

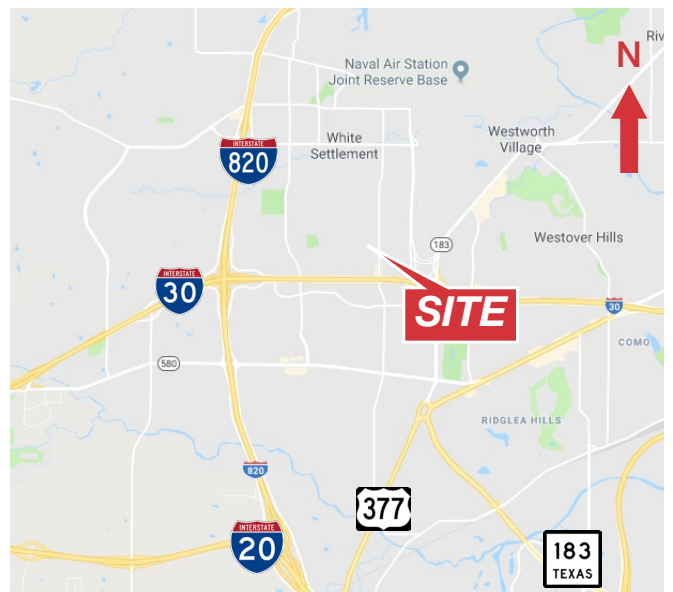
For Lease or Sale  
**120,146 SF**



**1650 S. Cherry Lane**  
White Settlement, Texas 76108

### Property Features

- ± 100,200 SF Warehouse/Showroom
- ± 19,946 SF Building Addition (Sprinklered)
- ± 5,500 SF Covered Outside Storage (Not Counted in Square Footage)
- ± 18' Clear Heights
- Potential for Fenced-In Outside Storage (Subject to City Approval)
- 100% HVAC
- 3 Phase, 480V Power
- Four (4) Dock High Doors (9' x 10')
- Two (2) 12' x 20' Grade Level Doors
- One (1) 12' x 14' Grade Level Door
- Fully Sprinklered Building
- Easy Access to I-30 & Loop 820
- Lease Rate: \$4.75 + NNN per SF
- Sale Price: Call Broker



