

2002 Avenue R, Grand Prairie, TX



ML REALTY
PARTNERS

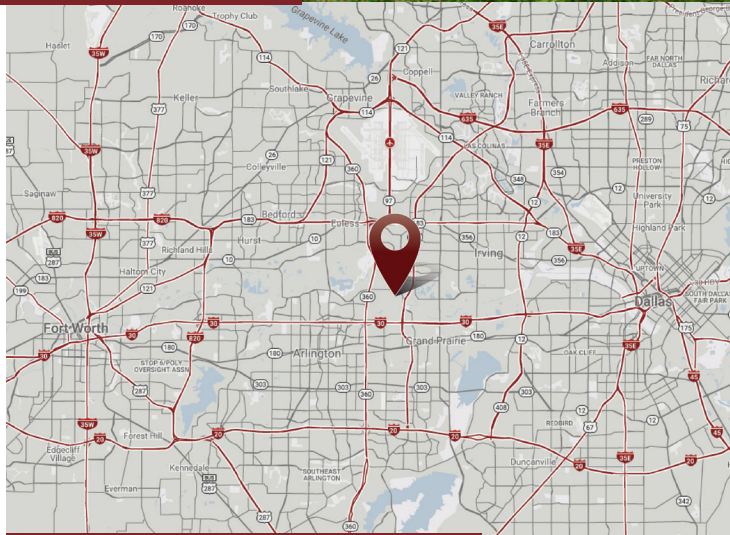
±104,000 SF AVAILABLE

Building Specifications

Building Size:	±104,000 SF
Available:	±104,000 SF
Office:	±2,648 SF
Clear Height:	23' Clear
Loading:	16 Dock High Doors with Levelers 1 (10'x10') Semi-Dock Door
Drive In Doors:	1 (16'x16') Grade Level Door
Electric:	600 Amps, 240 Volts, 3-Phase
Lighting:	LED
Car Parking:	72
Column Spacing:	40' x 37' Typical
Sprinkler System:	Yes

Building Features

- › Easy access to major thoroughfares
- › Business-friendly municipality offering Triple Freeport tax exemption
- › 118' secured truck court



