



# 17-Acre Development Site with Adaptive Reuse Buildings

LOCATED IN HOUSTON, TX

## Property Description

ADDRESS 6401 Long Point Rd  
Houston, TX 77055

SIZE 16.66 Acres

- EXISTING IMPROVEMENTS
- 239,963 SF of Industrial
  - 34 rice silos
  - 6-acre paved yard



Located in Spring Branch, one of Houston's fastest gentrifying neighborhoods



Located at the corner of Long Point Rd and Hempstead Rd, the two largest thoroughfares in Spring Branch



Investor flexibility through improvements to existing industrial assets or redevelopment of the entire site



Great population growth on top of existing population density



Surrounding amenities include a plethora of business parks, restaurants, and sporting venues



The Texas High-Speed Train's Houston passenger station will be located less than a half mile from the property.



Built-in Placemaking through the 130' silos and historic nature of the building

FOR MORE INFORMATION ON THIS PROPERTY:

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