

PROPERTY FEATURES

- Over 875,000 SF of Ideal Manufacturing and Storage Space
- 64.3 Acres of Land with Outside Storage, Trailer Parking, Build to Suit Opportunities
- Zoned “K” Heavy Industrial
- Up to 13.5 Acres of Secured Hard-Surfaced Trailer Parking or Outside Storage
- Direct Rail Service to the Facility Serviced by Fort Worth Western Rail

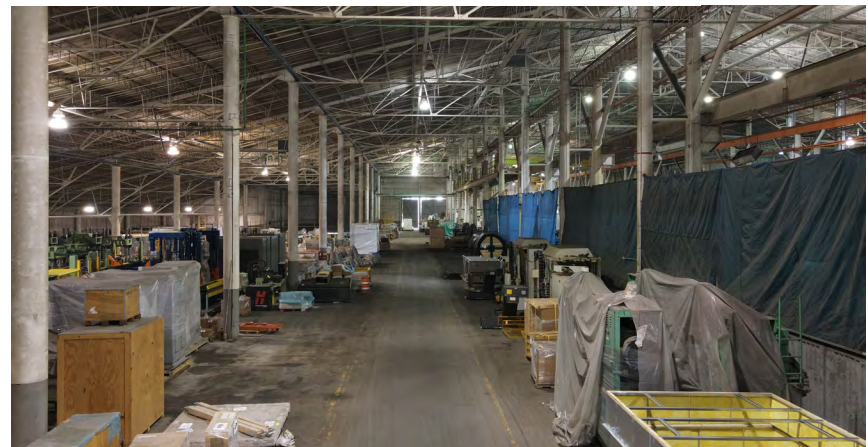
- Over 550 Tons of Crane Served Space
 - Up to 50’ Clear Heights
 - Heavy Power Throughout the Facilities
 - Oversized Grade Level Doors
 - Immediate Access to Interstate 35 West
- Ideal Location:
- 4.2 miles to Downtown Fort Worth
 - 14 miles to BNSF Intermodal at Alliance
 - 18 miles to DFW Airport

