

# Mason Creek Business Park

**74,100 SF For Lease**  
Building 5 | Class A Office/Warehouse Space

21201 Park Row Drive | Building 5  
Katy, TX 77449

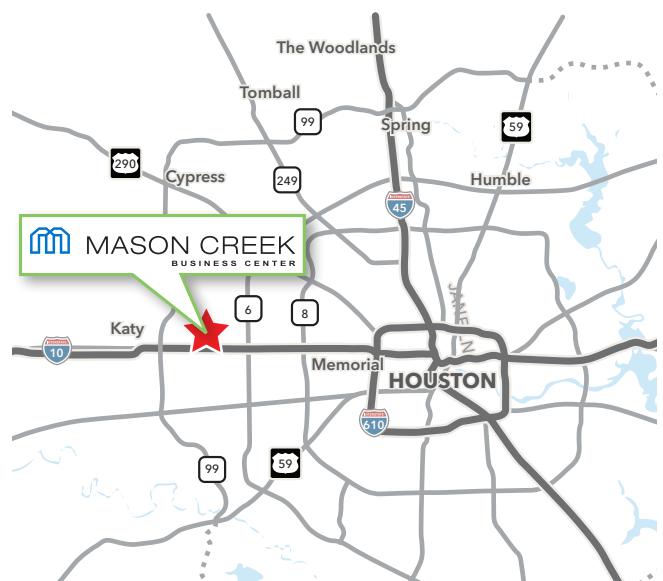


## Property Overview

Located just North of Katy Freeway at the Southeast corner of Mason Road and Park Row Drive. Class "A" office/warehouse project in master planned deed-restricted park. Close proximity and excellent access to Katy Freeway and convenient access to the Grand Parkway.

## Space Features

- » 74,100 SF Available for lease with 68,241 SF of warehouse | 5,859 SF of office
- » Freestanding Building
- » Two (2) drive in ramps
- » Twenty-two (22) dock doors with dock seals and pit levelers
- » 28' Clear height
- » 130' Building depth
- » 40'x45' Column spacing with 50' speed bay
- » Individual glass storefronts with 24/7 access
- » ESFR Sprinkler
- » High parking ratio



Owned By

**mapletree**

Leased By

**TRANSWESTERN** REAL ESTATE SERVICES

Darryl Noon  
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## Floor Plan



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## Aerial Map



## About Us

Mapletree is a leading global real estate developer, investor and manager headquartered in Singapore. Mapletree owns and manages more than 70 million square feet of logistics and industrial properties across 26 states with offices in New York, Chicago, Atlanta, Dallas and Los Angeles.

[www.mapletree.com.sg](http://www.mapletree.com.sg)

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**maple<sup>tree</sup>**

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