

# FOR LEASE

## 2515/2525 Tarpley Road | Carrollton, TX 75006

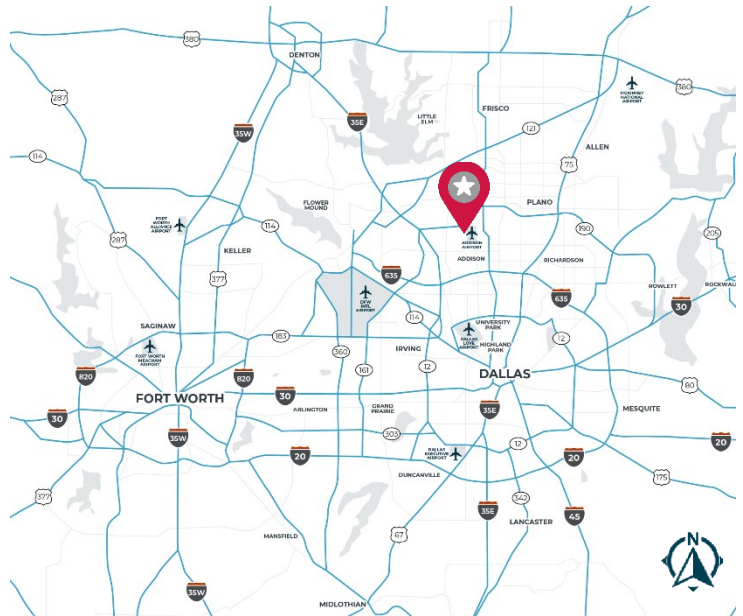


2515/2525 Tarpley Road  
**±5,889-24,200 SF**

### PROPERTY OVERVIEW

| Suite         | Size       | Loading         |
|---------------|------------|-----------------|
| Suite 104     | ±5,889 SF  | 1 Ramped   1 DH |
| Suite 110     | ±6,079 SF  | 1 Ramped   1 DH |
| Suite 112     | ±6,112 SF  | 1 Ramped   1 DH |
| Suite 110/112 | ±12,191 SF | 2 Ramped   2 DH |

- 18' Clear Height
- Rear Loading, Front Park
- 77' Truck court depth
- 140' Building depth
- 1.51/1,000 Parking
- Centrally located with easy access to 635, I-35 and Hwy 190



FOR MORE INFORMATION:

**JESSICA REINHARDT**  
972.934.4005  
[jreinhardt@lee-associates.com](mailto:jreinhardt@lee-associates.com)

**JOHN ANDERSON**  
512.897.6000  
[janderson@lee-associates.com](mailto:janderson@lee-associates.com)

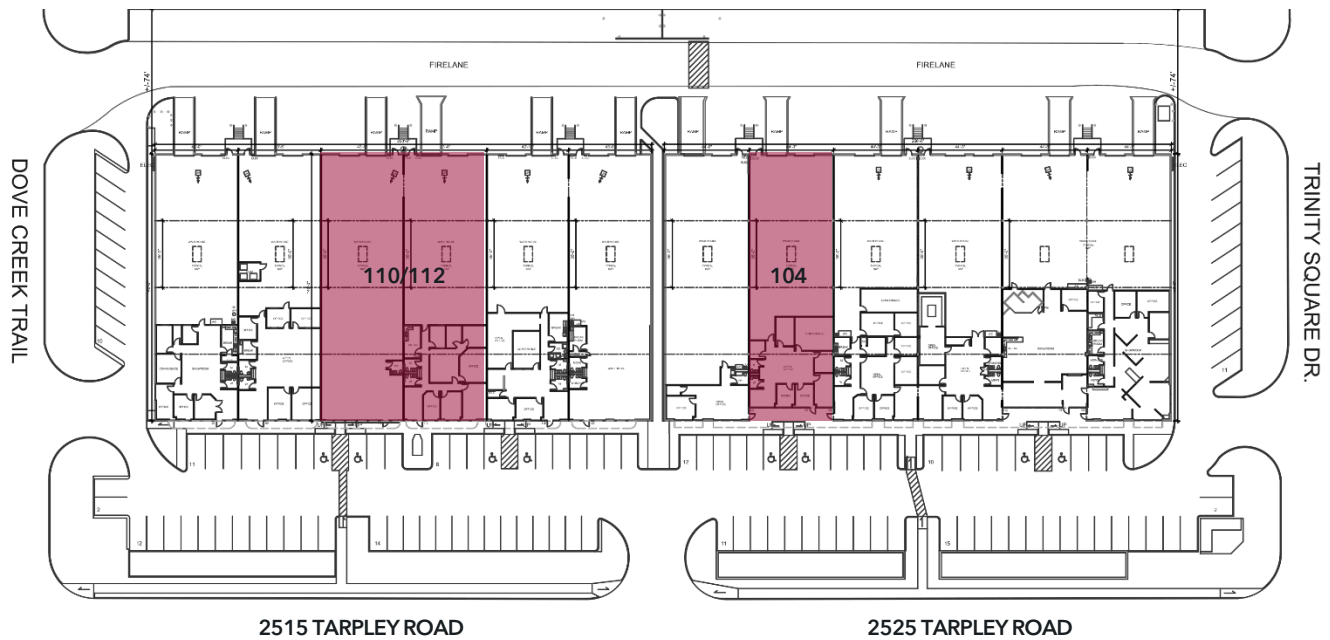
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2515/2525 TARPLEY ROAD  
CARROLLTON, TX 75006

