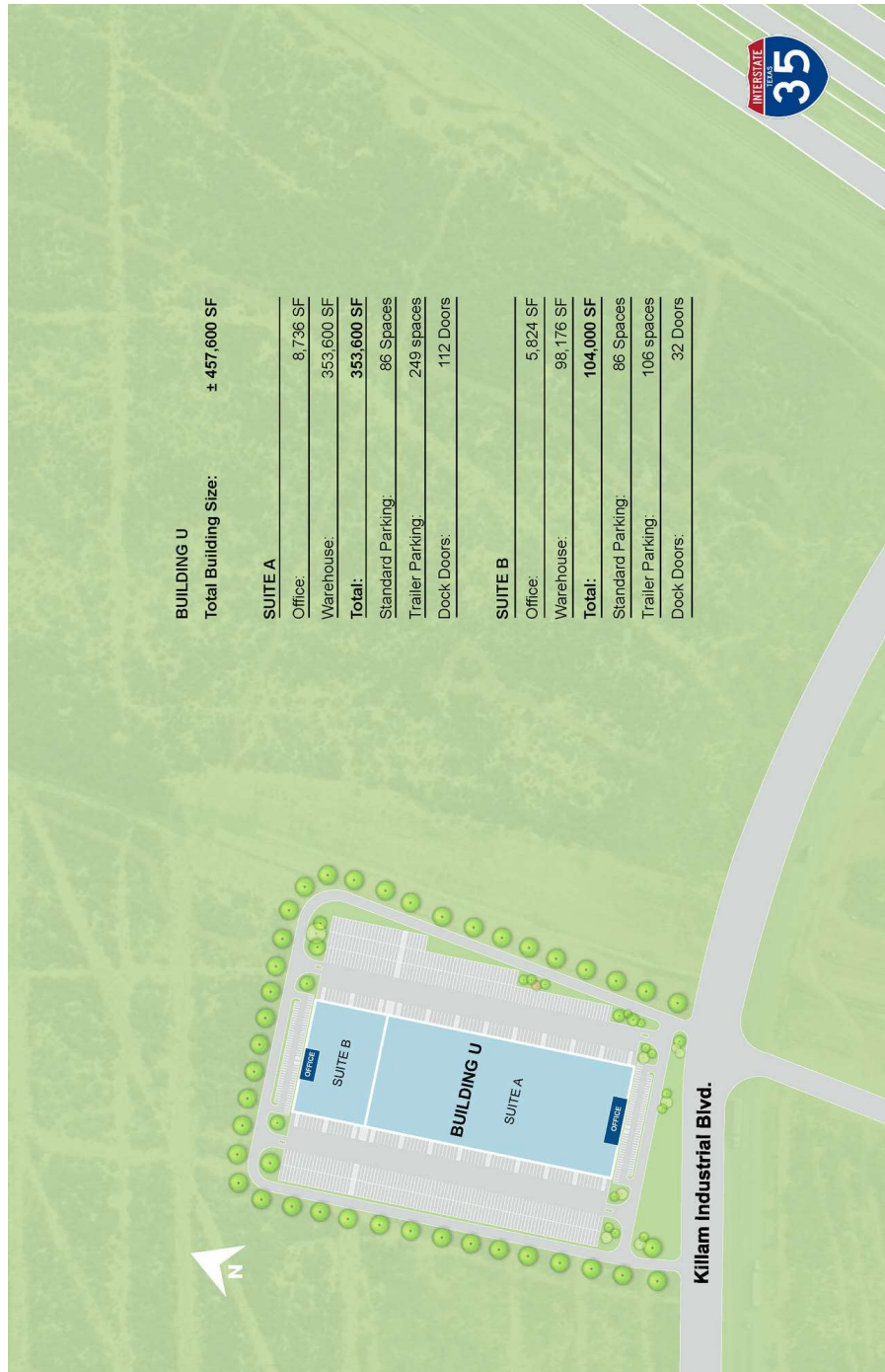
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BUILDING U

Killam Industrial Park, Laredo, TX

INDUSTRIAL PROPERTY FOR LEASE



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BUILDING S

9001-C Killam Industrial Blvd, Laredo, TX

INDUSTRIAL PROPERTY FOR LEASE



TANO CARRANZA

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BUILDING S

9001-C Killam Industrial Blvd, Laredo, TX

INDUSTRIAL PROPERTY FOR LEASE



PROPERTY DESCRIPTION

This 100,000 SF warehouse will feature approximately 3,000 SF of dedicated office space and a separate 1,000 SF warehouse office. It includes 36 dock-high doors, 75 trailer parking spaces, 85 standard parking spaces, and a minimum clear height of 27'. Lessee will need to apply for their own FTZ zone with the City of Laredo. All utilities are independently metered.

LOCATION DESCRIPTION

Proposed 100,000 SF warehouse available for lease in Killam Industrial Park. Immediate access to Interstate 35 and only 3 miles from World Trade Bridge.

PROPERTY HIGHLIGHTS

- Size: 100,000 SF
- Office Space: \pm 3,000 SF
- Warehouse Office: 1,000 SF
- Dock-High Doors: 36 (9' x 7')
- Clear Height: 27'
- Parking: 85 employee spaces, 75 trailer spaces

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	100,000 SF
Lot Size:	8.91 Acres
Building Size:	100,000 SF

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BUILDING S

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BUILDING S

9001-C Killam Industrial Blvd, Laredo, TX

SITE PLANS



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View Our Properties

