

PROLOGIS PORT CROSSING BUILDINGS C3 + C6

1700 + 1860 Hwy 146 S
La Porte, TX 77571

DELIVERING
4Q 2026



NEW DEVELOPMENT LEASING OPPORTUNITIES

16,665 - 120,013 SF

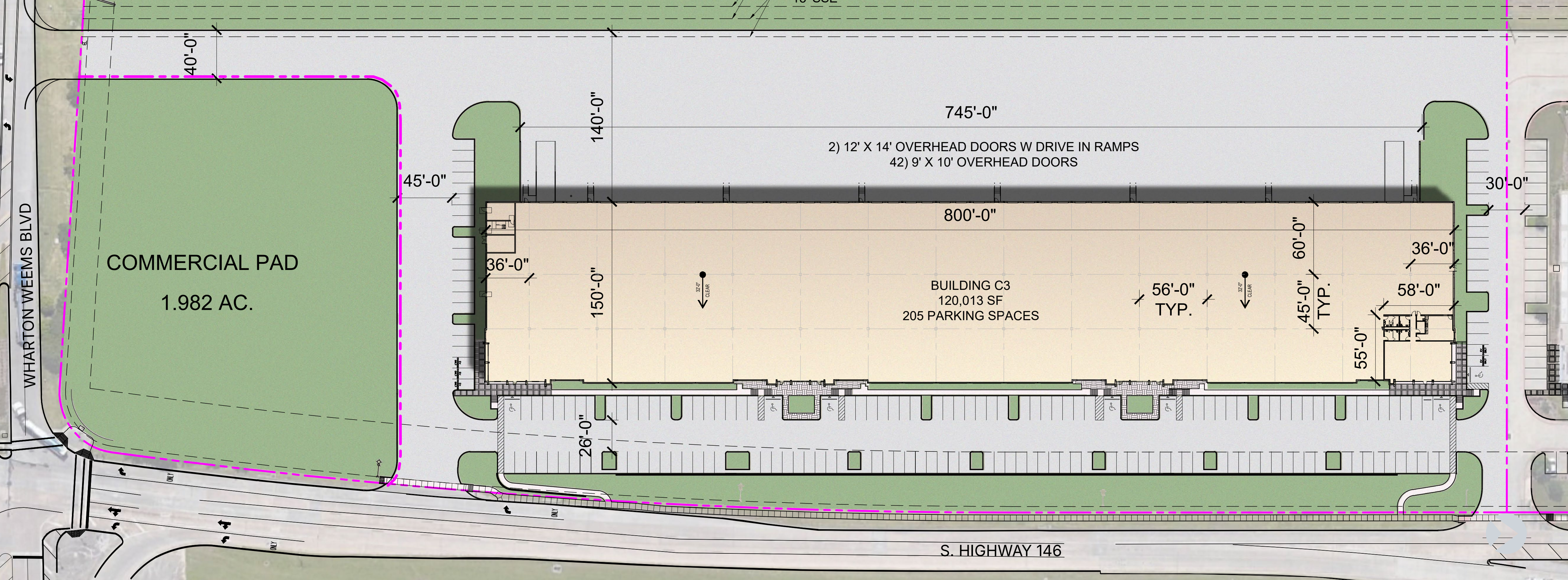


A Park Connected

Port Crossing Commerce Center is a state-of-the-art, multi-modal distribution complex, designed to handle logistics from terminal to park and beyond with speed and efficiency.

- ✔ Currently under construction are the last two buildings of a 300-acre, master-planned, deed-restricted industrial and logistics park
- ✔ Buildings showcase a modern design with attractive stone façade and flexible suite sizes
- ✔ The sites feature prominent highway visibility along a high-frequency truck route
- ✔ The park has a strategic southeast Houston location supporting local, regional and global connectivity with its close proximity to Port Houston, major interstate throughfares and rail





Building C3

1860 Hwy 146 S
La Porte, TX 77571

Buildable Sq Ft
120,013 SF

Column Spacing
56' x 45'

Spec Office Space
3,138 SF

Speed Bay
60'

Clear Height
32'