## SITE PLAN



### AVAILABLE SUITES

| SUITE   | SIZE       | SUITE | SIZE      |
|---------|------------|-------|-----------|
| 110     | ±6,079 SF  | 104   | ±2,601 SF |
| 112     | ±6,112 SF  |       |           |
| 110/112 | ±12,191 SF |       |           |

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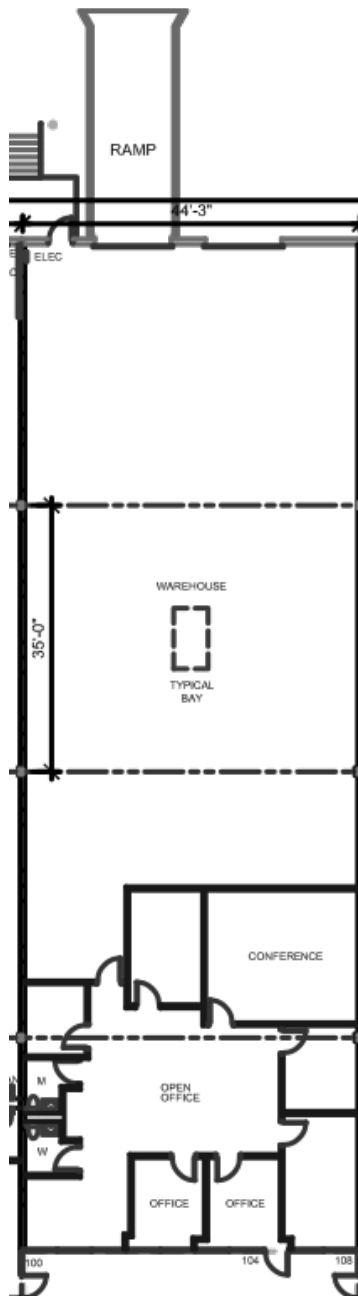
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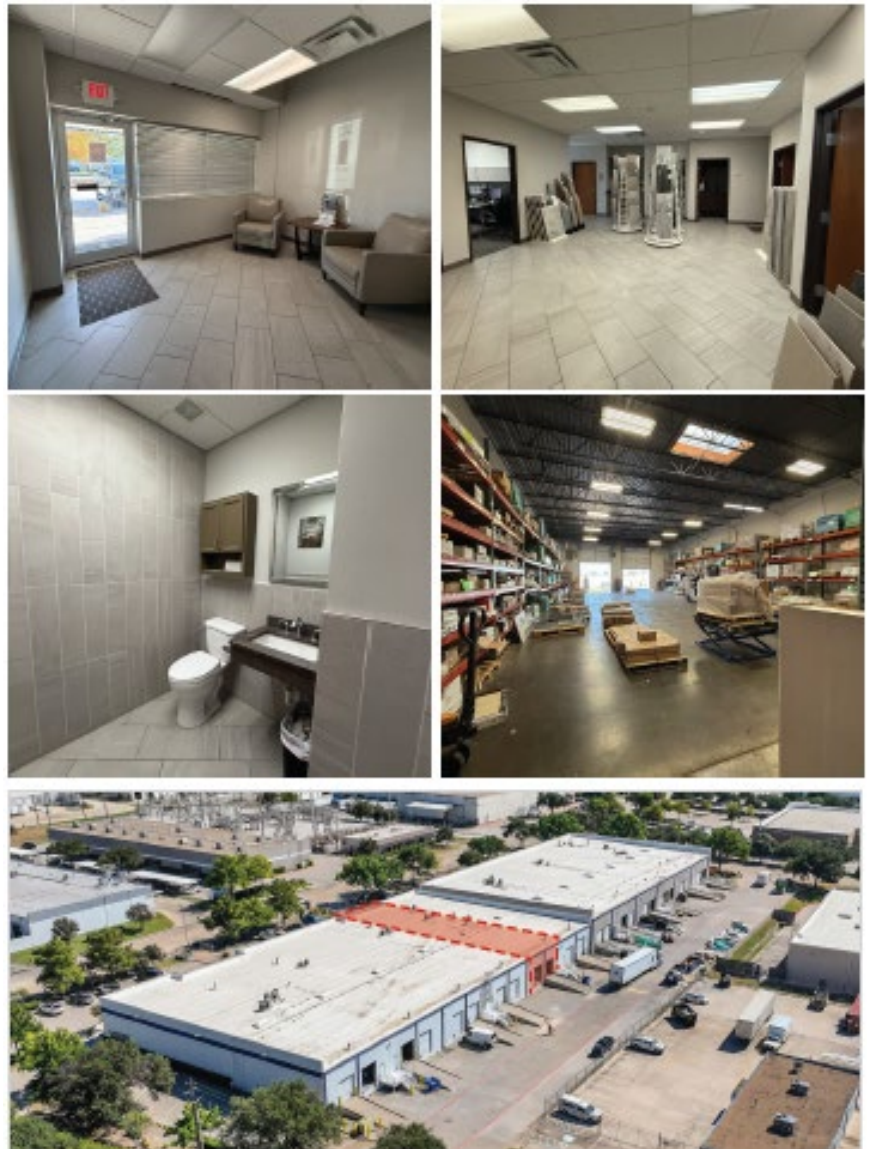
