



FAIRBANKS LANDING

UP TO ±834,720 SF AVAILABLE FOR LEASE
9220 FAIRBANKS NORTH HOUSTON RD, HOUSTON, TX 77064



Joseph Berwick
+1 713 425 5842
joseph.berwick@jll.com

Richard Quarles, SIOR
+1 713 888 4019
richard.quarles@jll.com

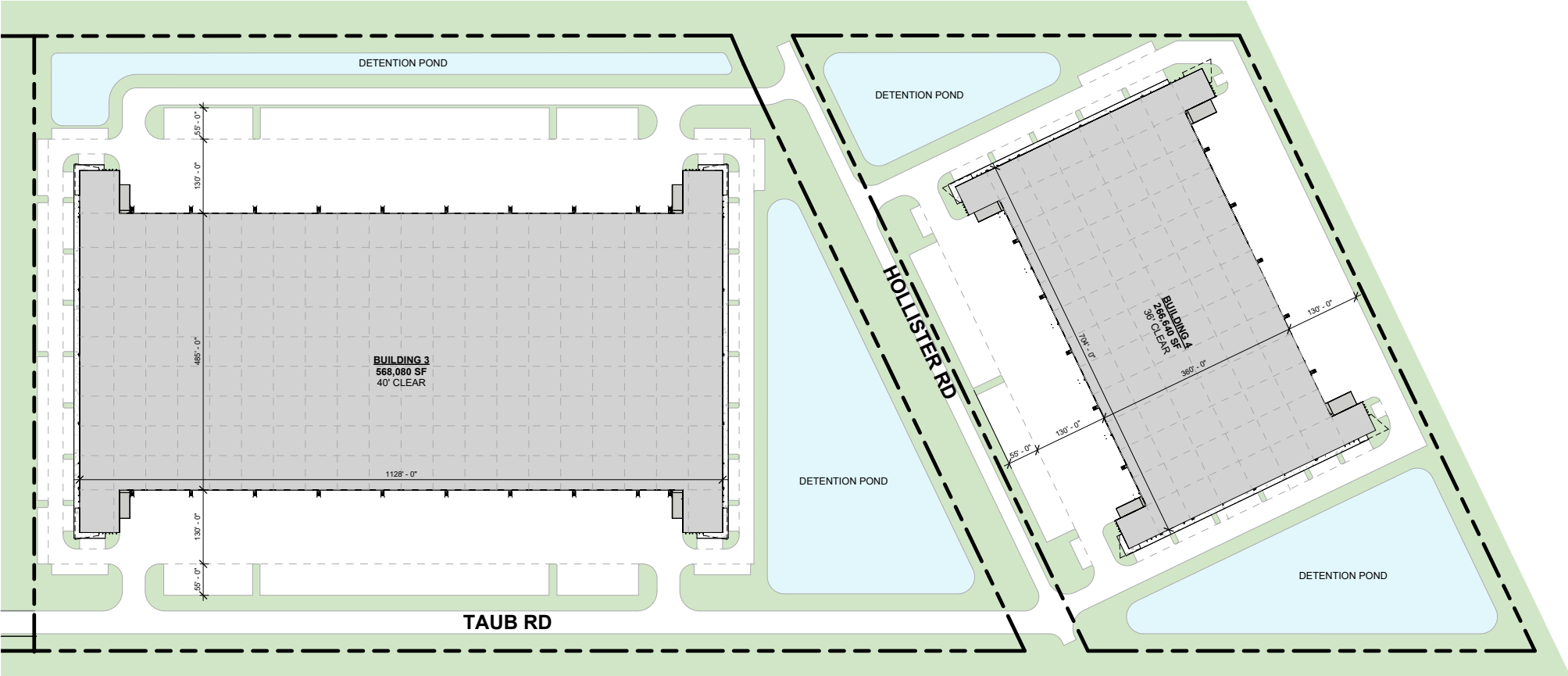
Eliza Klein
+1 713 425 1816
eliza.klein@jll.com

A DEVELOPMENT BY:



LEASING BY:



