



PROPERTY FEATURES

- Office/ Warehouse park located just off Hwy 21 in Bryan
- Security fenced yards attached to each space
- All spaces are 18-wheeler accessible
- Large pylon sign available to advertise tenant's business
- Conveniently located across from Coulter Air Field with quick access to SH-6 & SH-21
- Outside City Limits
- Broker/Owner

SUITES FOR LEASE



Suite 1513
Size: 2400 SF
Price: \$2,300/MO

Includes four offices, two restrooms, warehouse space with a crane, three 12'x 14' overhead doors, and storage. Also includes fenced yard.

Suite 1521A
Size: 900 SF
Price: \$850/MO

Includes two offices, one restroom, warehouse space and a 12'x 14' overhead door. Also includes fenced yard.

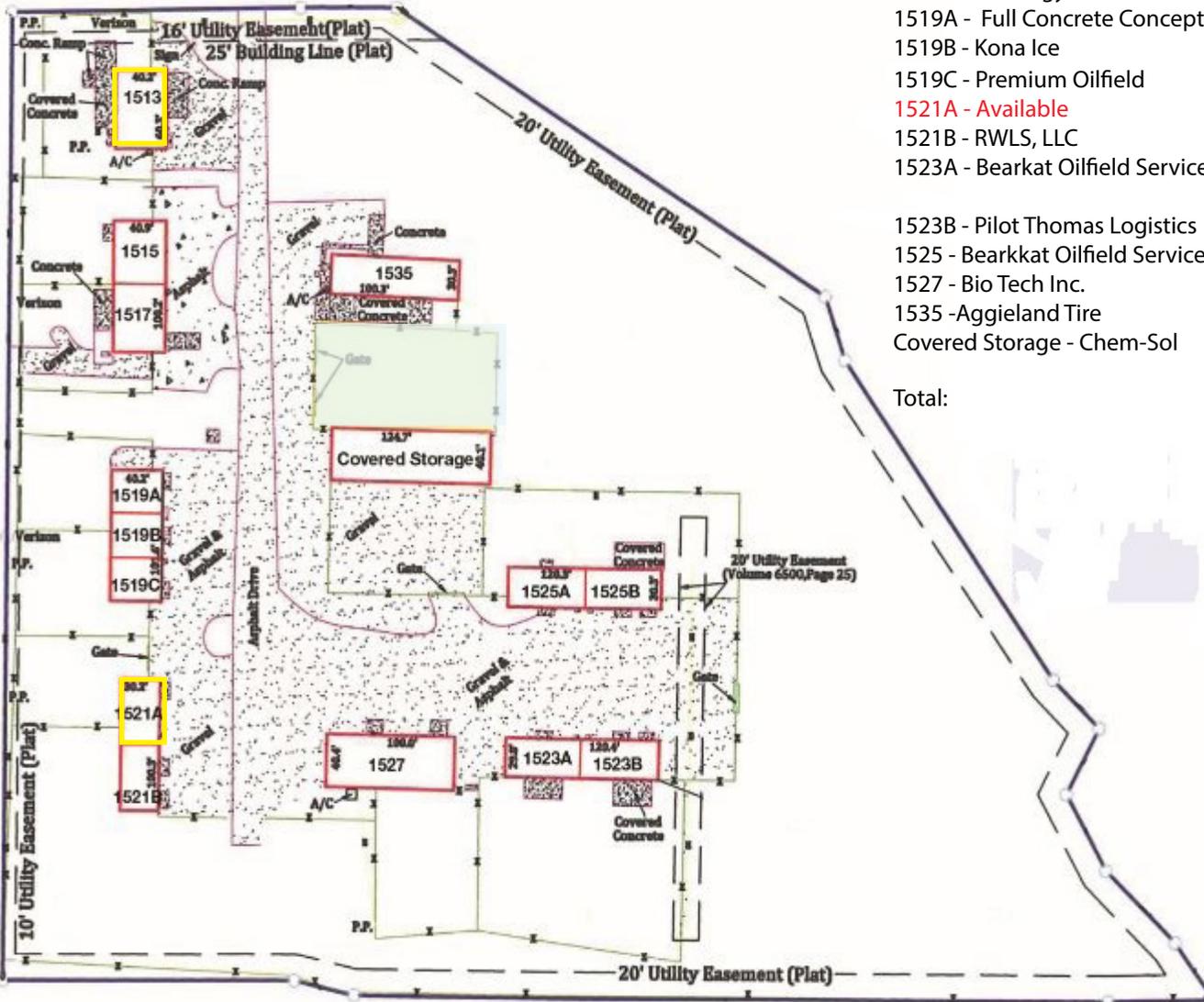
AERIAL





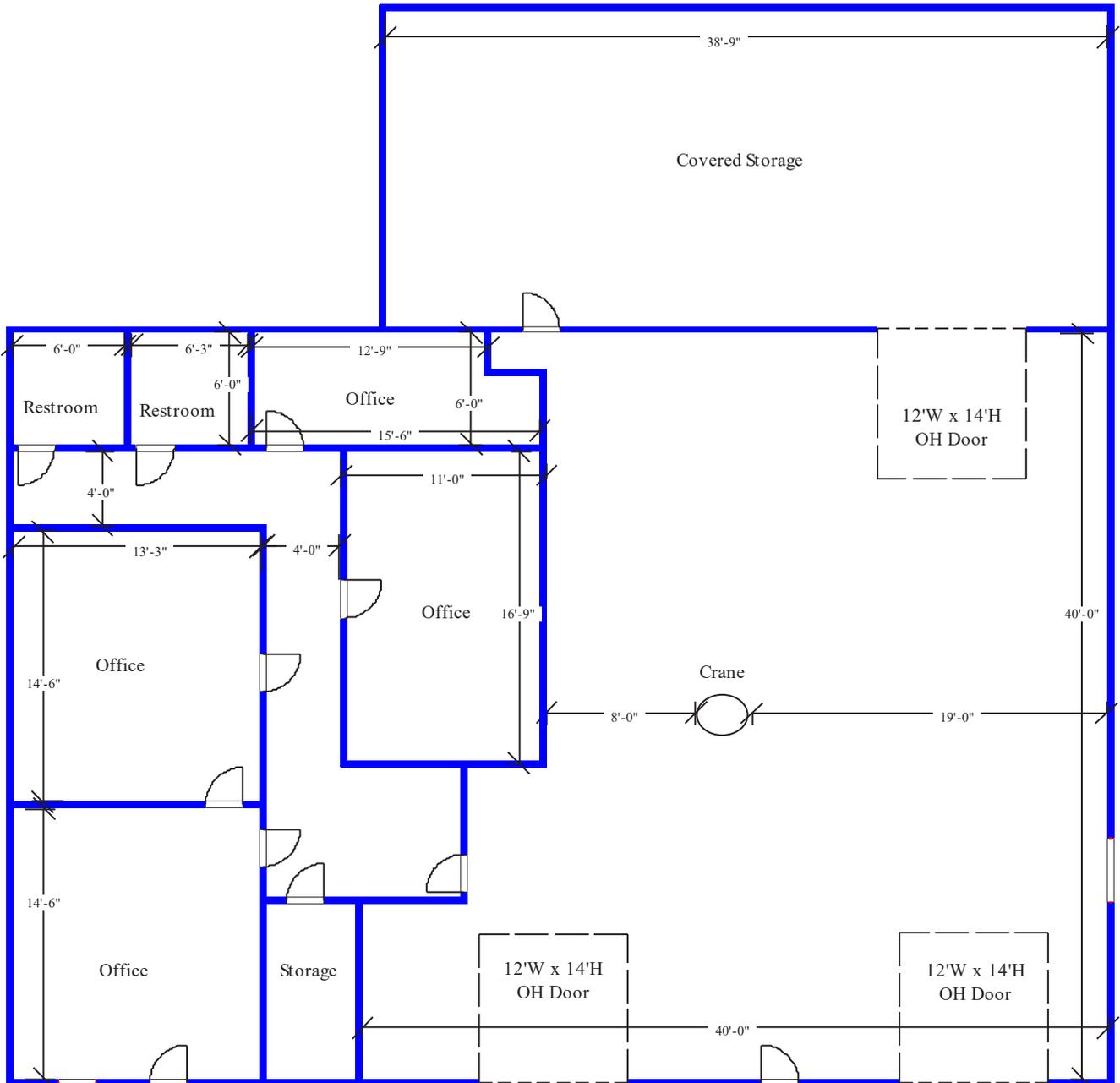
SITE PLAN

Suite - Tenant List



1513 - Available	2,400 SF
1515 - Chem-Sol	2,000 SF
1517 - R L Energy Solutions	2,000 SF
1519A - Full Concrete Concepts	1,333 SF
1519B - Kona Ice	1,333 SF
1519C - Premium Oilfield	1,333 SF
1521A - Available	900 SF
1521B - RWLS, LLC	2,100 SF
1523A - Bearkat Oilfield Services, LLC	1,800 SF
1523B - Pilot Thomas Logistics	1,800 SF
1525 - Bearkat Oilfield Services	3,600 SF
1527 - Bio Tech Inc.	4,000 SF
1535 - Aggieldand Tire	3,000 SF
Covered Storage - Chem-Sol	5,000 SF
Total:	32,600 SF