## AVAILABILITY HIGHLIGHTS

### Suite 104



### SPACE DETAILS

- $\pm 5,889$  SF |  $\pm 1,954$  SF Office,  $\pm 3,935$  SF Warehouse
- 1 Ramped & 1 Dock High Door
- 18' Clear Height



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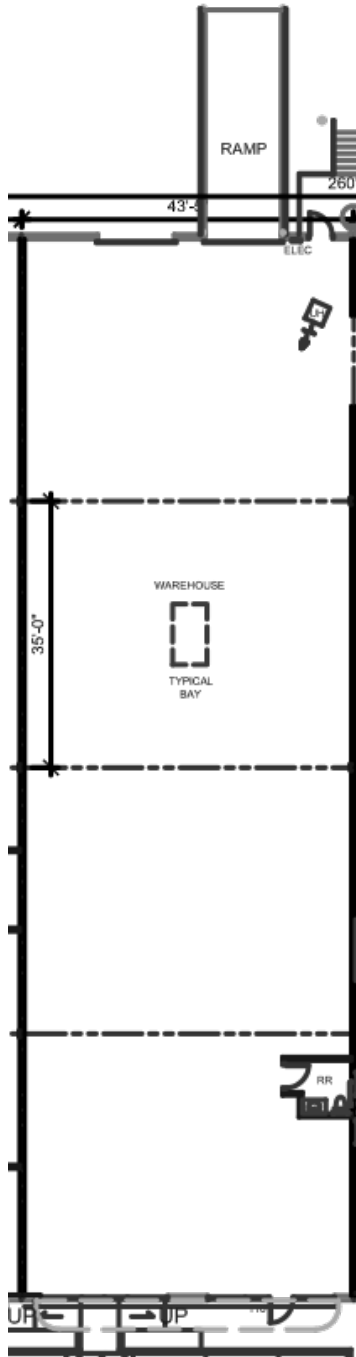
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## AVAILABILITY HIGHLIGHTS