For More Information Contact

NAI Robert Lynn

MICHAEL STANZEL, SIOR

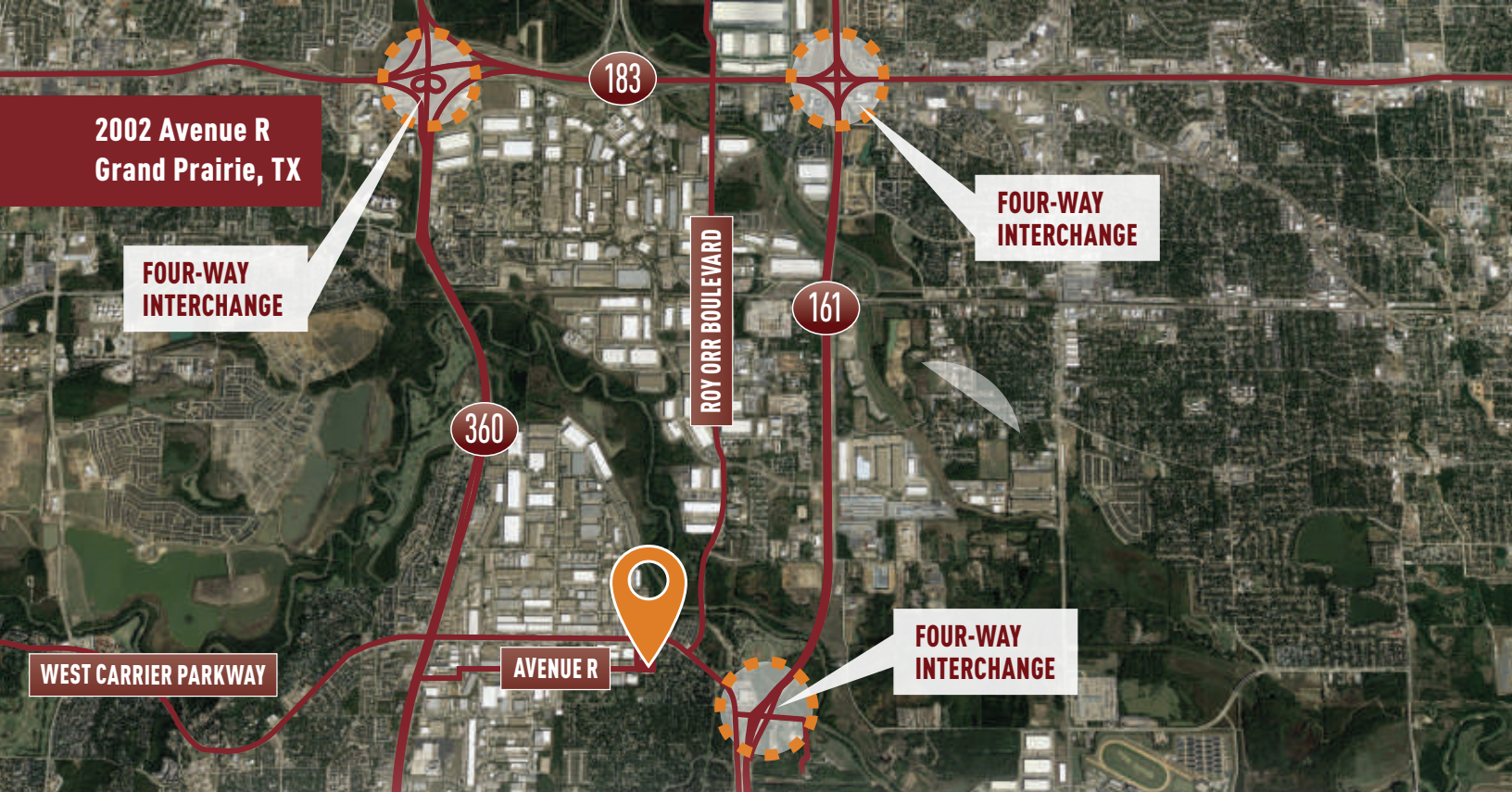
214-256-7122

mstanzel@nairl.com

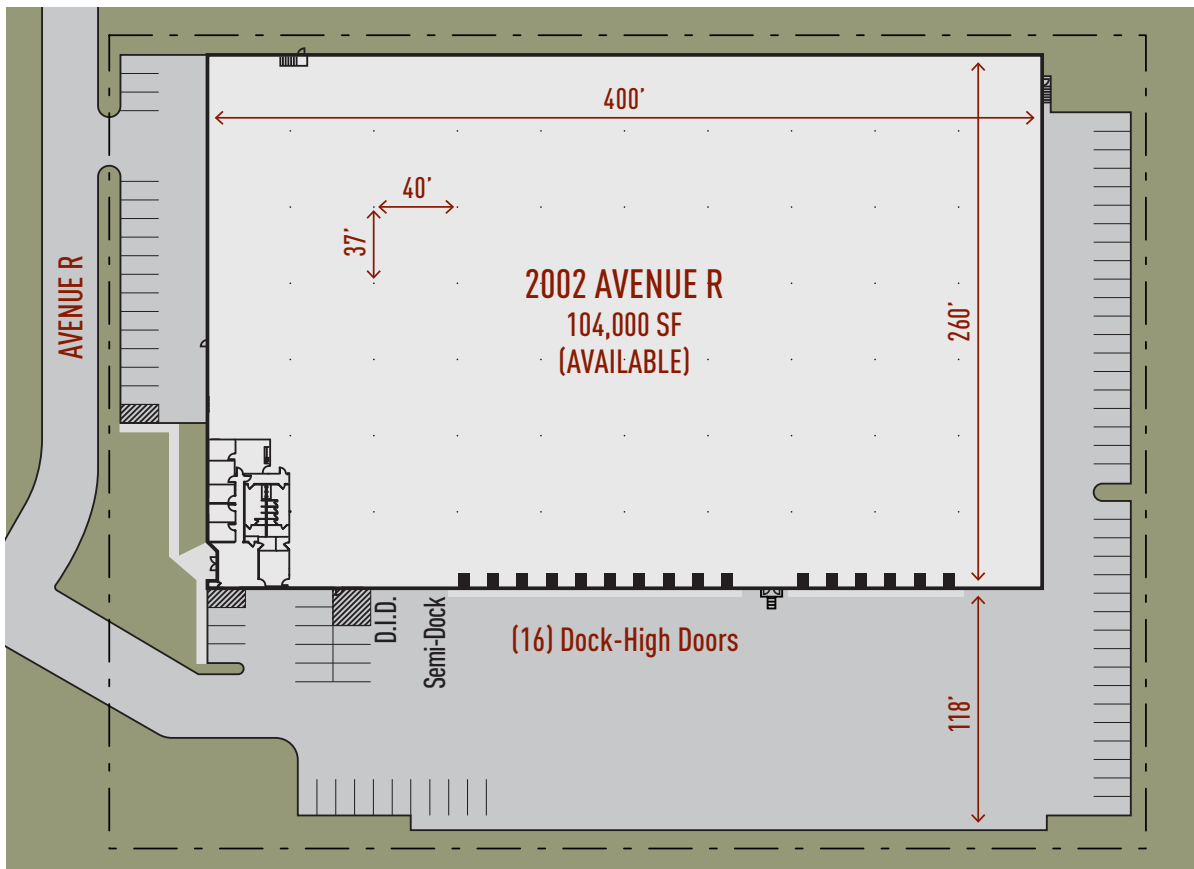
Owner:

ML Realty Partners \ 8150 N Central Expy, Suite M-2030, Dallas, TX 75206 \ 214-389-1155

Information contained herein is subject to change and verification, and no liability for errors or omissions is assumed. © 2021 All Rights Reserved. ML Realty Partners



Master Plan Rendering



ML REALTY
PARTNERS

NORTH ↑

ML Realty Partners \ 8150 N Central Expy, Suite M-2030, Dallas, TX 75206 \ 214-389-1155

Information contained herein is subject to change and verification, and no liability for errors or omissions is assumed. © 2021 All Rights Reserved. ML Realty Partners