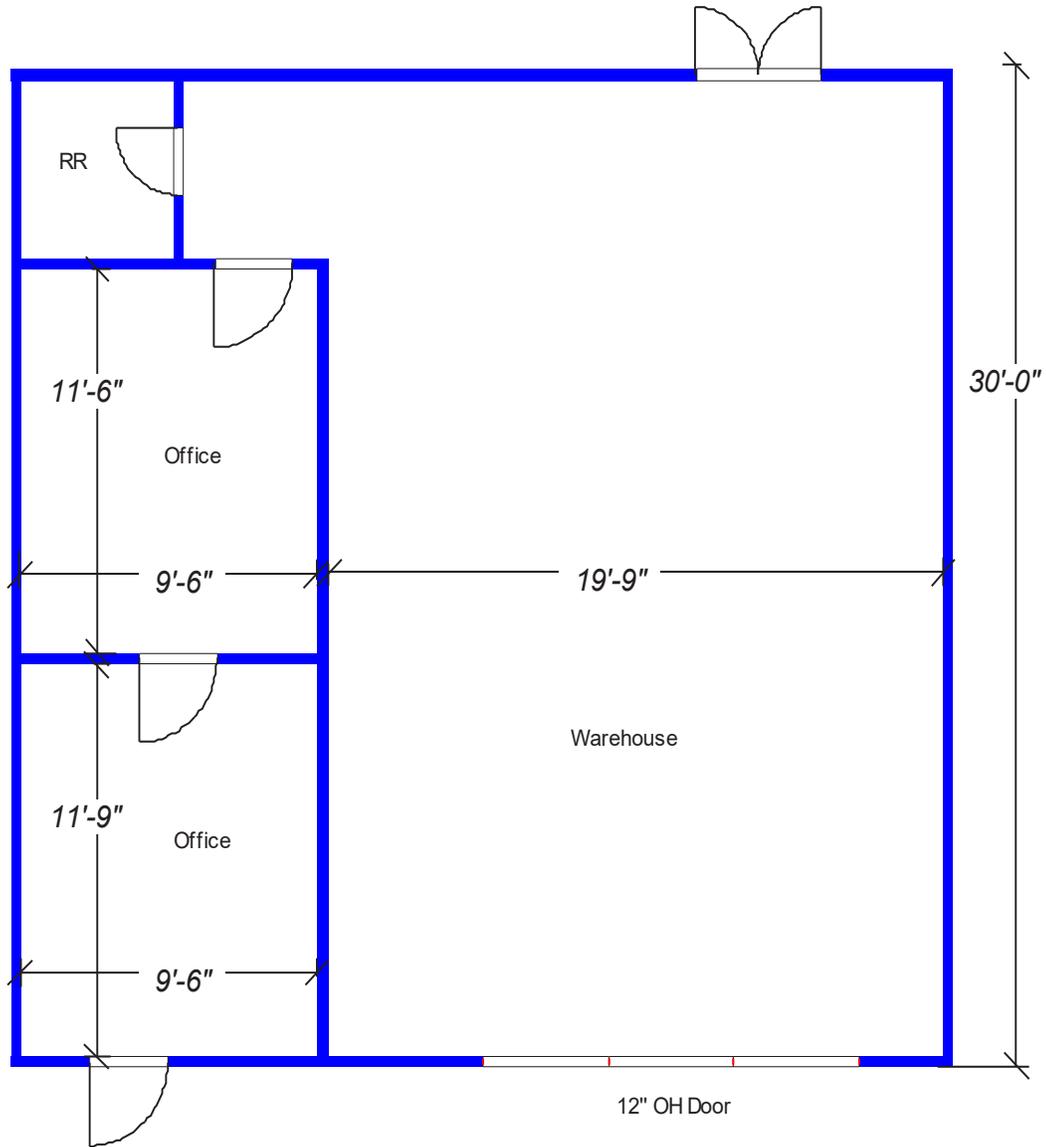
SUITE 1513 FLOOR PLAN



All Measurements Are Approximate



SUITE 1521A FLOOR PLAN



All Measurements are Approximate

