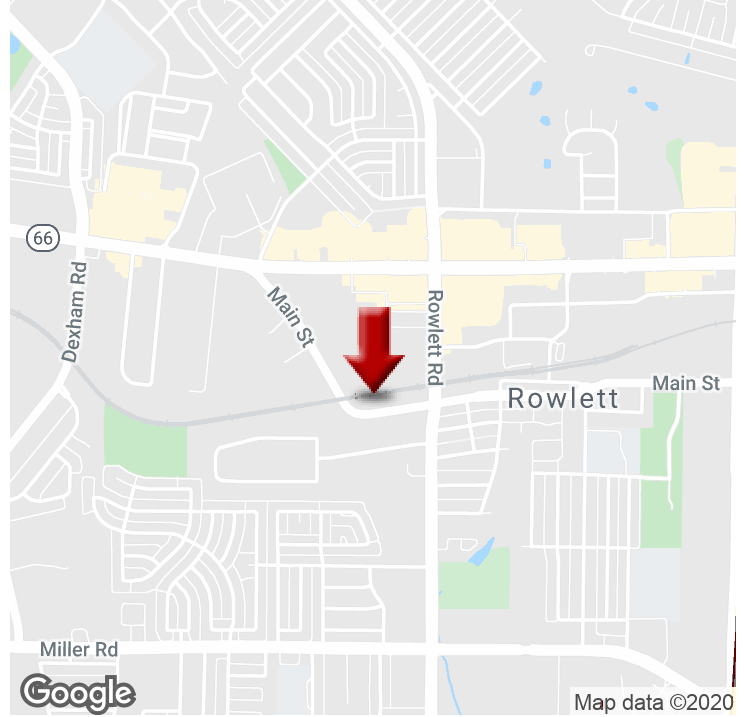


OFFICE FOR LEASE

3202 MAIN STREET

3203 Main Street, Rowlett, TX 75088



OFFERING SUMMARY

AVAILABLE SF:	4,490 SF
LEASE RATE:	\$4,000 per month (Gross)
LOT SIZE:	0.5 Acres
YEAR BUILT:	1994
BUILDING SIZE:	4,490 SF
ZONING:	LI
MARKET:	Rowlett, Garland, Rockwall, South east Dallas

PROPERTY OVERVIEW

Office and warehouse with a large fenced concrete lot. Approximately 2000sf Office space and 2500sf Warehouse space. Plenty of customer parking in front parking lot with fenced concrete lot in the rear. 2, 10x10 grade level overhead doors on the rear of the building accessing warehouse. 12x14 carport and 20x11 carport included in the rear lot. Office restroom and Warehouse restroom with shower. 3-5 year lease preferred. Tenant pays for electric and internet, etc.

PROPERTY HIGHLIGHTS

- 2-10x10 Overhead Doors
- 12x14 Carport
- 20x11 Carport
- Fenced Back Parking and Storage
- 2,000 SF Office

KW COMMERCIAL
2701 Sunset Ridge
Rockwall, TX 75032

CINDY MILLER
Realtor/Broker
O: 972.772.7000
C: 214.325.3646
cmiller54@kw.com

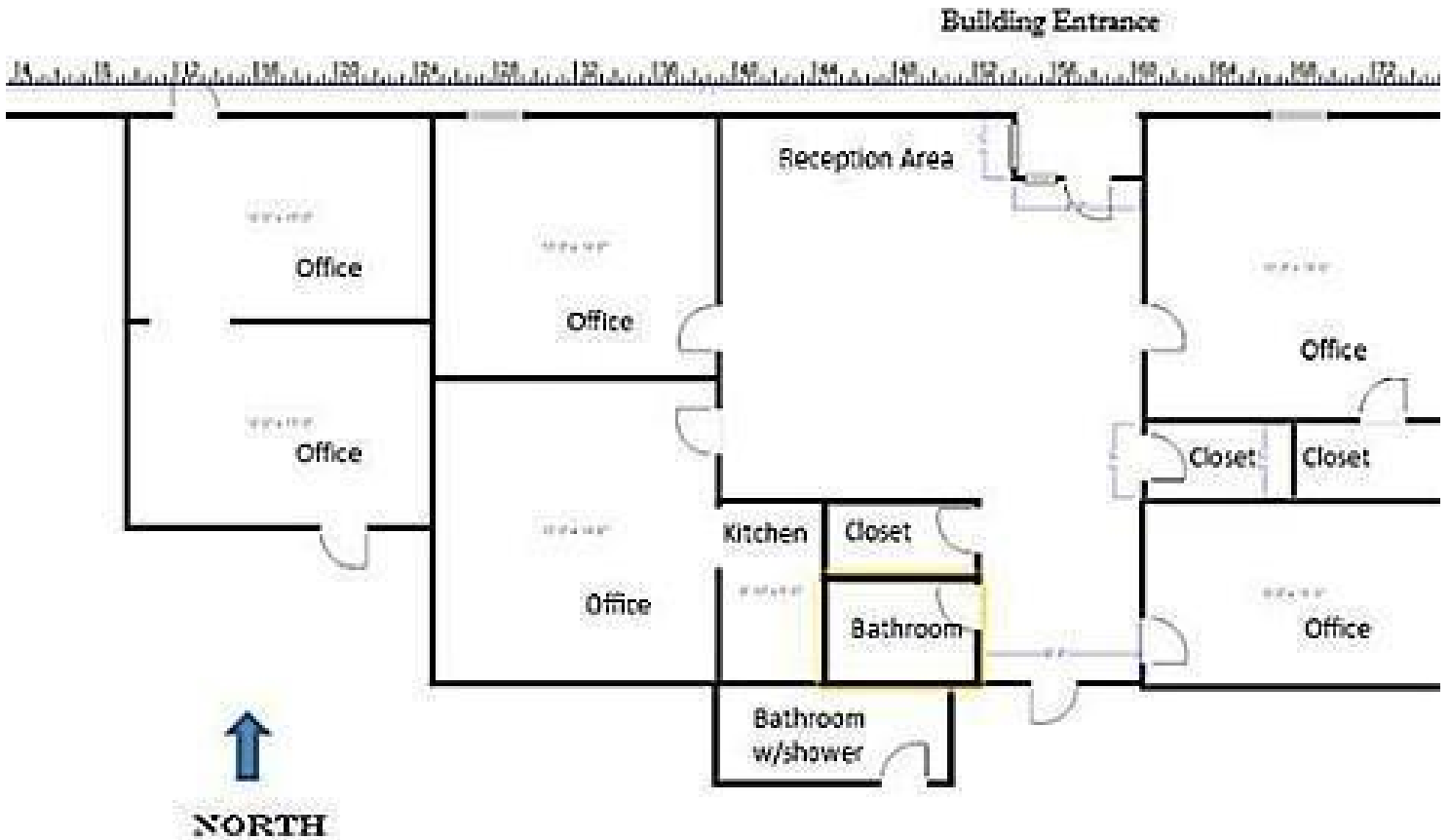
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Each Office Independently Owned and Operated kwcommercial.com

OFFICE FOR LEASE

3202 MAIN STREET

3203 Main Street, Rowlett, TX 75088



3202 Main Street, Rowlett TX. 4490 Square Feet Office Warehouse

10' Overhead Door

10' Overhead Door

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