**Jake Blankenship**

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**Todd Hubbard, SIOR**

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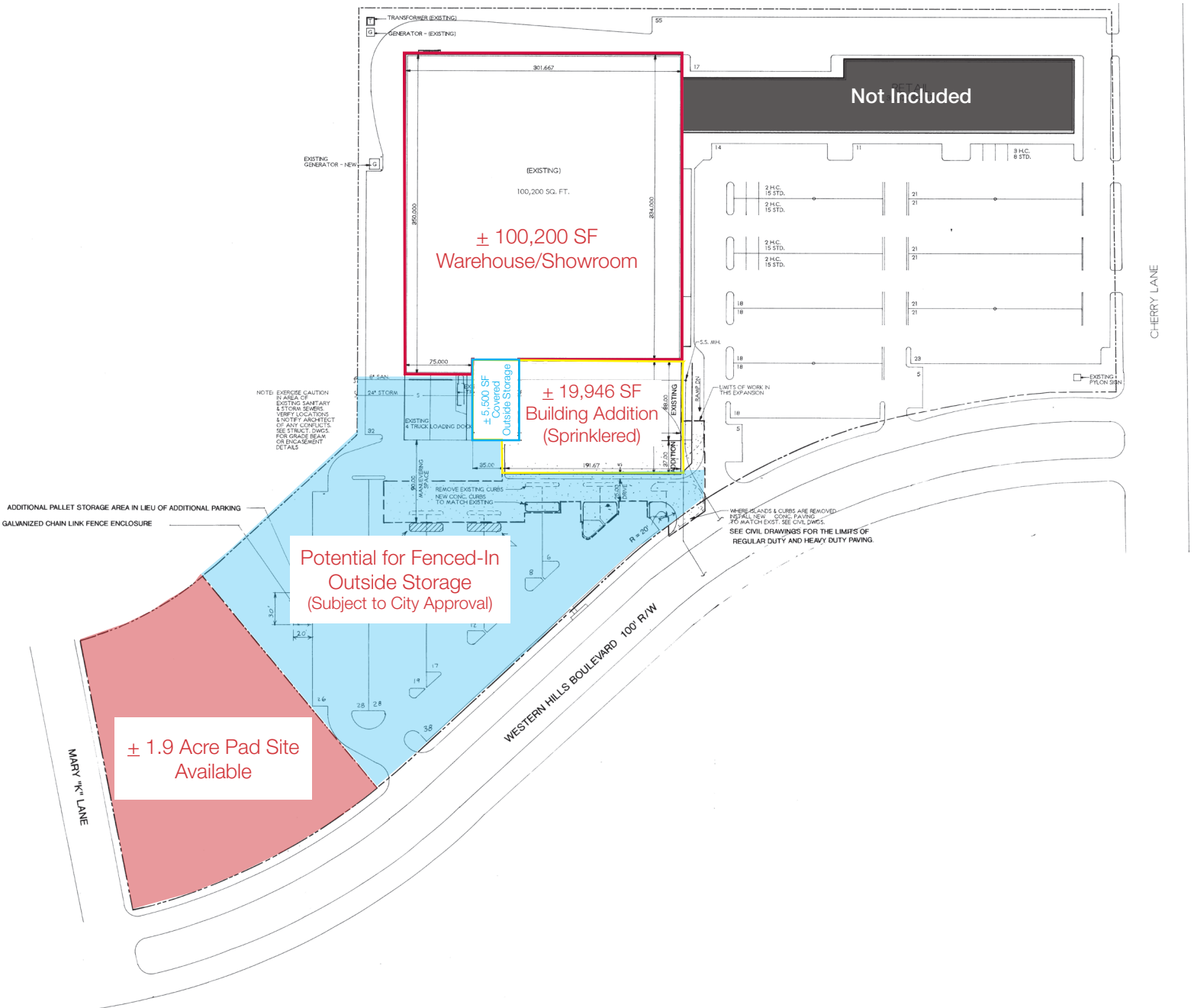