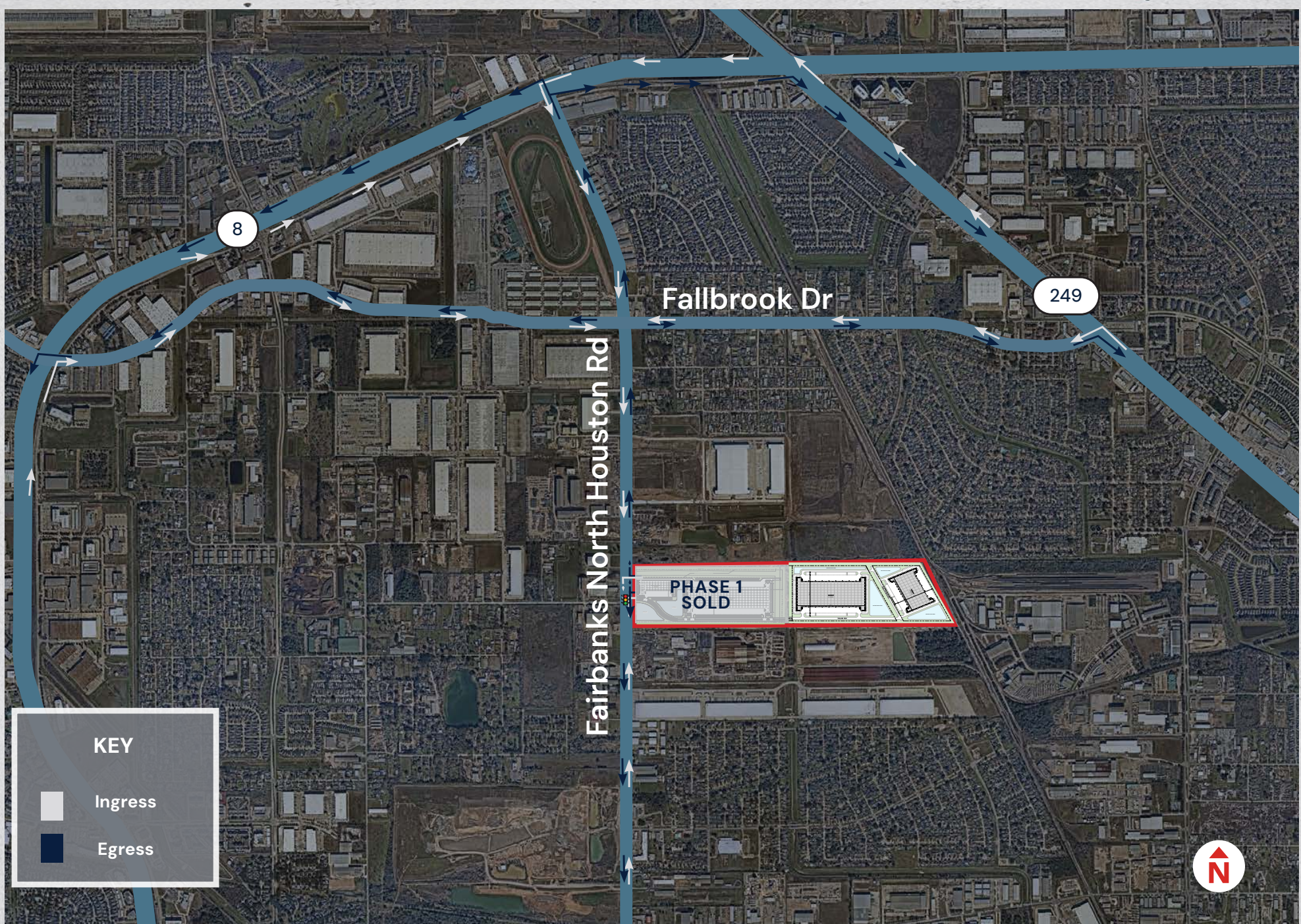


BUILDING 3

Configuration	Cross Dock	Dock High Doors (9' x 10'):	116
Total SF:	568,080 SF	Sprinkler:	ESFR
Office Prefinish:	+/-5,250 SF Office	Building Depth:	435'
Clear Height:	40'	Parking Spaces:	275 Spaces
Speed Bay:	56' x 60'	Truck Court:	185'
Typical Column Spacing:	56' x 52'	Trailer Parking:	124 Spaces
Floor Slab:	8"	Power:	6,000 Amps
Ramped Doors:	4 (12' x 14')		

BUILDING 4

Configuration	Cross Dock	Dock High Doors (9' x 10'):	71
Total SF:	266,640 SF	Sprinkler:	ESFR
Office Prefinish:	+/-3,300 SF Office	Building Depth:	360'
Clear Height:	36'	Parking Spaces:	122 Spaces
Speed Bay:	54' x 60'	Truck Court:	West: 185' East: 135'
Typical Column Spacing:	54' x 60'	Trailer Parking:	42 Spaces
Floor Slab:	7"	Power:	4,000 Amps
Ramped Doors:	4 (12' x 14')		



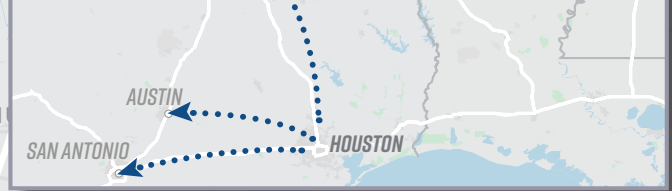
STRATEGIC LOCATION

- Prime Northwest Houston Location at Fairbanks North Houston & Beltway 8 providing strategic distribution and operational connectivity.
- Multiple points of ingress / egress offering excellent access to Beltway 8, Highway 290, and Highway 249.
- Site served by an existing lighted intersection and to be constructed three lane public thoroughfare.



SUPERIOR REGIONAL CONNECTIVITY

DRIVE TIME SUMMARY			
Metro	Distance	Travel Time	Population
ATX	159 mi	2.5 hrs	2.30MM
SA	203 mi	3.1 hrs	2.55MM
DAL	229 mi	3.4 hrs	7.75MM



For Information:

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