

Industrial For Lease

1724 LACY DRIVE
FORT WORTH, TX 76177



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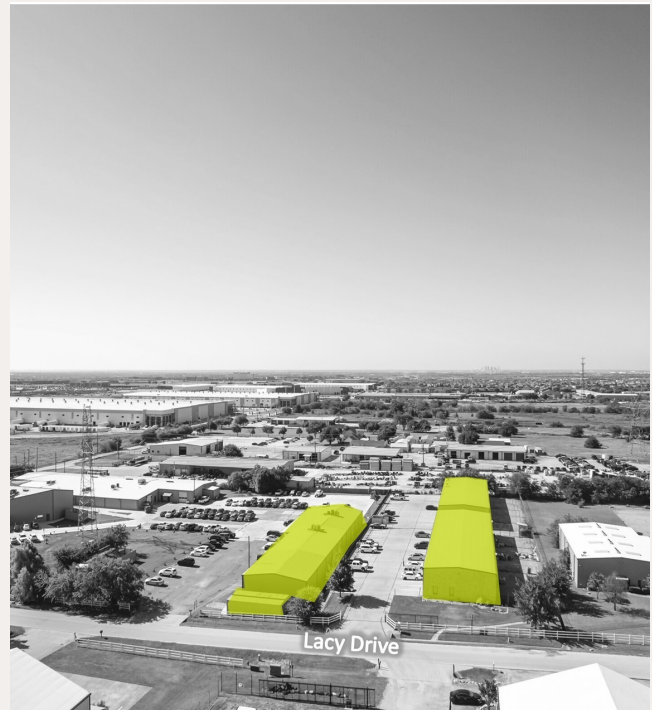
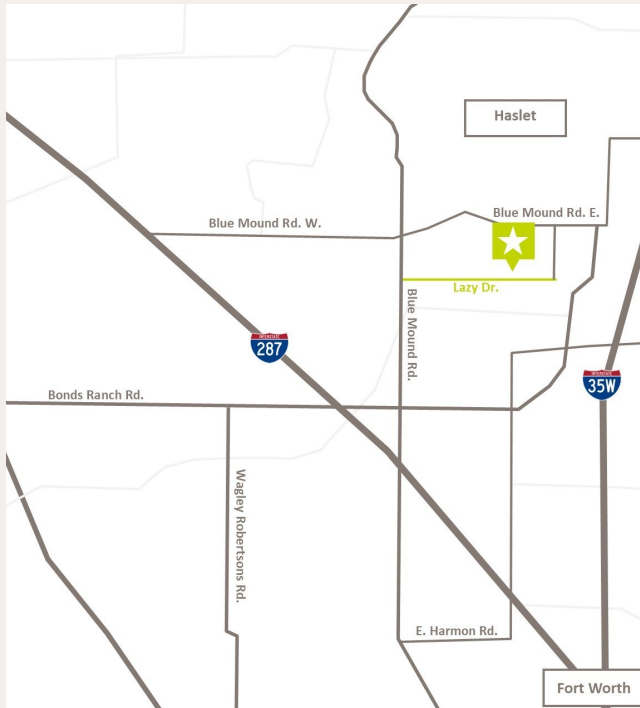
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2627 Tillar Street Suite 121
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EXECUTIVE SUMMARY



LEASE RATE & STRUCTURE \$1,875.00 - \$2,156.25 PER MONTH + NNN

PROPERTY FEATURES

- +/- 16,952 Total SF
- +/- 1.50 AC
- 16' Clear Height
- 14' Garage Doors
- 50' Deep
- Built in 2004
- 2 Grade Level Doors
- No Zoning
- Fenced Outside Storage and Parking

LOCATION OVERVIEW

Located between the crossroads of Lacy Drive and Harmon Road in one of the fastest-growing areas of North Texas. This property provides convenient access to major thoroughfares such as I-35W, Hwy 287, and Loop 820.

SPACES	LEASE RATE	SPACE SIZE
118	\$1,875 per month	2,150 SF



RELENTLESSLY PURSUING WHAT MATTERS.

