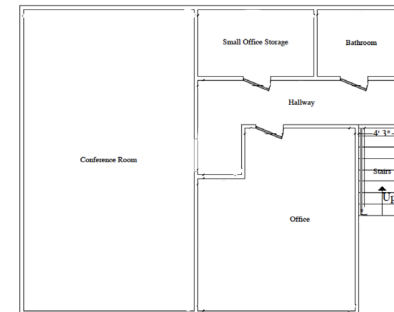


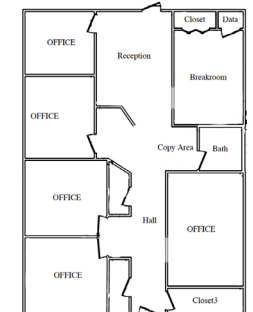
COX ROAD

BUSINESS PARK

1118 Cox Road, Conroe, TX 77385
FOR LEASE | 12,000 SF OFFICE/WAREHOUSE



1ST FLOOR OFFICE



2ND FLOOR OFFICE

12,000 SF Bldg w/ Outside Storage

1,200 SF Outside Storage

Five (5) 10x14' Doors Offering

2,400 SF OFC/9,600 SF WH

50' Truck Aprons

Pull Through Loading

400A 120/240V Power

21' Clear Height

\$12.00 PSF/yr NNN/

1.3 Miles from I-45N & Woodlands Pkwy

Local Owner and Manager

\$3.00 PSF/yr OPEX Est. (2025)

RifleCRE

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