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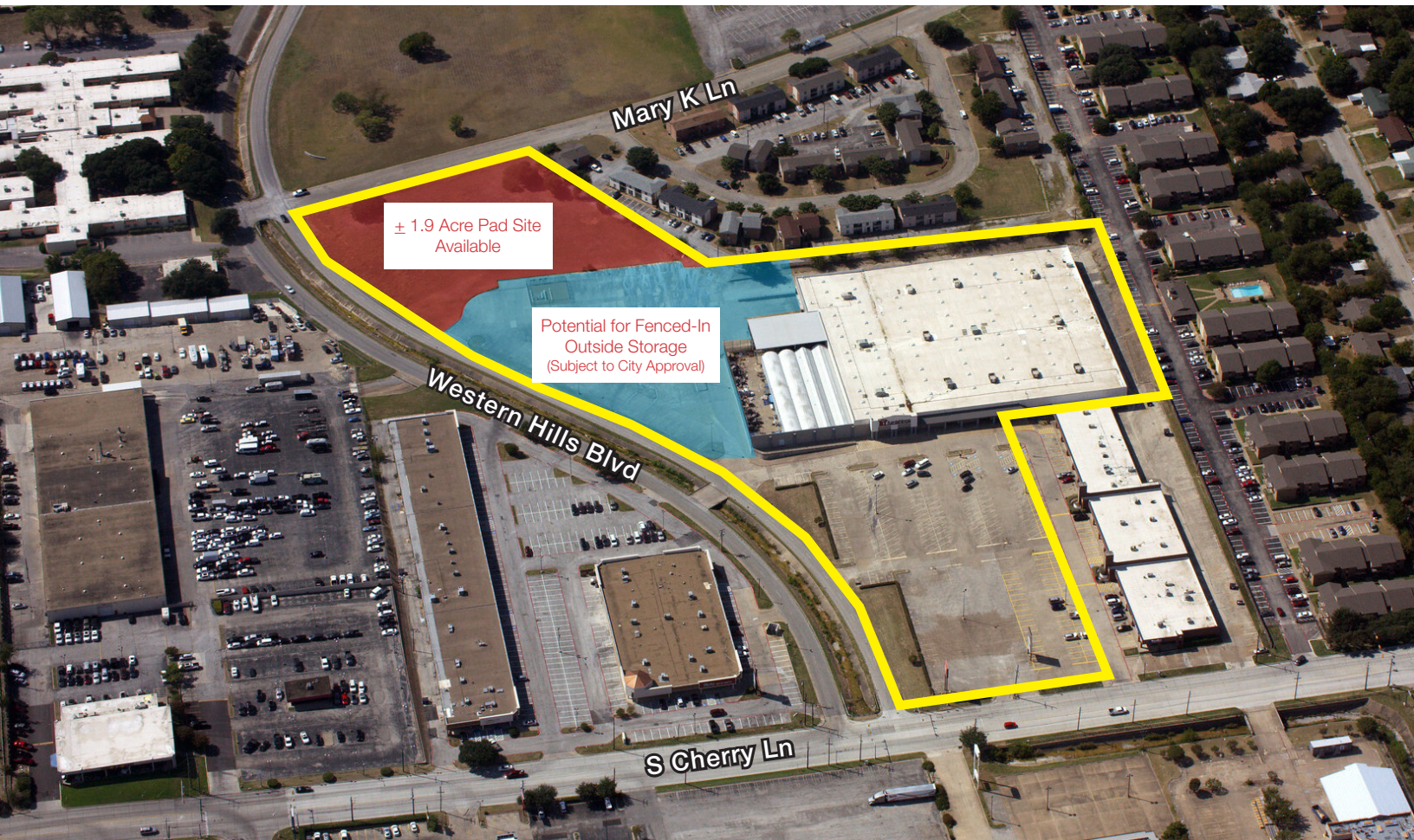
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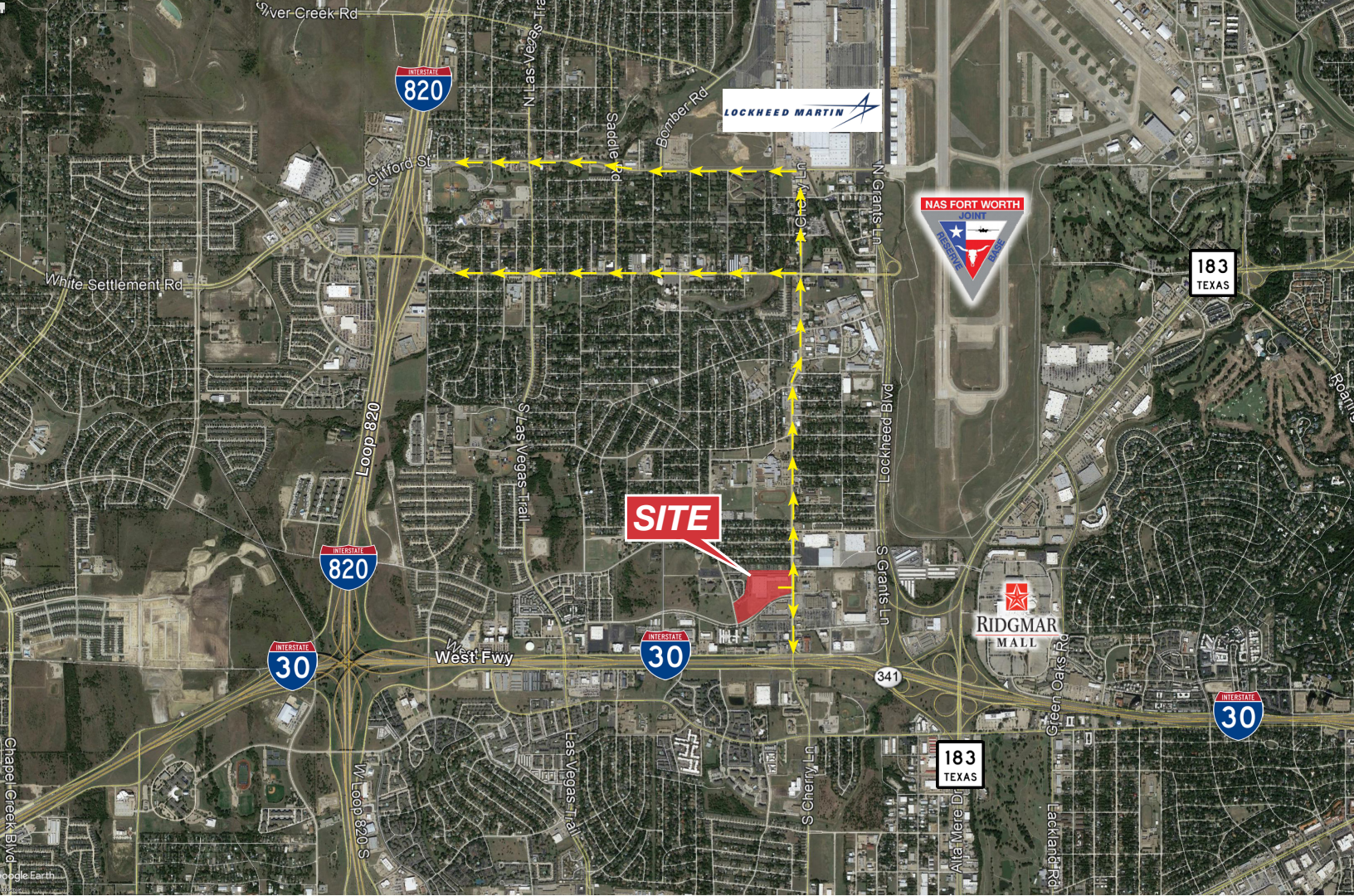
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