

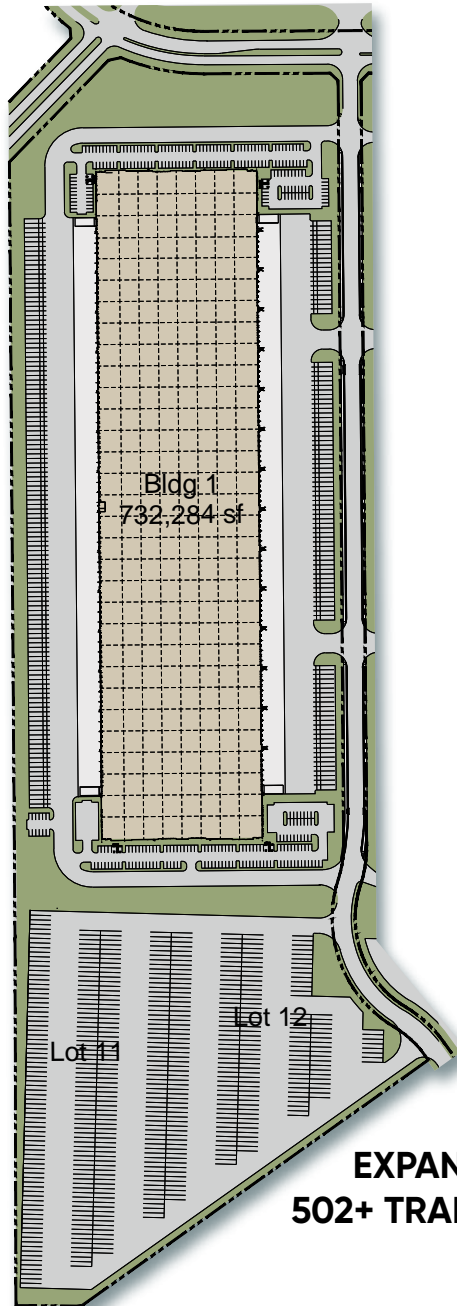
40'
Clear
Height

194
Dock High
Doors

365
Parking
Stalls

BUILDING 1 SPECS

Total Size	732,284 SF
Bay Spacing:	50' x 56' (typical)
Auto Parking	365
Trailer Parking:	229
Fire Sprinkler System:	ESFR
Loading:	194 Dock High Doors 4 Ground Level Ramps



