

PEYCO SOUTHWEST REALTY, INC.

1703 North Peyco Drive ♦ Arlington, Texas 76001-6798 ♦ Metro (817) 467-6803
Fax (817) 465-7464 ♦ E-mail jfoster@peycosouthwest.com ♦ Web Site www.peycosouthwest.com

35,200 SF Lease Space Available **With .82 acres of O/S Storage**

Building #1--919 W. Mayfield Rd., Arlington, TX 76015, two miles north of Interstate 20 (Mapsco T-96H). The subject consists of a free-standing 35,200 square foot facility that can be divided into three separate 11,717 SF spaces, Suites 101, 103, and 105. Ample parking is available for each space.



Building Specifications

- The warehouse area has a 16' eave height with clear height of 25'. The warehouse has heavy electric power with 3 phase service.
 - Space has approximately 0.82 acres of outside storage
 - Approximately 6,000 SF of office space
 - The Building has its own truck court with 4 dock doors and 2 grade level doors.
 - Zoned "Light Industrial" by the city of Arlington and serviced by TXU Electric (both electric and natural gas services), Southwestern Bell, and city water and sewer.
 - Lease Rate: \$4.25/SF Gross for a 3-5 yr. Term
- For additional information or to arrange an appointment for showing, contact Jordan Foster or Robert Rivera of Peyco Southwest Realty, Inc. (817) 467-6803 or (817) 467-6633.

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