SUITES 509G - 509F

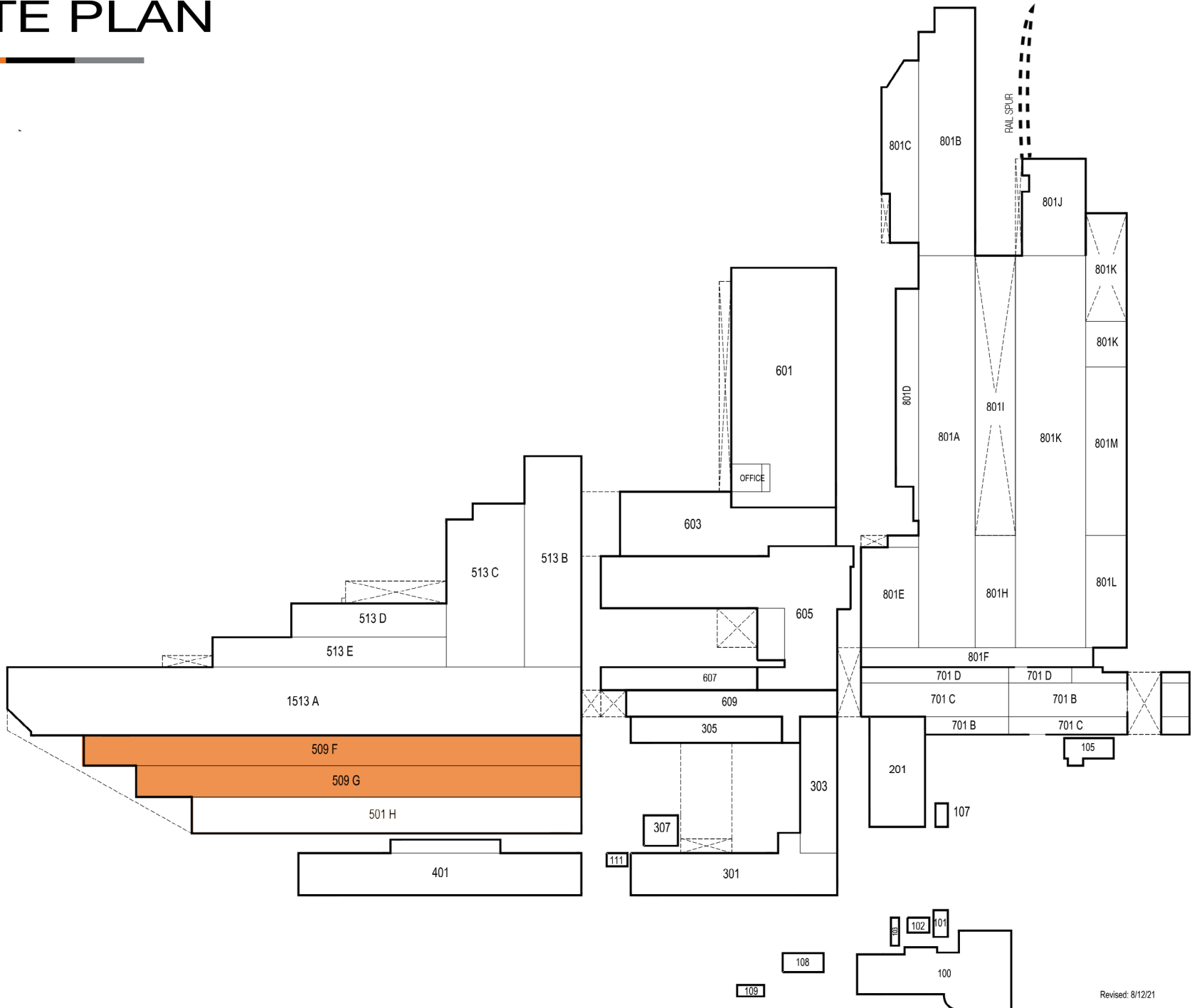
SPACE FEATURES

- ± 68,396 SF
- TWO (2) 18'X11.6' GRADE LEVEL DOORS
- 509 F + 39' CLEAR HEIGHT
- 501 G ± 26' CLEAR HEIGHT
- HEAVY_POWER 480V 3 PHASE
- NEW LED LIGHTS
- OVERSIZED GRADE LEVEL DOORS
- DRIVE-THRU CAPABLE

