

PORT WAREHOUSE MARKET EXECUTIVE SUMMARY



SUMMARY

Demand for Port related space continues to increase while supply is limited. Labor and Lease rates are expected to continue to climb, as they have in other Port industrial markets nationwide. With the expansion of the Panama Canal and Export Resin boom, Houston will continue to experience unprecedented volume increases in the next 5 years.

FACTS

+13%

2015 Port of Houston
loaded container
volume

+15-20%

2017-2020 Growth
Forecasted of loaded
container volume

+5.5%

Increase in U.S. retail
inventory levels

DRIVER SHORTAGE

Wages will continue to
increase

5%

Vacancy rate for SE
Houston warehouse

-6%

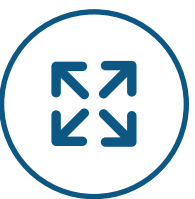
Decrease in available
space since 2010

SOLUTION



INVESTMENT

Gulf Winds has expanded Port warehouse space by 40% in the last 5 years ahead of demand.



CAPACITY

Port campuses offer unmatched level of capacity and service in the market with over 1 million sq ft adjacent to Barbours Cut and Bayport terminals.



EXPERIENCE

Celebrating 20 years of being the market experts in Port of Houston Warehouse and Logistics.



EFFICIENCY

Increased focus on turn times and through-put of cargo to create capacity.



TECHNOLOGY

Continual investment in *gwiTrack*, our proprietary, web based operating system to driving increased visibility, tracking, and inventory management.



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pricing@gwii.com | www.gwii.com | 866-238-4909