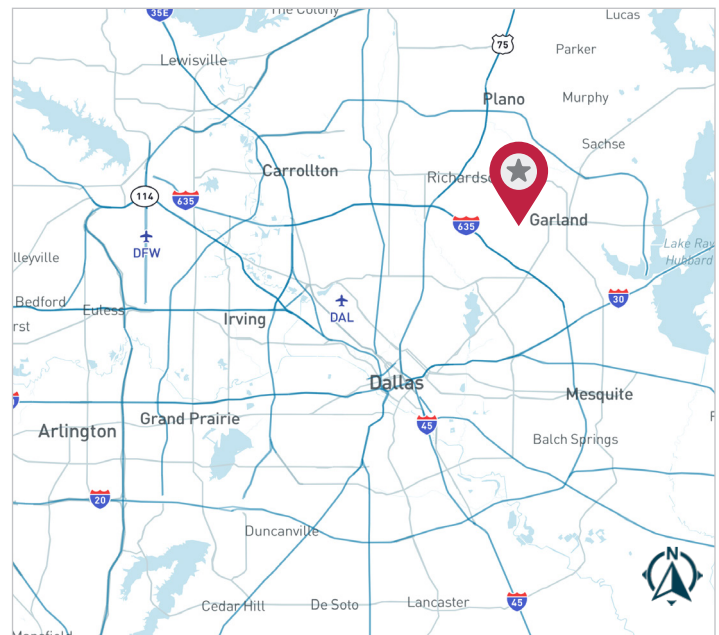


325 Gold St | Garland, TX 75042



TOTAL AVAILABLE SF	7,657 SF
SUITE 118	2,690 SF
SUITE 120	2,269 SF (100% HVAC)
SUITE 122	2,698 SF (100% HVAC)
YEAR BUILT	1983
CLEAR HEIGHT	14'
POWER	3 Phase (Ste 120)
COMMENTS	• New Motivated Ownership • Ability to lease one or multiple spaces • Ownership offering TI allowance for each space • Recently renovated



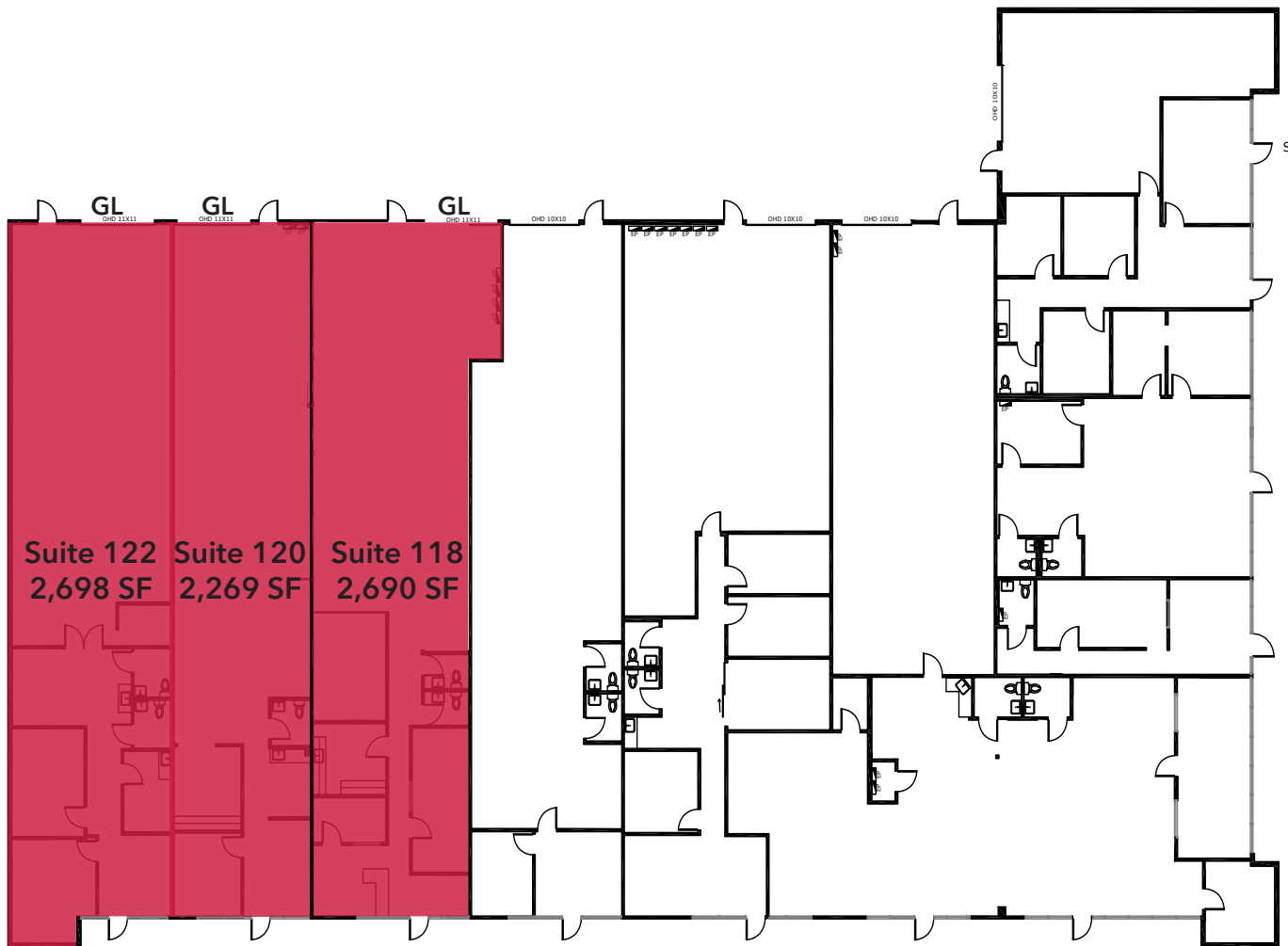
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LEE & ASSOCIATES
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leedallas.com

