

PEYCO SOUTHWEST REALTY, INC.

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

Approximate 10,000 SF Industrial Warehouse with Outside Storage Space Lease

837 Trent Street, Kennedale, TX, which is located just southeast of Interstate 20, just south of Business Highway 287 (Mapsco 93-Y)

The facility was built in 1978. Built with a 5" concrete slab, skylights, and metal construction. The buildings are well suited for storage, manufacturing, and distribution and 18' to 24' clear height. The buildings will have ample parking and large dock high tractor trailer access. The building is zoned "Industrial District" by the city of Kennedale and serviced by TU Electric, Southwestern Bell, and city water and city sewer.



Building Specifications

- The space has (3) overhead roll-up grade level doors (12x20, 12x18, 12x14)
- Space has recessed dock well with pump
- The space consists of approximately 300 SF of main office area with two restrooms, and Landlord would be willing additional office space for the right Tenant
- Approximate 1 acre plus of fenced, concrete outside storage available
- Large parking and concrete area around the building.
- Compressed air outlets available
- **Lease Rate starting at \$3,000/month Gross.**
- For Additional information or to arrange an appointment for showing, contact Jordan Foster, Robert Rivera, or Jim Maibach or of Peyco Southwest Realty, Inc. 817-467-6803. Or e-mail us at jmaibach@peycosouthwest.com , jfoster@peycosouthwest.com, or rivera@peycosouthwest.com . Our website can be viewed at www.peycosouthwest.com.

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