

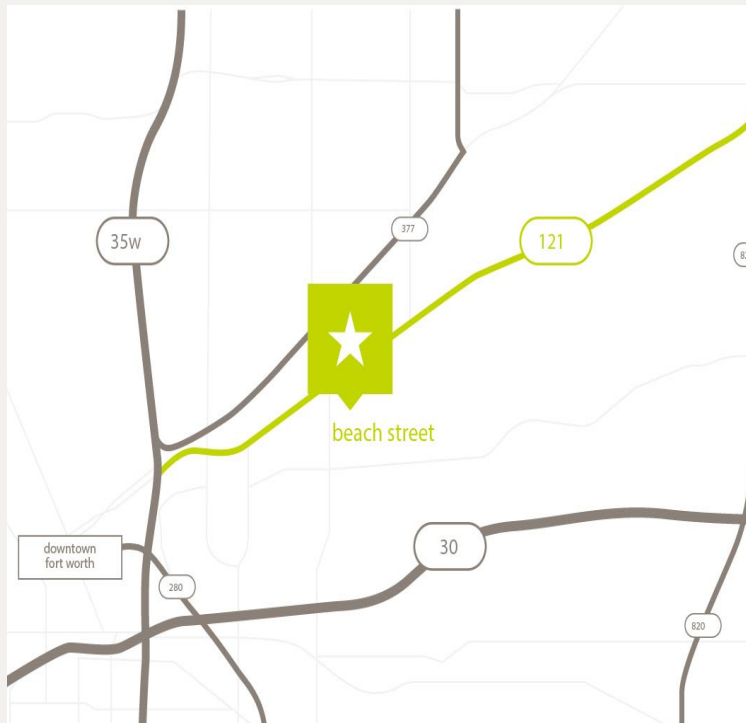
Industrial Office / Warehouse For Lease

560 N. BEACH STREET
FORT WORTH, TEXAS 76111



Industrial Office/ Warehouse For Lease

560 N. Beach Street
Fort Worth, TX 76111



LEASE RATE & STRUCTURE

\$4.50 - \$4.75 / SF NNN

PROPERTY FEATURES

- Large Truck Court
- Tilt-wall Construction
- 5 1/2 inch Concrete Slab
- 22' - 23' Clear Height
- Sprinklered
- Professional Management On-Site
- Professional Security
- LED lights

AVAILABLE SUITES

Suite 560 - 60,000 SF:

- \$4.50/ SF NNN
- 3-Phase Power / 240- Volt / 400 Amps
- New Office Buildout
- 7 Dock Doors
- 1 Leveler
- 1 Semi-Dock Door
- Open Air Breakroom
- Heated Warehouse

LOCATION OVERVIEW

Melvin Evans Warehouse is located south of Hwy 121 on North Beach Street, just east of downtown Fort Worth. Easy Access to 121, I-30, Loop 820, Bus Hwy 287.

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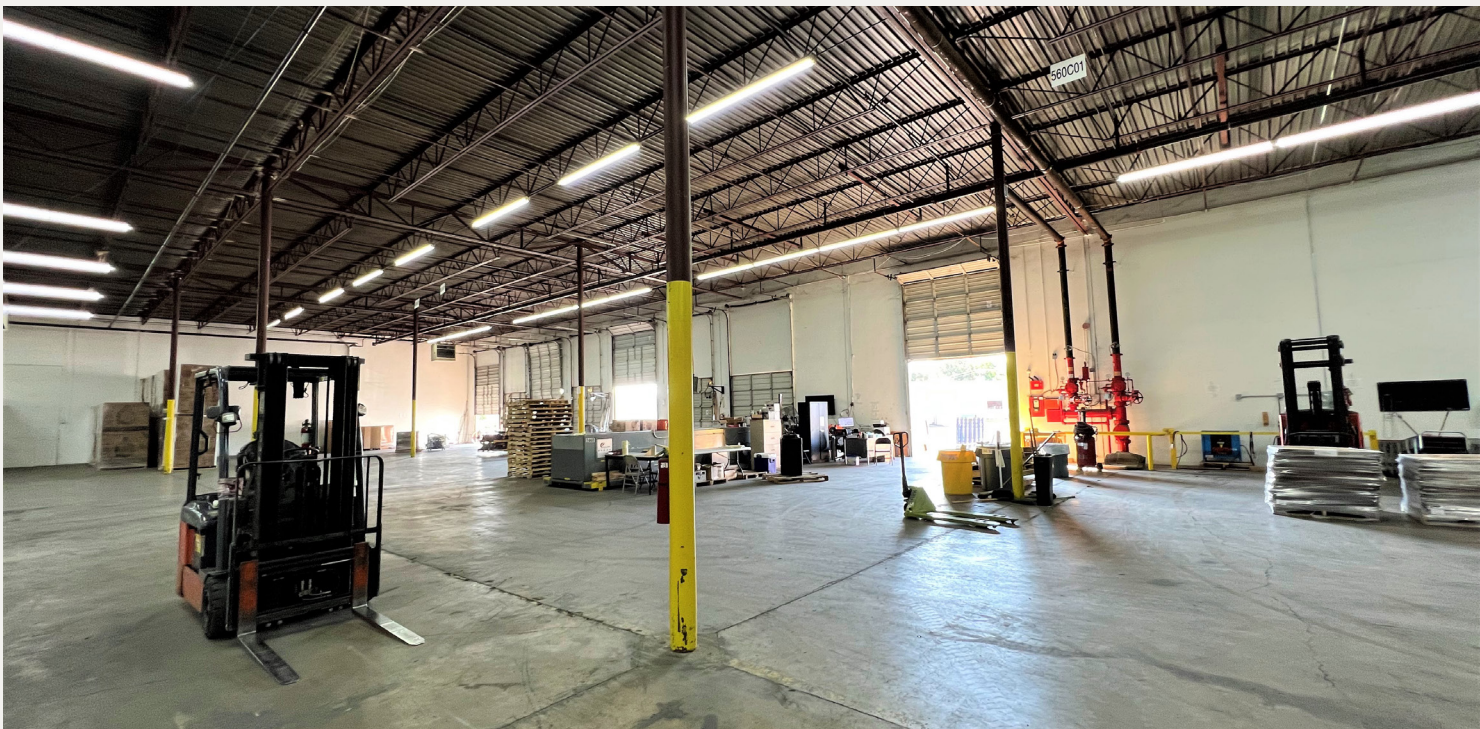
EXTERIOR PHOTOS