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EXTERIOR PHOTOS



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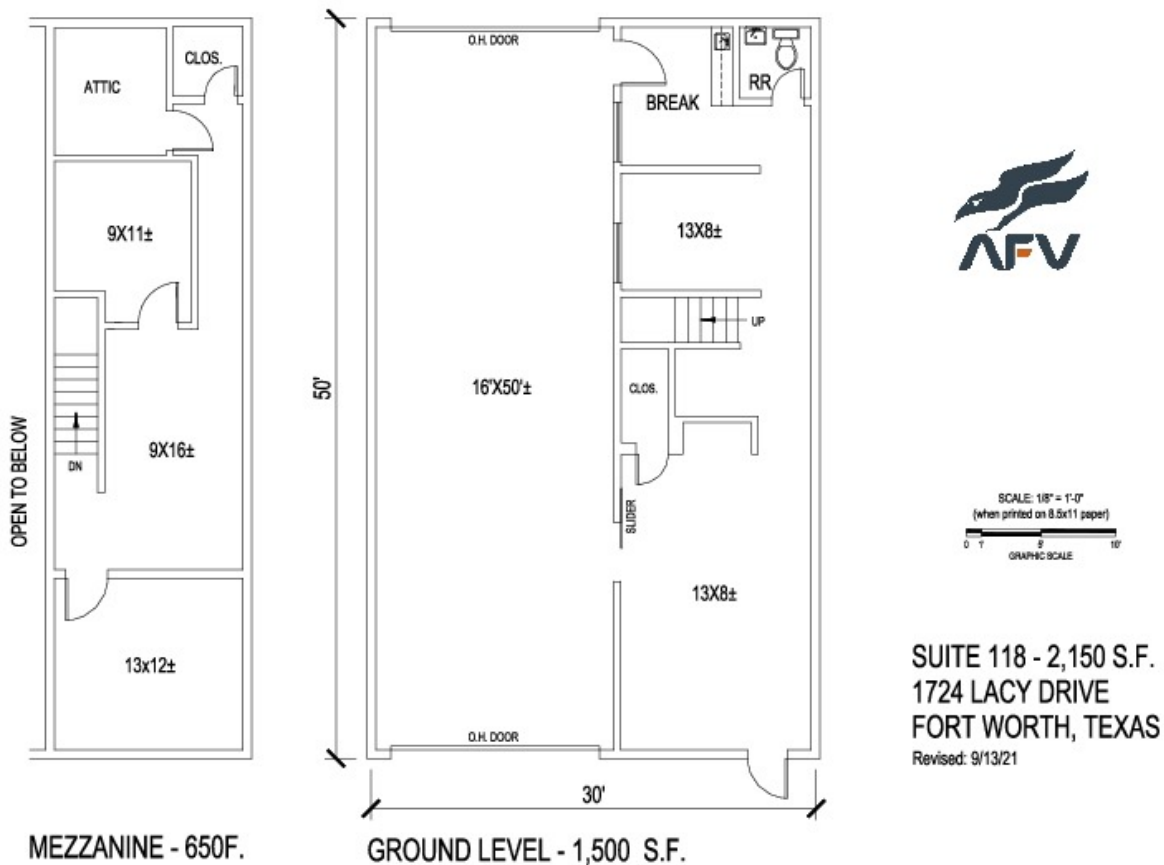
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FLOOR PLANS



Add text here...



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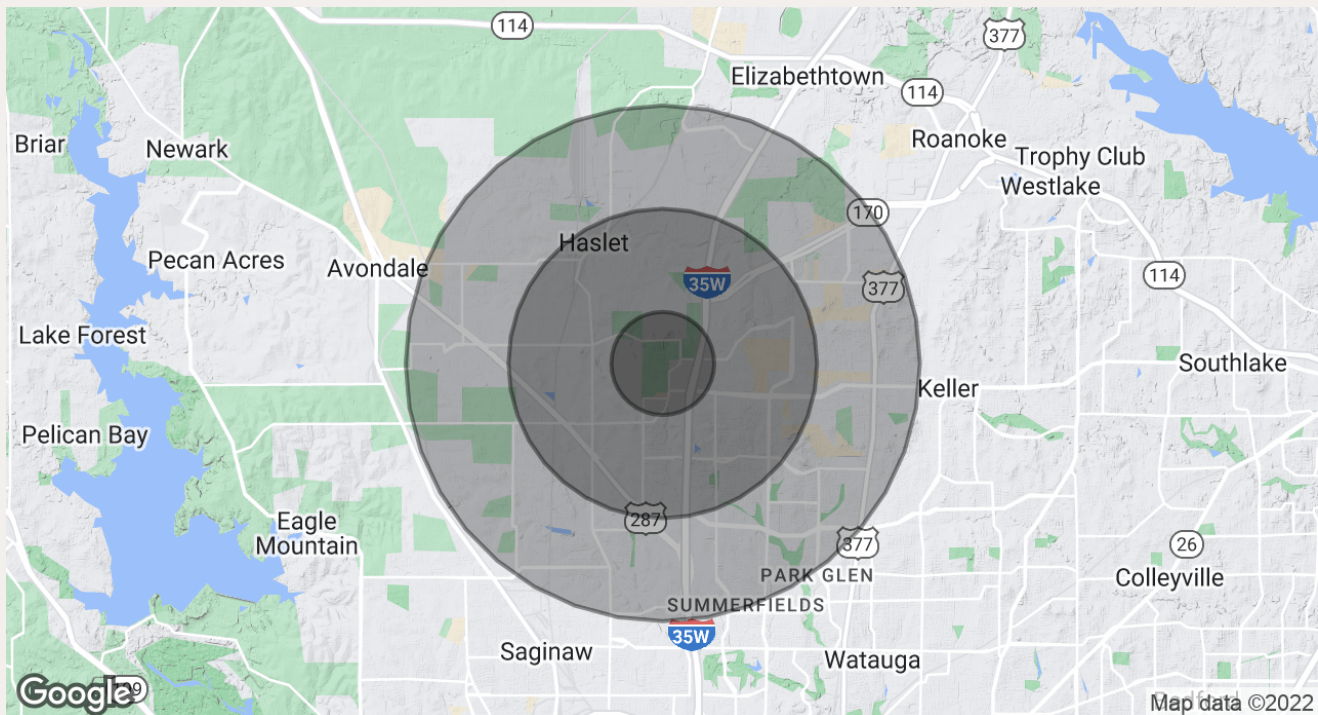
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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	2,840	55,679	169,757
Average Age	39.8	36.1	35.0
Average Age (Male)	39.5	31.8	33.2
Average Age (Female)	40.2	36.7	35.4

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,315	20,392	58,124
# of Persons per HH	2.2	2.7	2.9
Average HH Income	\$122,793	\$111,018	\$115,799
Average House Value	\$246,142	\$235,849	\$253,365

** Demographic data derived from 2020 ACS - US Census*



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LANCARTE

COMMERCIAL

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