

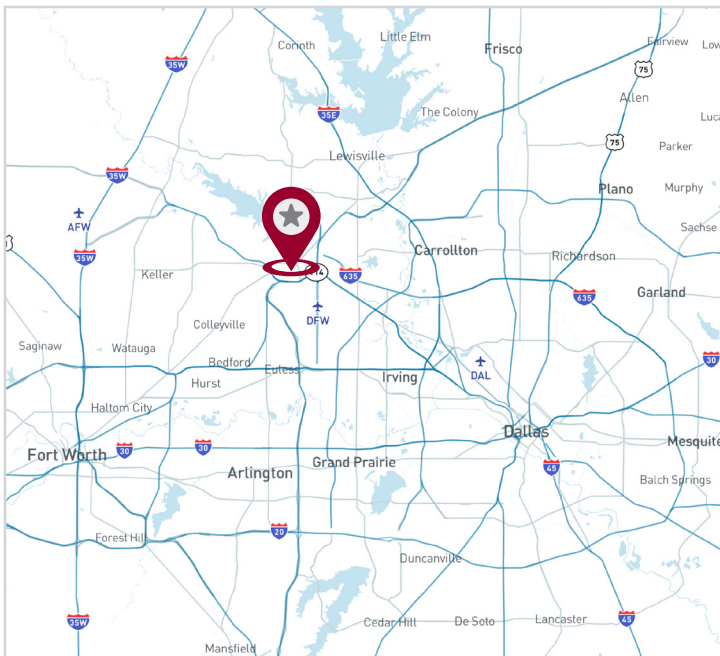
# FOR LEASE

## 11,500 SF | CROSSDOCK WAREHOUSE



### 1102 E DALLAS RD, SUITE 250

Grapevine, TX 76051



## AVAILABILITY HIGHLIGHTS

- 11,500 SF Total
- ±4,965 SF Office
- 24' Clear Height
- 10 Dock High Overhead Doors
- 2 Ramped Overhead Doors

### FOR LEASING INFORMATION:

**Chris Hillman**  
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**Adam Graham, SIOR, CCIM**  
Principal

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### LEASING:

**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

# 11,500 SF

# FOR LEASE

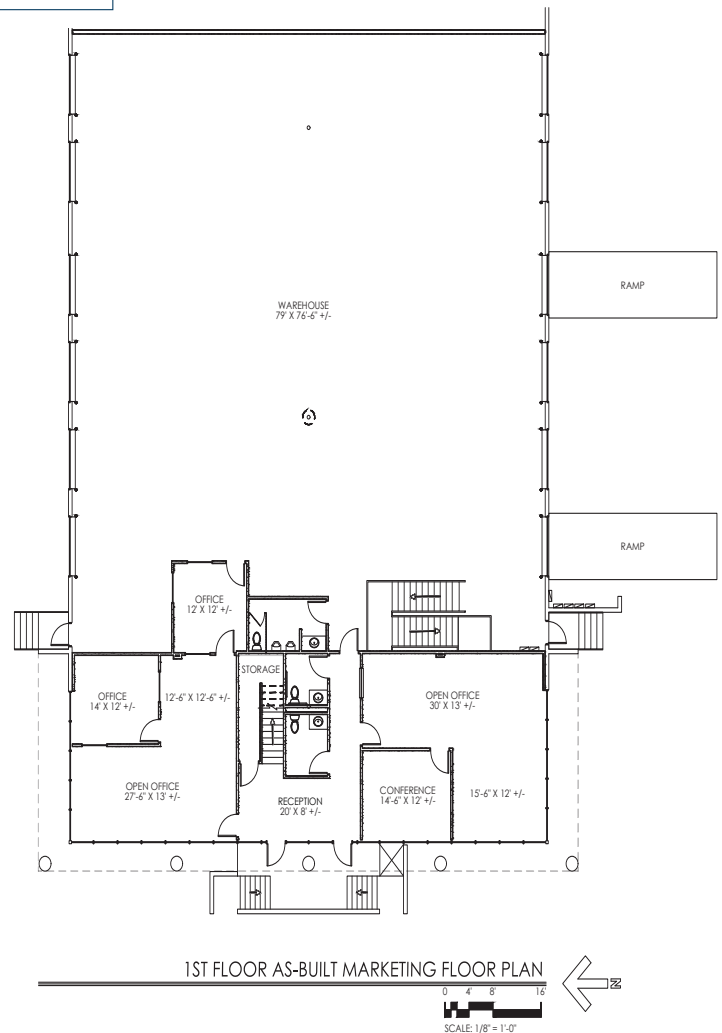
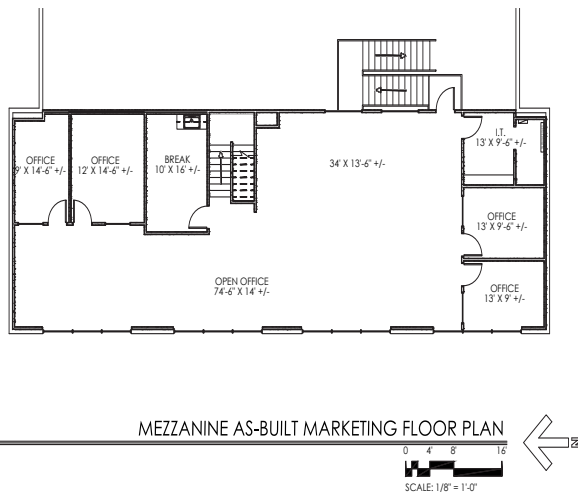
## SITE PLAN

### SQUARE FOOT ANALYSIS

OFFICE SF	2,332 SF
MEZZANINE OFFICE SF	2,633 SF
WAREHOUSE SF	6,535 SF
TOTAL SF	11,500 SF

### 1102 E DALLAS ROAD SUITE 250

DECK HEIGHT	26'-0"
CLEAR HEIGHT	24'-0" +/-
EXISTING SPRINKLER SYSTEM	NO
CEILING HEIGHT	9'-0" +/-
INTERIOR DOOR SIZE	3' X 7'
OVERHEAD DOOR SIZE	8' X 10'



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