

# Industrial ★ LEASE

LanCarteCRE.com

5035 DICK PRICE RD FORT WORTH, TX 76140



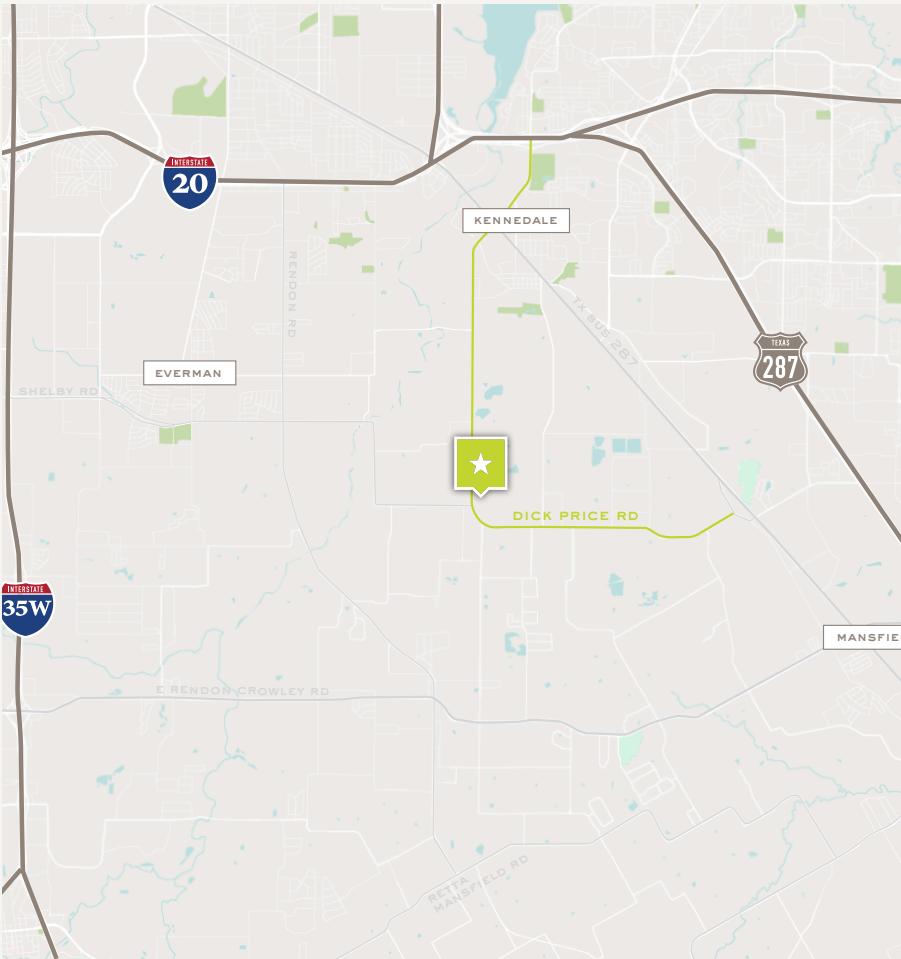
 **LANCARTE**  
COMMERCIAL  
BROKERAGE ★ PROPERTY MANAGEMENT

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## PROPERTY FEATURES

- 5,000 SF built in 2024
- 4 12x14' grade level doors
- 16' clear height
- Gated entrance

## LOCATION OVERVIEW

The location offers seamless reach to I-20, US-287, and Loop 820, making it an ideal hub for logistics and light industrial operations. Situated amidst a growing industrial corridor with nearby distribution, contractor, and manufacturing businesses, this property provides strategic regional access and strong visibility.

## AVAILABLE SPACES

SUITE 701    5,000 SF

## LEASE RATE & STRUCTURE

**\$8.50** /SF GROSS

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**EXTERIOR**



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INTERIOR

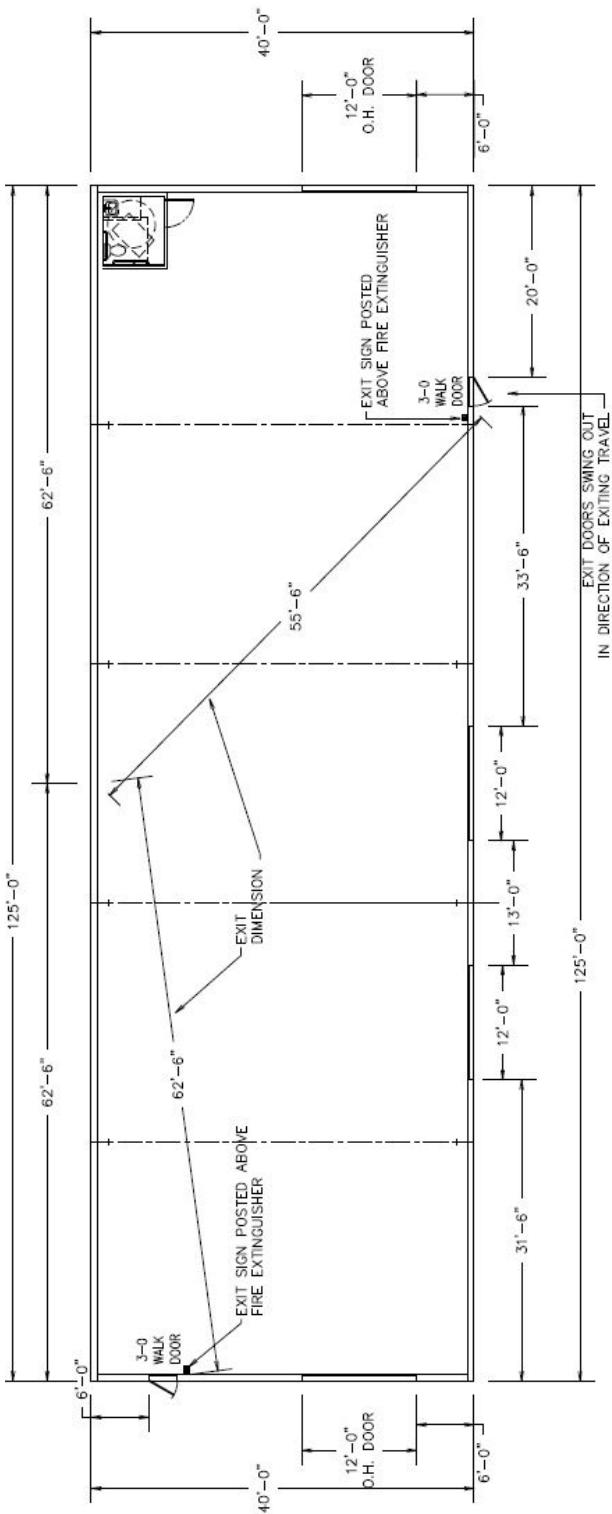


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## FLOOR PLAN



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# LANCARTE COMMERCIAL

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*Relentlessly Pursuing What Matters*

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