

# 685K SF Spec Warehouse In Humble To Focus On E-Commerce Tenants

August 28, 2018 | Tierra Smith, Bisnow (<https://www.bisnow.com/author/tierra-smith-149914>) (<mailto:tierra.smi>)



Houston-based Archway Properties and Atlanta-based Ridgeline Property Group are partnering to build a 685K SF spec warehouse in Northeast Houston, the Houston Chronicle (<https://www.chron.com/business/real-estate/article/Huge-spec-warehouse-targeting-e-commerce-users-13186442.php>) reports. The project is expected to wrap up in the second quarter.

The property is designed to fit one or two tenants and will be constructed within Park Air 59, a 111-acre mixed-use project by Archway Properties on the northeast corner of U.S. 59 and Will Clayton Parkway in Humble.

The need for industrial space to accommodate the e-commerce business continues to grow in the Houston metro. Amazon, Walmart, Home Depot and IKEA all opened distribution centers (<https://www.bisnow.com/houston/news/industrial/ikea-buys-160-acres-in-generation-park-87684>) here in the last few years, and Best Buy plans ([https://www.bisnow.com/houston/news/industrial/houston-industrial-sectors-gets-even-hotter-with-new-550k-sf-best-buy-distribution-center-81324?utm\\_source=CopyShare&utm\\_medium=Browser](https://www.bisnow.com/houston/news/industrial/houston-industrial-sectors-gets-even-hotter-with-new-550k-sf-best-buy-distribution-center-81324?utm_source=CopyShare&utm_medium=Browser)) to occupy a 550K SF building in Missouri City. Other developers like Clay Development and Vigavi (<https://www.bisnow.com/houston/news/deal-sheet/this-weeks-houston-deal-sheet-90297>) also recently broke ground on substantial projects to meet this demand.

Contact Tierra Smith at [tierra.smith@bisnow.com](mailto:tierra.smith@bisnow.com)  
(<mailto:tierra.smith@bisnow.com>)

See Also: U.S. Industrial Supply Will Outpace Demand For Years, But Brokers Aren't Worried (</houston/news/industrial/us-industrial-supply-will-outpace-demand-for-years-but-brokers-arent-worried-108350>)

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