Electrical Service
4,000 amps

Dock Doors
42

Sprinkler
ESFR

Drive-in Doors
2

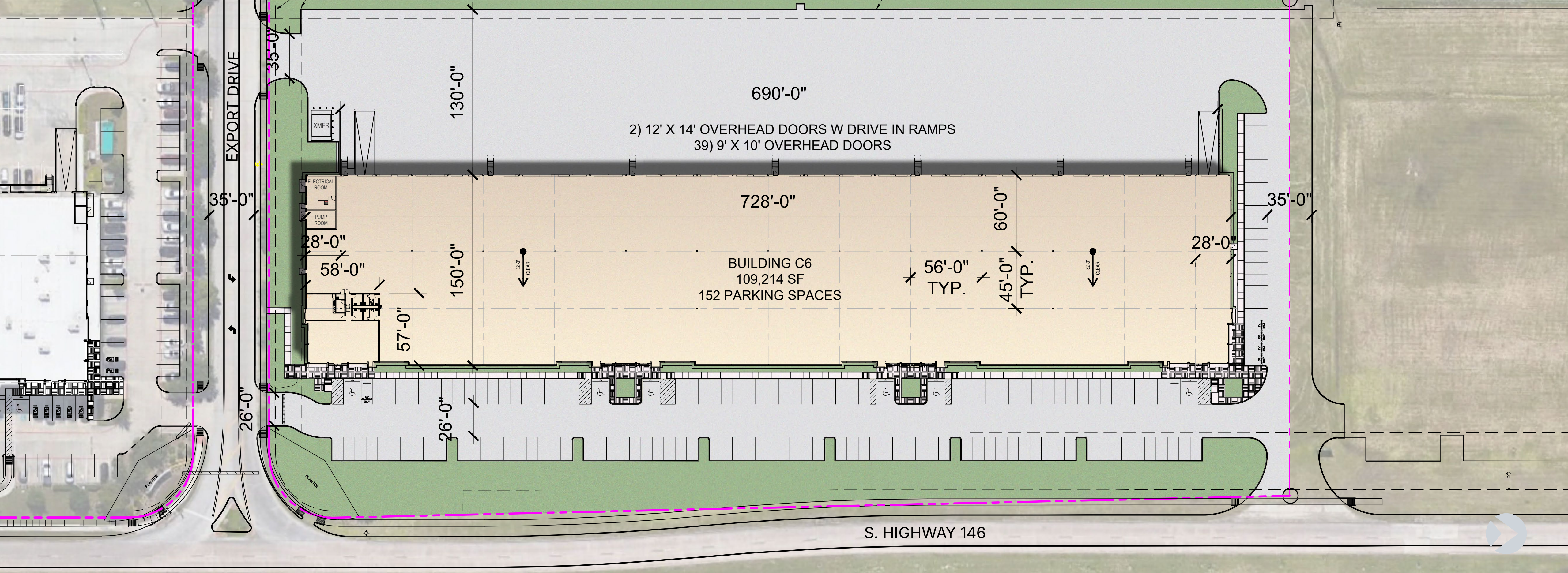
Lighting
LED

Truck Court Depth
140'

Car Parking Spaces
205

Acreage
9.0

Floor Slab
7" thick



Building C6

1700 Hwy 146 S
La Porte, TX 77571

Buildable Sq Ft
109,214 SF

Column Spacing
56' x 45'

Spec Office Space
3,215 SF

Speed Bay
60'

Clear Height
32'

Electrical Service
4,000 amps

Dock Doors
39

Sprinkler
ESFR

Drive-in Doors
2

Lighting
LED

Truck Court Depth
130'

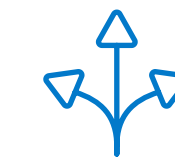
Car Parking Spaces
152

Acreage
7.97

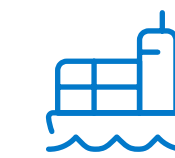
Floor Slab
7" thick

Built for Momentum

Port Crossing offers unmatched access to Port Houston and a thriving submarket of port-driven, energy and industrial users.



Immediate access to Highway 146, with quick connections to Highway 225 and the greater Houston area.



Closest industrial park to Bayport and Barbours Cut Terminals.



Potential FTZ and Freeport Tax Exemption for qualified user.



Prologis Essentials

Keeping You Ahead of What's Next.

Build resilience, drive innovation and unlock growth with Prologis Essentials—your all-in-one platform for optimized operations, energy, mobility and workforce solutions. Transform today's logistics challenges into opportunities.



Unlock the full potential of your warehouse with one strategic, single-source partner.



Operations

From project inception to delivery and beyond, our consultative approach and integrated solutions optimize your operations, accelerating throughput, efficiency and utilization.

- Warehouse design & optimization
- Move in / move out
- Materials handling equipment & storage
- Integrated project management

Energy + Sustainability

Energy + sustainability tools and resources build your decarbonized business.

- Clean energy solutions
- Energy storage
- Backup power generators

Mobility

Mobility solutions to turbocharge your drive to zero emissions.

- Fleet electrification for depots and hubs
- On-demand power
- Hydrogen fueling
- Workplace charging

Workforce

Unlock the potential of your workforce and enhance recruitment, retention and productivity.

- Instawork achieves 90%+ fill rates due to their large workforce network
- Community Workforce Initiative (CWI)
- Talent staffing and retention programs
- Training and certification

Prologis Port Crossing C3 + C6

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The world runs on logistics. At Prologis, we don't just lead the industry, we define it. We create the intelligent infrastructure that powers global commerce, seamlessly connecting the digital and physical worlds. From agile supply chains to clean energy solutions, our eco systems help your business move faster, operate smarter and grow sustainably. With unmatched scale, innovation and expertise, Prologis is a category of one—not just shaping the future of logistics but building what comes next.

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Colliers
Walter Menuet
walter.menuet@colliers.com
ph +1 713 830 2169
cell +1 713 858 5302
1233 W Loop S, #900
Houston, TX 77027

Colliers
Ryan Byrd
Ryan.Byrd@colliers.com
ph +1 713 830 2171
cell +1 832 368 4884
1233 W Loop S, #900
Houston, TX 77027



Prologis – Office
Kyle Whieldon
kwhieldon@prologis.com
ph +1 713 613 6921
cell +1 972 363 4404
9655 Katy Fwy, Suite 400
Houston, TX 77024
prologis.com

