

REGAL INDUSTRIAL CENTER

12,067 SF AVAILABLE

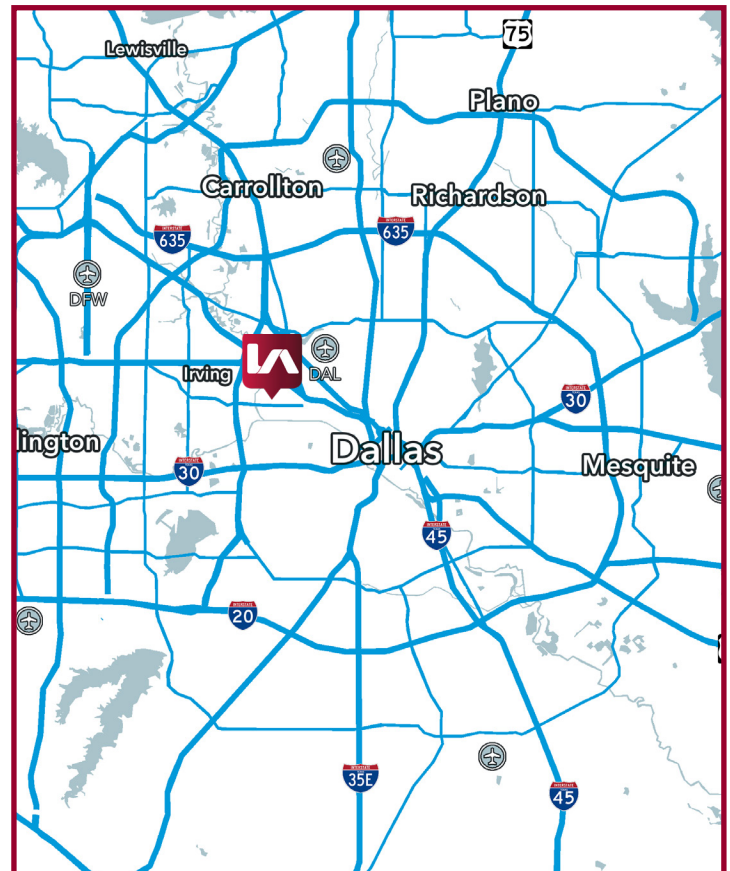
4647 LESTON STREET, SUITE 601, DALLAS, TX 75247

FOR LEASE



PROPERTY OVERVIEW

- 12,067 SF Available
- 929 SF Office
- 20' Clear Height
- Sprinklered
- Dock High and Ramp Loading
- Ample Parking
- Easy Access to Loop 12, Hwy 183, and I-35
- Opex: 2022 Actual OPEX - \$1.71/sf and is included in the Lease Rate.
- Lease Rate: \$11.50 Industrial Gross
- Available Immediately



Phillip Rosenfeld, Principal
prosenfeld@lee-associates.com
M 469.222.4159

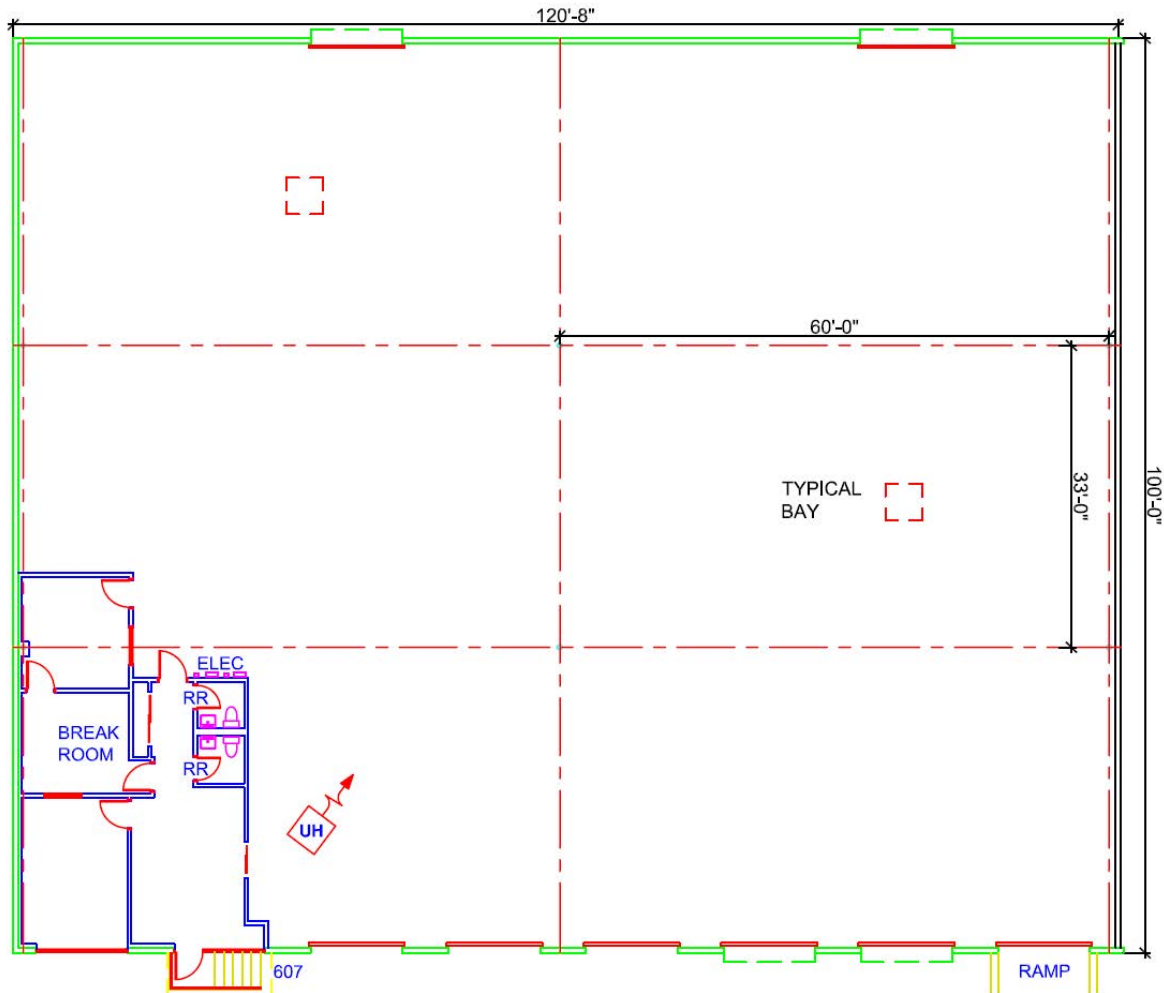
LEE & ASSOCIATES

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

12,067 SF AVAILABLE

FOR LEASE

SITE PLAN



Office:	929 SF
Warehouse:	11,138 SF
Total:	12,067 SF

Phillip Rosenfeld, Principal
prosenfeld@lee-associates.com
M 469.222.4159



All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.