

Setting:	Industrial Park
Within City Limits:	No
Specialty Features:	Intermodal,Logistics Park
Sale Price Note:	Negotiable
Lease Terms:	Negotiable
Lease Rate Note:	Negotiable
Last Updated:	Dec 1, 2020


Realtor/Owner Contact

Ryan T. Lovell  
Owner  
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Property and Area Description

The state-of-the-art Interchange Industrial Park will accommodate 1,060 Rail Cars (expandable to 2,400+) with 272 Rail Car Spots of Interchange Track. Interchange Industrial Park offers unique synergies in the coordinate and delivery of cars to rail-served tenants, enabling increased efficiencies and reduced operating costs. On-site service providers will safely coordinate the transloading of product, and the cleaning, maintenance and staging of outbound railcars as a turnkey service.

Population

	110,178 10 Mile Radius	607,804 20 Mile Radius	1,989,444 30 Mile Radius
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Source: ESRI®, 2024

Households

	36,222 10 Mile Radius	204,557 20 Mile Radius	689,781 30 Mile Radius
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Source: ESRI®, 2024

Transportation

**Nearest Highway:** Frontage on Texas Highway 146  
**Nearest Interstate:** Interstate 10 (5 mi.)  
**Rail Served:** Yes  
**Rail Served By:** Union Pacific Railroad, BNSF Railway  
**Rail Type:** Active  
**Rail Accessible:** Yes  
**Rail Infrastructure in Place:** No  
**Rail Contact:** Randy Bennett  
**Rail Contact Phone:** (713) 962-3200  
**Rail Contact Email:** rbennett@rail-logix.com

Utilities

**Natural Gas:** Available  
**Water:** Available  
**Sewer:** Available  
**Telecommunications:** Available