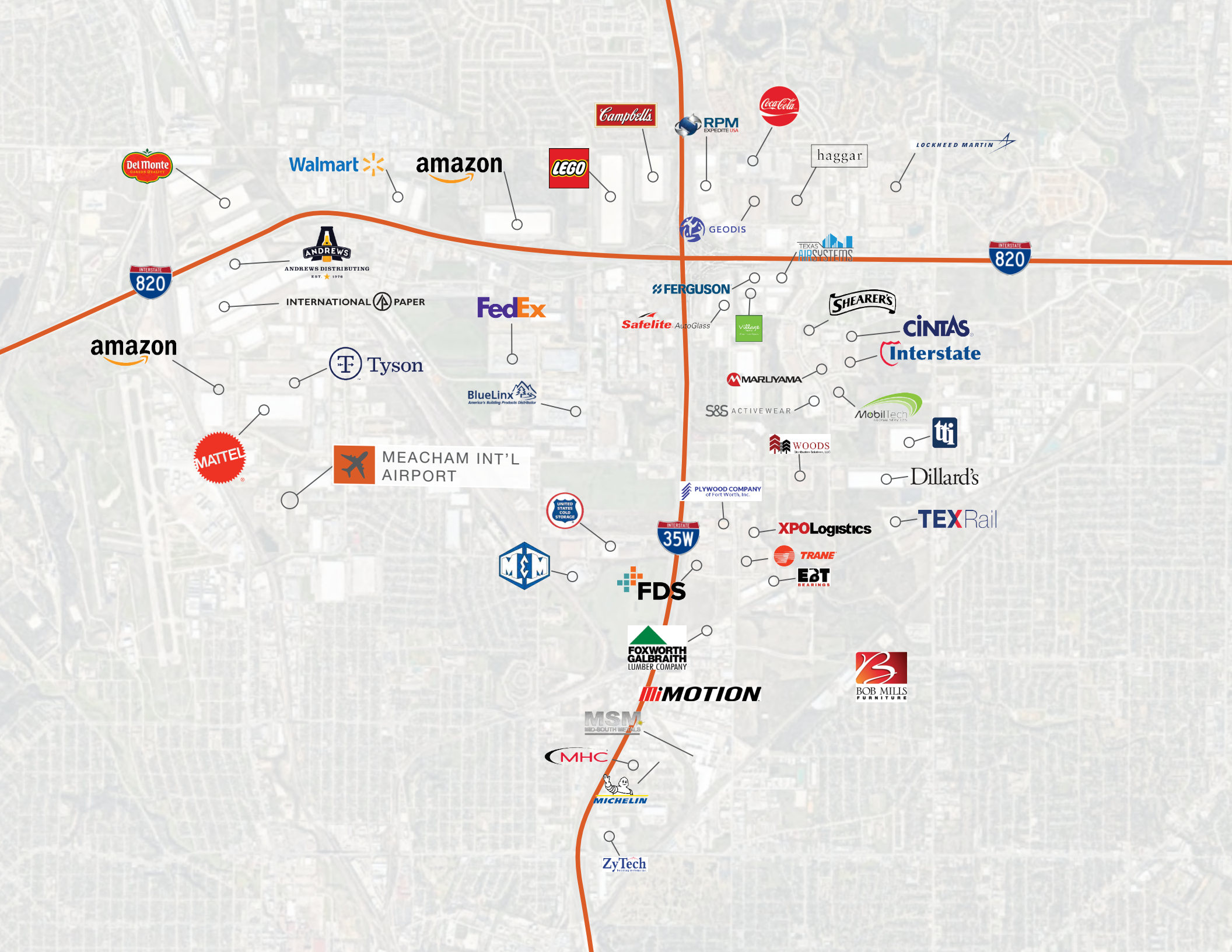
SITE PLAN



SITE PLAN



Revised: 8/12/21



Walmart

amazon



haggar

LOCKHEED MARTIN



ANDREWS DISTRIBUTING
EST. 1974

INTERNATIONAL PAPER

FedEx

FERGUSON

Safelite AutoGlass



amazon

Tyson

BlueLinX
America's Building Products Distributor

Safelite AutoGlass

MARLYAMA

SHEARERS

CINTAS
Interstate



MEACHAM INT'L AIRPORT

BlueLinX
America's Building Products Distributor

S&S ACTIVEWEAR

MobilTech
LOGISTICS SUPPLY CO.



WOODS
The Woods Building, LLC

Dillard's



PLYWOOD COMPANY
of Fort Worth, Inc.