### Suite 110



### SPACE DETAILS

- $\pm 6,079$  SF |  $\pm 67$  SF Office,  $\pm 6,012$  SF Warehouse
- 1 Ramped & 1 Dock High Door
- 18' Clear Height



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## AVAILABILITY HIGHLIGHTS

### Suite 112



### SPACE DETAILS

- $\pm 6,112$  SF |  $\pm 2,201$  SF Office,  $\pm 3,911$  SF Warehouse
- 1 Ramped & 1 Dock High Door
- 18' Clear Height



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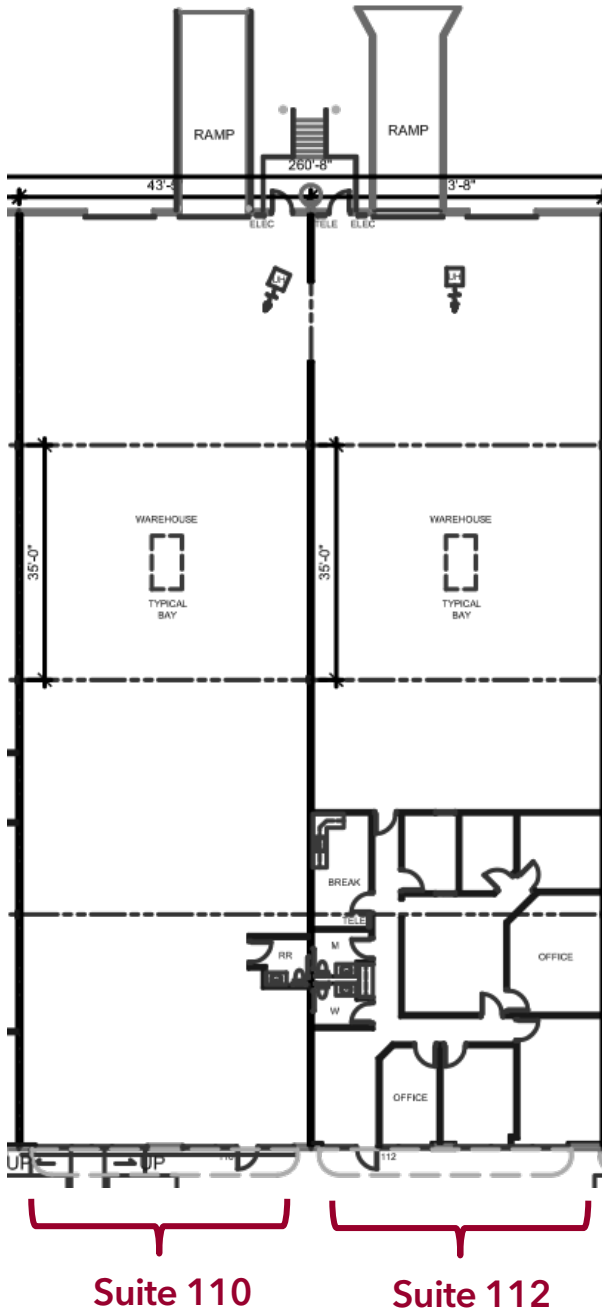
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CARROLLTON, TX 75006

## AVAILABILITY HIGHLIGHTS

### Suite 110/112 Combined

#### SPACE DETAILS

- $\pm 12,191$  SF |  $\pm 2,268$  SF Office,  $\pm 9,923$  SF Warehouse
- 2 Ramped & 2 Dock High Door
- 18' Clear Height



