



For Lease

1000 GARDEN RIDGE BLVD

Flower Mound, Texas

51,050 SF AVAILABLE

BUILDING OVERVIEW

- 51,050 SF Available
- Divisible to 17,025 SF
- Build-to-suit office space
- 24' clear height
- 100 car parking spaces, expandable
- 50' x 50' typical column spacing, 60' loading bay
- 15 dock high doors, 1 drive-in door
- 130' truck court depth
- ESFR sprinkler system
- Site can be fully secured

DEVELOPMENT OVERVIEW

- 8.19 acre site in Flower Mound's Lakeside Business District
- Just 5 miles north of DFW International Airport
- Triple Freeport inventory tax incentive
- 5-yr, 50% city tax abatement on real & personal property
- Convenient access to SH 121, I-635, SH 114 & I-35
- Located in Denton County
- Close proximity to restaurants, hotels, retail and recreation amenities



For more information contact: lee-associates.com

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LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

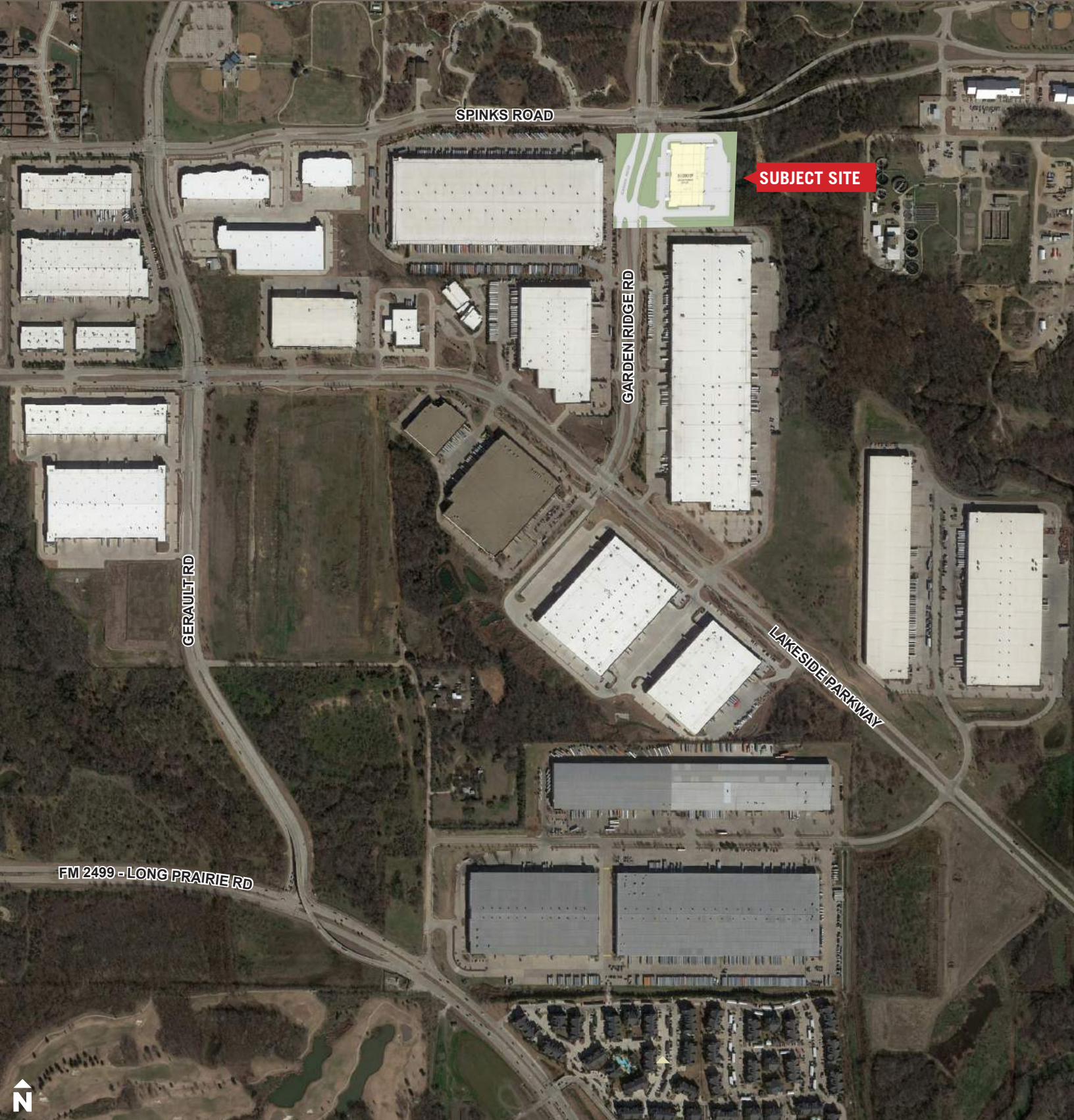
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PROPERTIES

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