XPO Logistics

TEX Rail



FDS

TRANE

E2T
BEARINGS

FOXWORTH GALBRAITH
LUMBER COMPANY

MOTION

BOB MILLS
FURNITURE

MSM
MID-SOUTH METALS

MHC

MICHELIN

ZyTech

INGRESS/EGRESS



INGRESS



EGRESS

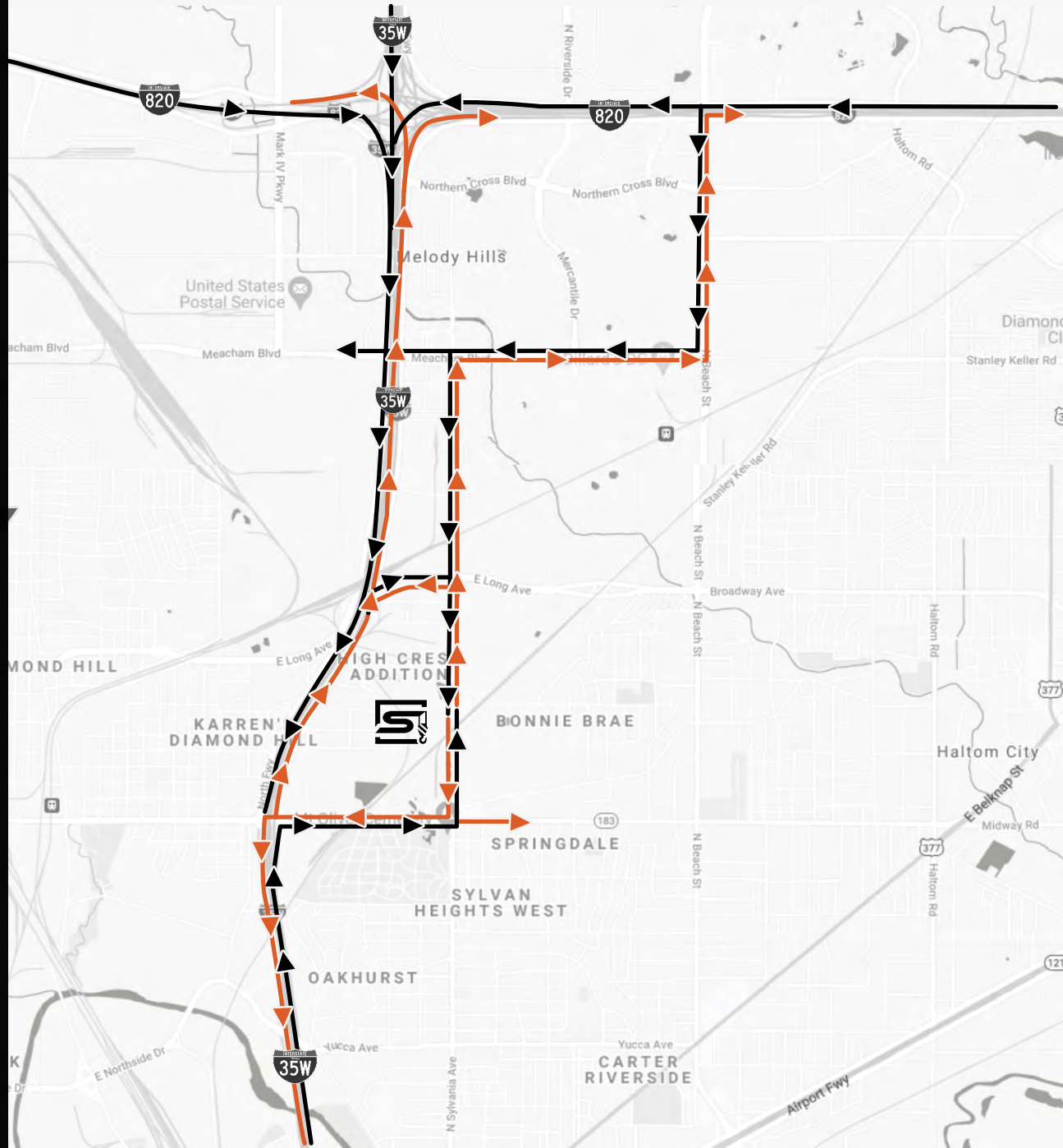
DRIVE TIMES

7

MINUTES
INTERSTATE 820

13

MINUTES
DOWNTOWN
FORT WORTH





**5 ACRES OF SECURED
HARD-SURFACED TRAILER
PARKING OR OUTSIDE STORAGE**

DIRECT RAIL SPUR



ACCESS TO 