FOR LEASE

325 GOLD STREET
GARLAND, TX 75042



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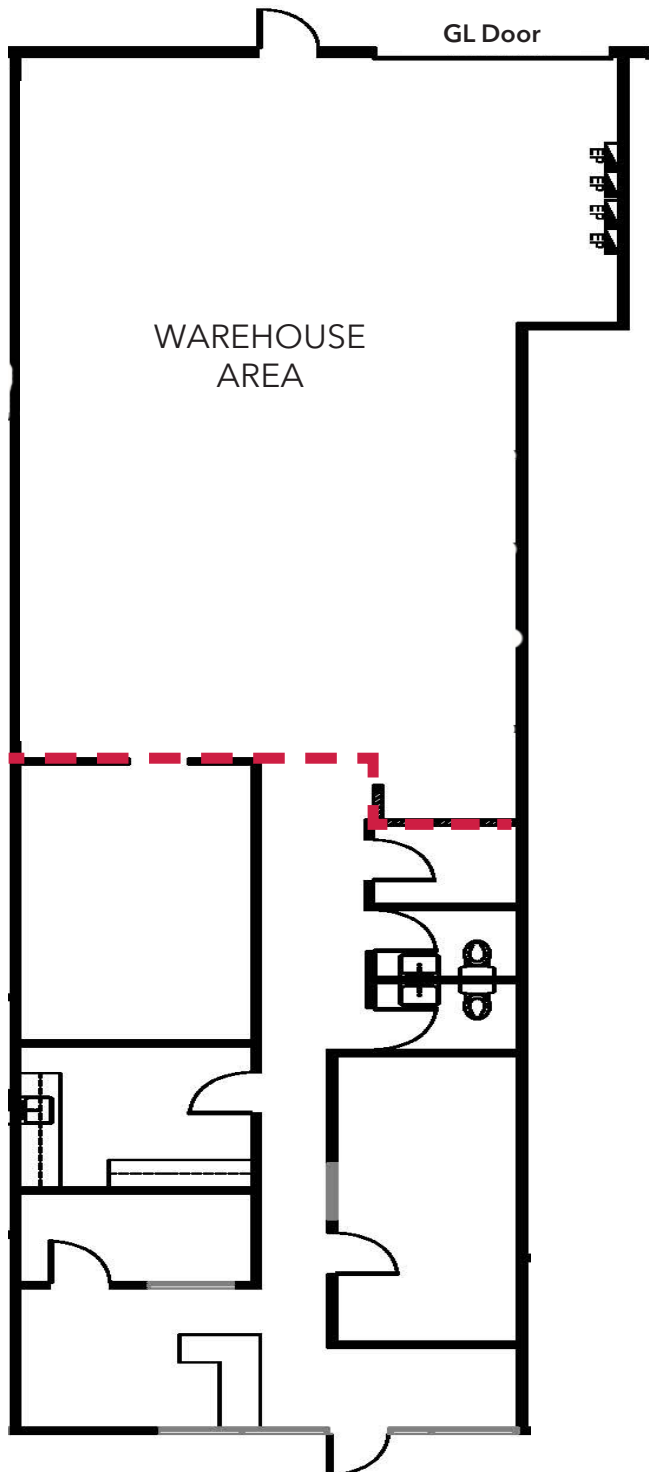
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- **Suite 118**
- 2,690 SF
- ± 1,350 SF Office
- 1 Grade level door
- Warehouse can be expanded