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INTERIOR PHOTOS



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SITE PLAN

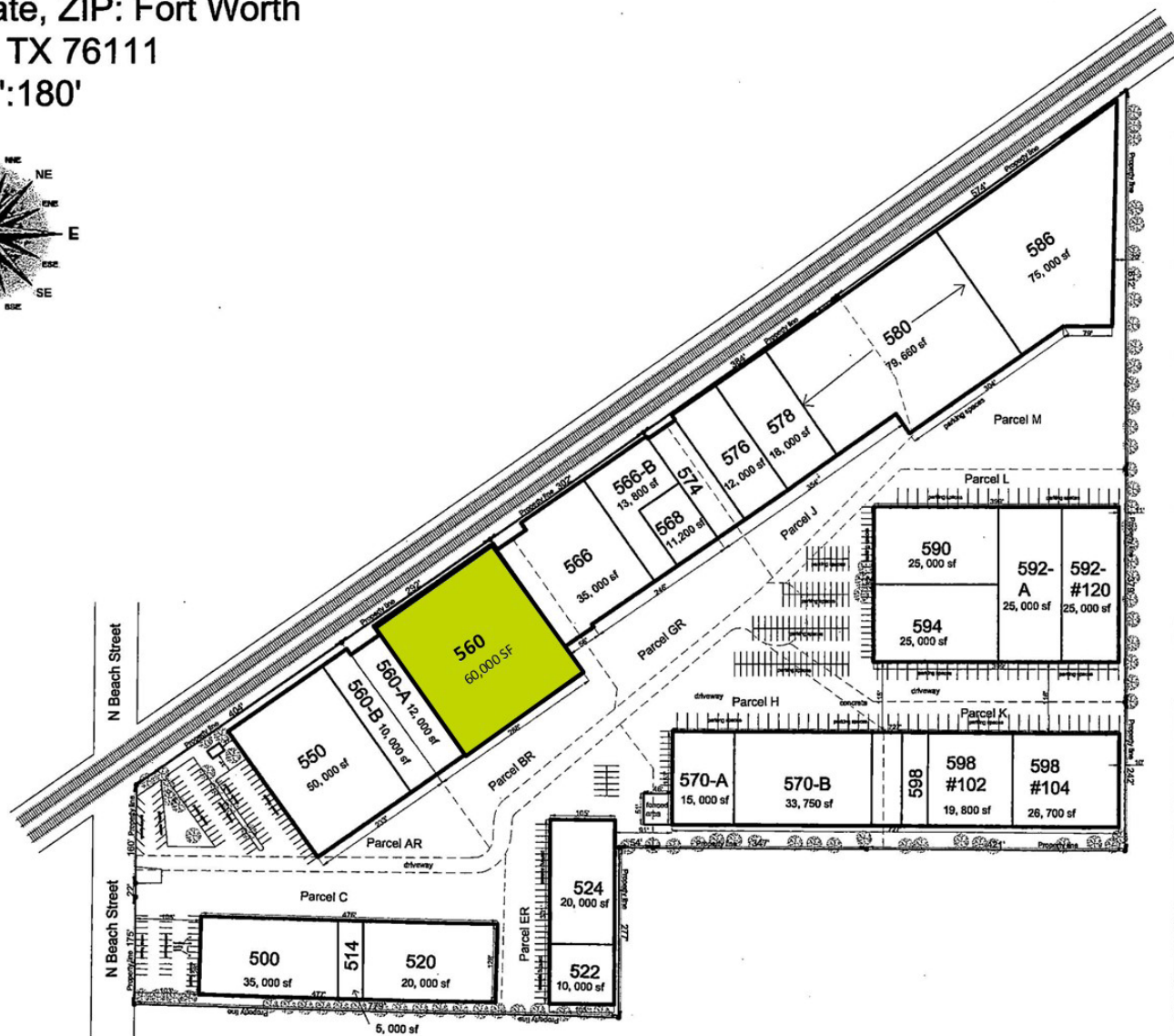
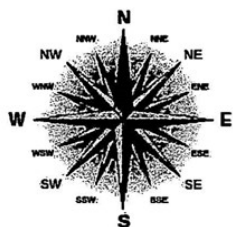
SITE PLAN

Address: 598 N Beach Street

City, State, ZIP: Fort Worth

County: TX 76111

Scale 1":180'



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FLOOR PLAN - SUITE 560

