

FOR LEASE - 18,060 SF AVAILABLE

# 611 109<sup>TH</sup> STREET

ARLINGTON, TEXAS 76011

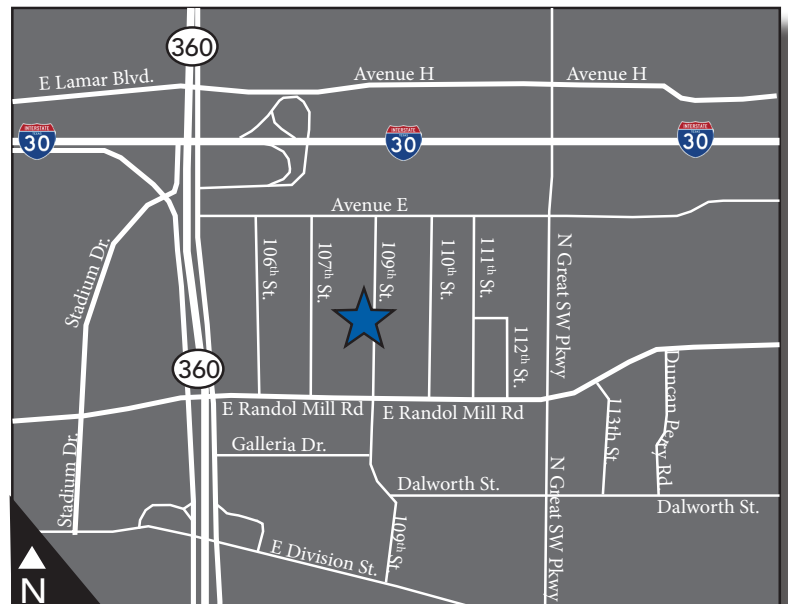


## BUILDING HIGHLIGHTS

- 18,060 SF Available
- Freestanding Building in Central GSW
- 90% Climate-Controlled Office/Open Area
- 3:1000 Parking Ratio
- Currently finished out as a church, complete with multiple private offices, classrooms and large open sanctuary
- Easily converted to industrial application
- Two 14' Grade Level Doors
- 16' Clear Height
- Extremely Heavy Electrical Service
- Available for Occupancy
- \$5.50/SF NNN + \$1.10 in OPEX

## LOCATION HIGHLIGHTS

- Located in the SEQ of I-30 and Hwy 360, access to either in 1 to 2 minutes
- 10 Minutes from DFW International Airport
- Located in Triple Freeport Tax Exempt Zone



## FOR INFORMATION CONTACT

John Brewer  
972.774.2593

[john.brewer@transwestern.com](mailto:john.brewer@transwestern.com)

Charles Brewer  
214.237.5008

[charles.brewer@transwestern.com](mailto:charles.brewer@transwestern.com)



The information provided herein was obtained from sources believed reliable; however, Transwestern makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior sale or lease, or withdrawal without notice. Copyright © 2018 Transwestern.

FOR LEASE - 18,060 SF AVAILABLE

# 611 109<sup>TH</sup> STREET

ARLINGTON, TEXAS 76011



## FOR INFORMATION CONTACT

John Brewer  
972.774.2593

[john.brewer@transwestern.com](mailto:john.brewer@transwestern.com)

Charles Brewer  
214.237.5008

[charles.brewer@transwestern.com](mailto:charles.brewer@transwestern.com)

 **TRANSWESTERN<sup>®</sup>**

The information provided herein was obtained from sources believed reliable; however, Transwestern makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior sale or lease, or withdrawal without notice. Copyright © 2018 Transwestern.