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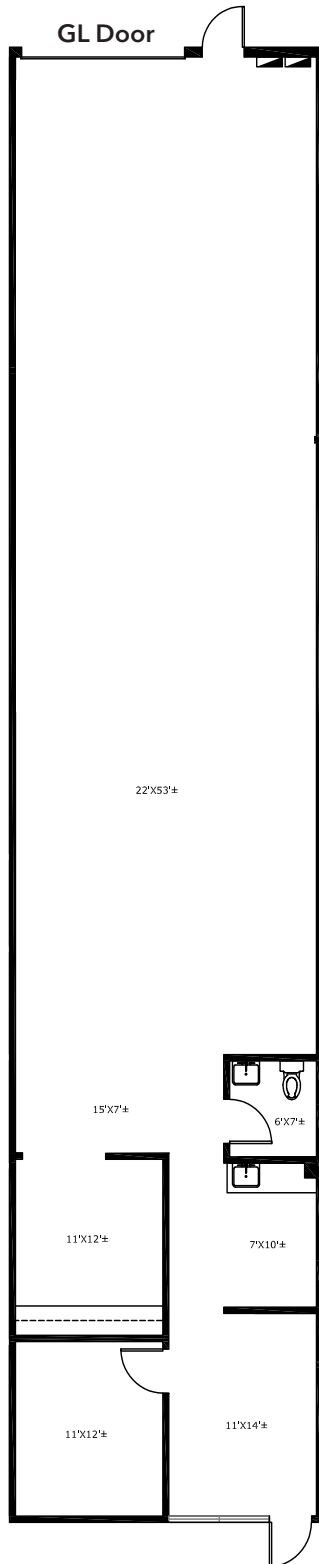
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SUITE 120

325 GOLD STREET
GARLAND, TX 75042



- **Suite 120**
- 2,269 SF
- ± 494 SF Office
- 100% HVAC
- 1 GL Door (10x10)
- 3 Phase Power

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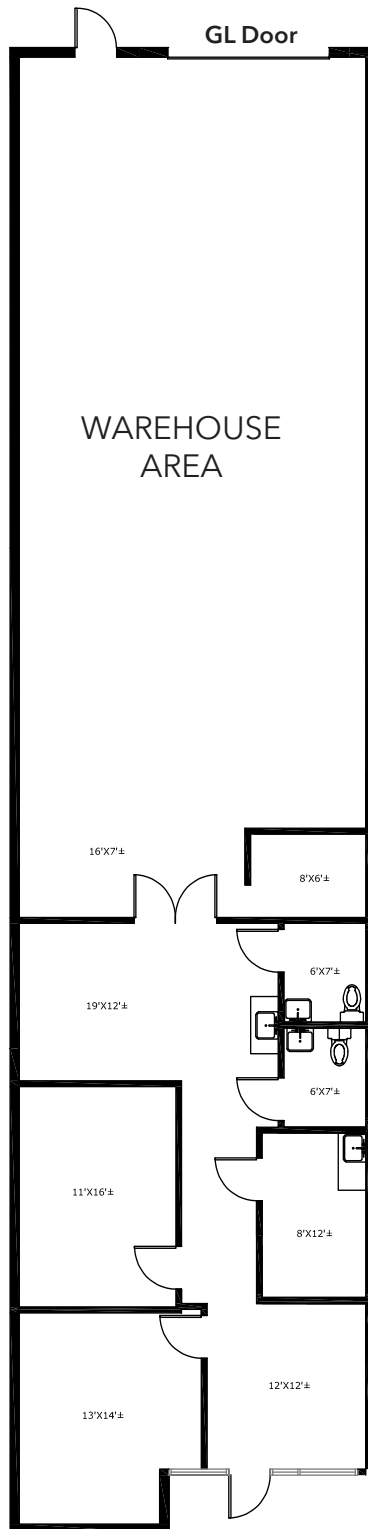
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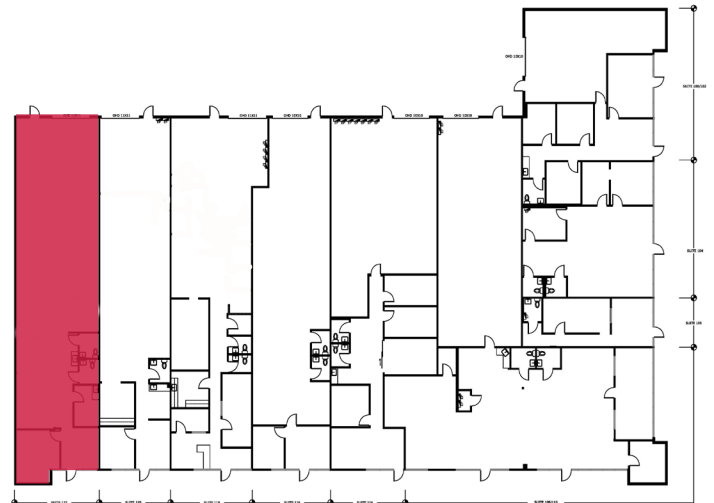
972.934.4018

blewis@lee-associates.com

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- **Suite 122**
- 2,698 SF
- 1,174 SF Office
- 100% HVAC
- 1 Grade level door



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