FOR LEASE

7532 Co. Rd. 202, Building 5 | McKinney, TX 75071

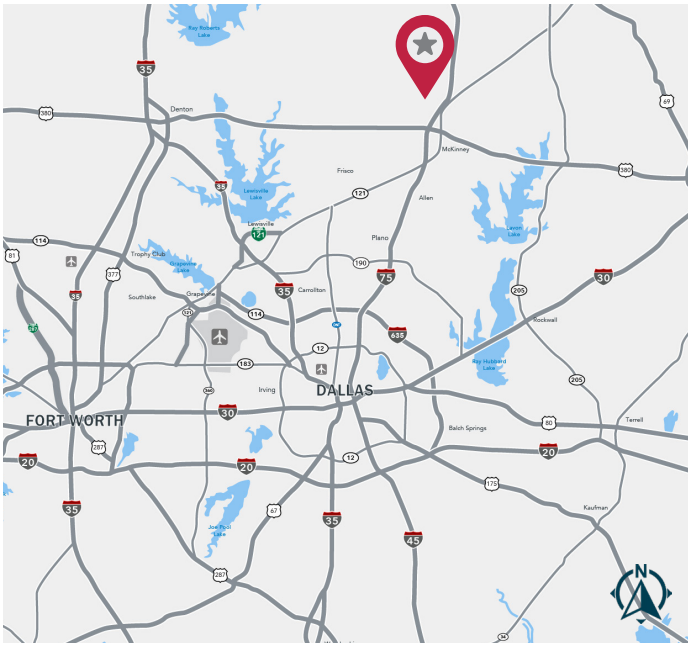


SADDLEBROOK BUSINESS PARK

9,920 SF AVAILABLE

PROJECT HIGHLIGHTS

AVAILABLE SF	9,920 SF
OFFICE SF	478 SF
CLEAR HEIGHT	18'-22'
LOADING	4 Grade level doors (12'x14')
POWER	3 Phase power (400 amps)
COMMENTS	2026 construction
	Clear span
	13-17 Car parks
	Fully insulated
Property Website	Monument signage available
3D Walkthrough	LED lighting
Property Video	Available immediately



FOR MORE INFORMATION:

TAYLOR STELL
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tstell@lee-associates.com

RJ FLORES
972.934.4055
rjflores@lee-associates.com

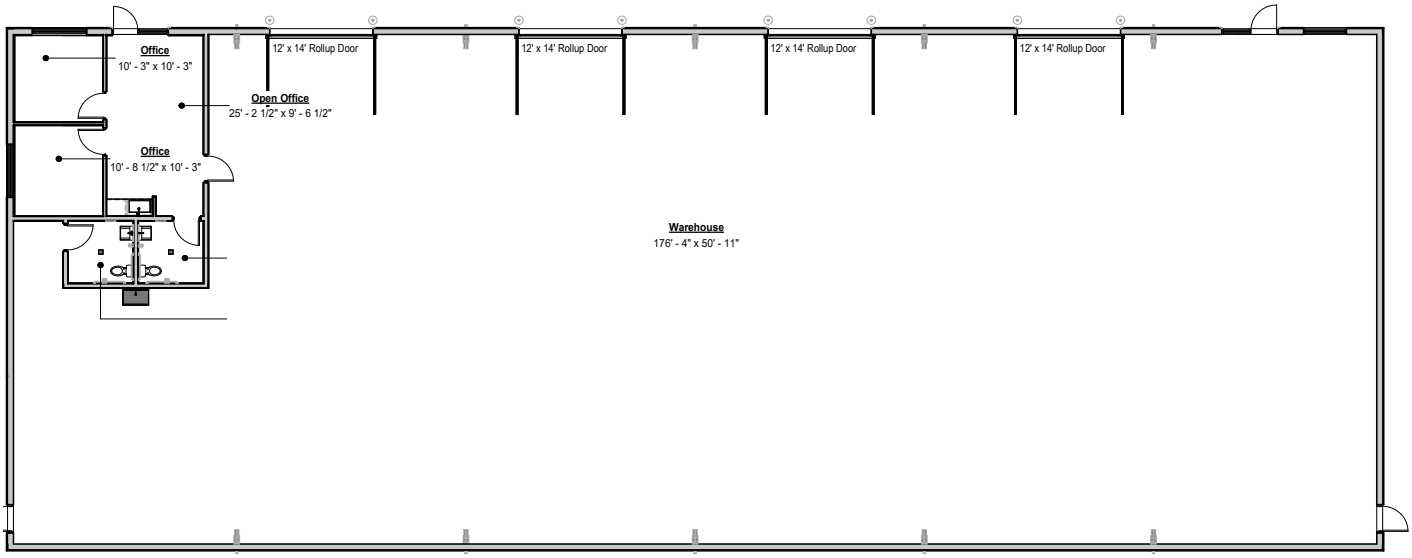
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BUILDING 5

SADDLEBROOK
BUSINESS PARK







BLDG. #	TOTAL SIZE	OFFICE	WAREHOUSE	NOTES
5	9,920 SF	478 SF	9,442 SF	Four (4) 12'x14' grade level doors. 13-17 parking spaces. 3 phase: 400amp, 208v service.

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