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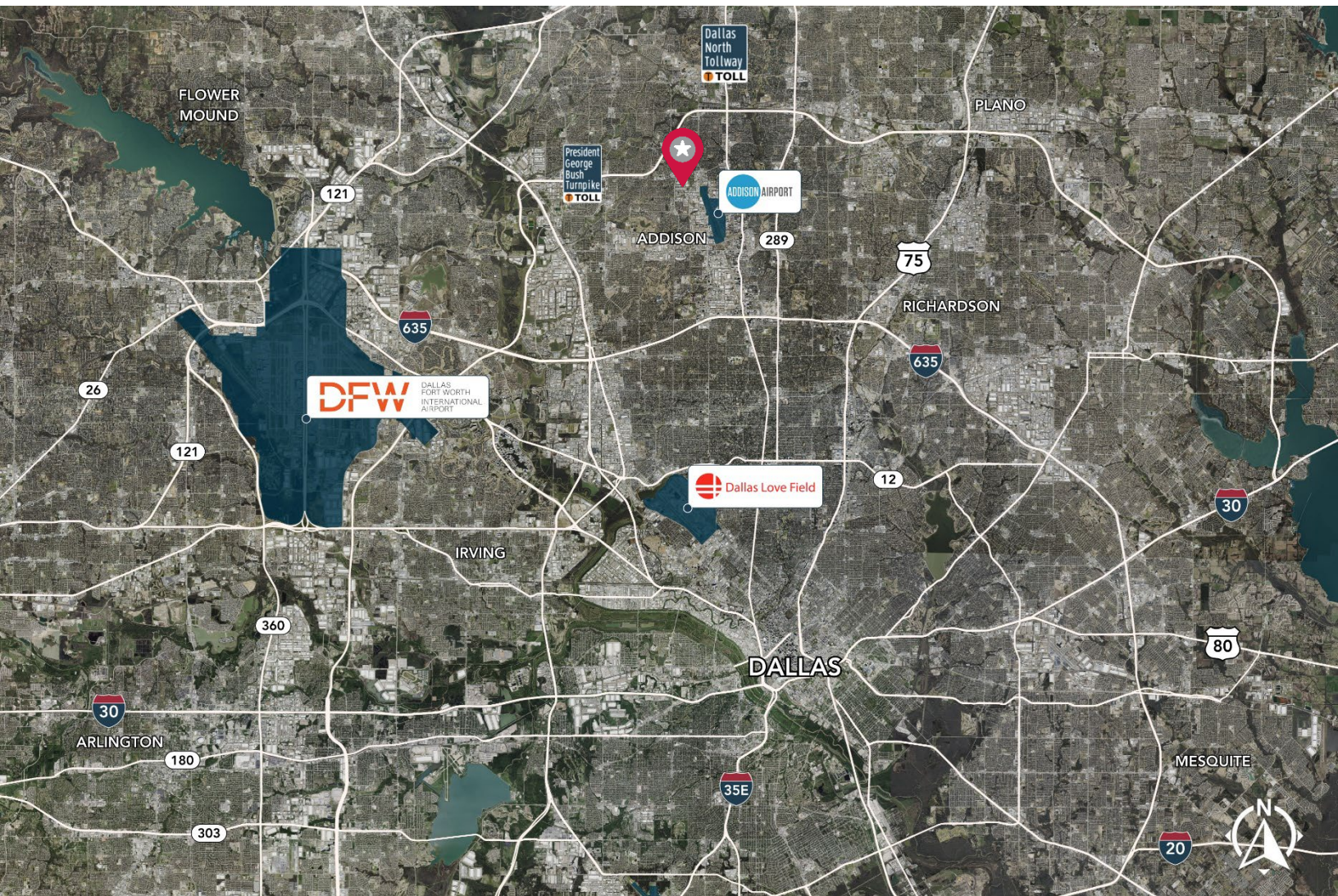
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## DRIVE TIME MAP



### DRIVE TIMES



1.48 MILES



2.0 MILES



4.65 MILES



6.25 MILES



Dallas Love Field

14.0 MILES

DOWNTOWN  
DALLAS

16.0 MILES



17.85 MILES



19.9 MILES

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