

PARK 336

OFFICE · INDUSTRIAL · FLEX

CLASS "A" BUSINESS PARK IN CONROE

Designed for the tenants of today →



182K SF
OFFICE/
WAREHOUSE

www.Park336.com

Clayton Benedict
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NEWMAN


PARK336


A HIGH-POWERED DEVELOPMENT


Customized construction to meet your needs →





Property Highlights


 Convenient Conroe location, one of the fastest growing cities in Texas

 Tremendous visibility on N Loop 336 E with signage opportunities

 Perfect for all tenant types, offering Class A industrial/office

 Diverse buildouts, customize your space with a strong TI allowance

 Protected turn lanes support ingress/egress to the property

 Initial buildings delivered in the Summer of 2023

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CURATED CONSTRUCTION FOR PARK 336 TENANTS

Explore the Space Built for You ↓



- | | |
|---|------------|
| 01 Flex/Office/Retail | ±18,000 SF |
| - Number of Units: 1 to 3 | |
| - Eave Height: 15' 17" | |
| - Office Ceiling Height: 10' | |
| - Overhead Doors: One 14' 22 GA Steel | |
| 02 Flex/Office/Retail | ±9,902 SF |
| - Number of Units: 1 or 2 | |
| - Eave Height: 17' 9" | |
| - Office Ceiling Height: 10' | |
| - Overhead Doors: Three 14' 22 GA Steel | |
| 03 Multi Tenant Industrial | ±9,945 SF |
| - Number of Units: 1 to 4 | |
| - Eave Height: 15' 4" | |
| - Office Ceiling Height: 10' | |
| - Overhead Doors: Four 14' 22 GA Steel | |
| 04 Industrial w/ Yard Space | ±9,940 SF |
| - Number of Units: 1 | |
| - Eave Height: 18' 4" | |
| - Office Ceiling Height: 10' | |
| - Overhead Doors: Three 14' & One 16' 22 GA Steel | |
| 05 Industrial w/ Yard Space | ±9,940 SF |
| - Number of Units: 1 | |
| - Eave Height: 18' 4" | |
| - Office Ceiling Height: 10' | |
| - Overhead Doors: Three 14' & One 16' 22 GA Steel | |

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TAP INTO THE OPPORTUNITY



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