40'
Clear
Height

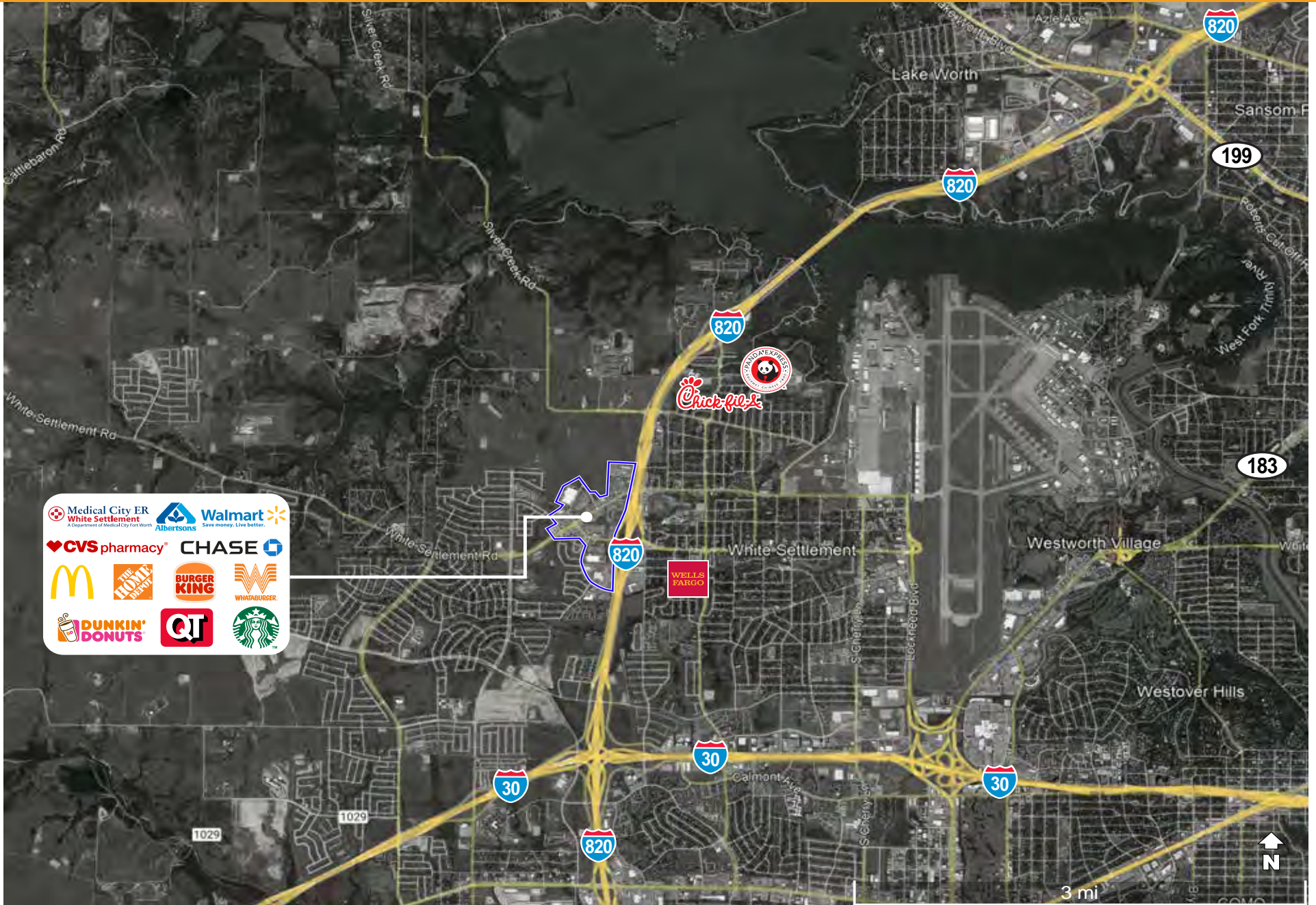
194
Dock High
Doors

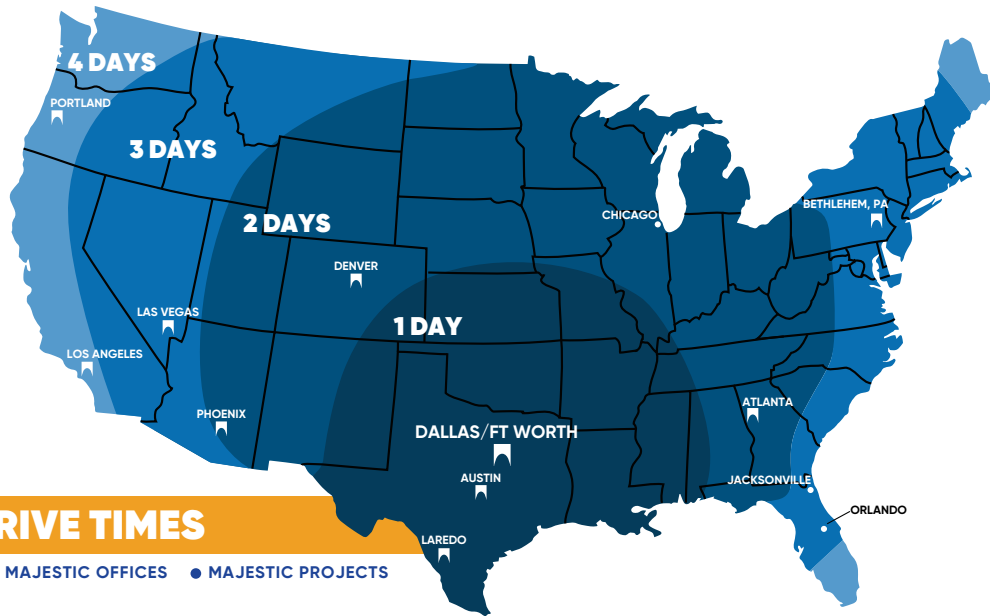
365
Parking
Stalls

EXPANDED CAMPUS SPECS:

Total Size	732,284SF
Bay Spacing:	50' x 56' (typical)
Auto Parking	365 (expandable)
Expansion Lot:	502 + Trailer Parking Can be Gated & Contiguous to Campus

**EXPANSION LOT
502+ TRAILER PARKING**





POTENTIAL INCENTIVES

STATE

- Texas Enterprise Fund
- Texas Emerging Technology Fund
- Texas Product/Business Fund

LOCAL

- Chapter 380 Program Potential
- Property Tax Abatement
- Sales Tax Abatement
- Enterprise Zone Program
- Renewable Energy Incentives
- Manufacturing Exemption
- Triple Freeport Exemption
- Qualified HUB Zone

LOCATION FEATURES

- Direct access via 820 and Silver Creek Road
- Adjacent to NAFTA Superhighway
- Strong Workforce Market (Competitive Wages)