

FOR SUBLEASE

6625 IRON HORSE BLVD | NORTH RICHLAND HILLS, TX 76180



BROKER BONUS OF A \$100 AMAZON GIFT CARD TO ANY BROKERS THAT BRING A QUALIFIED TOUR TO THE BUILDING.



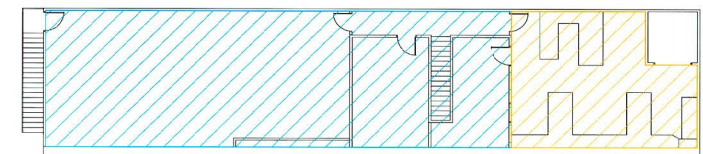
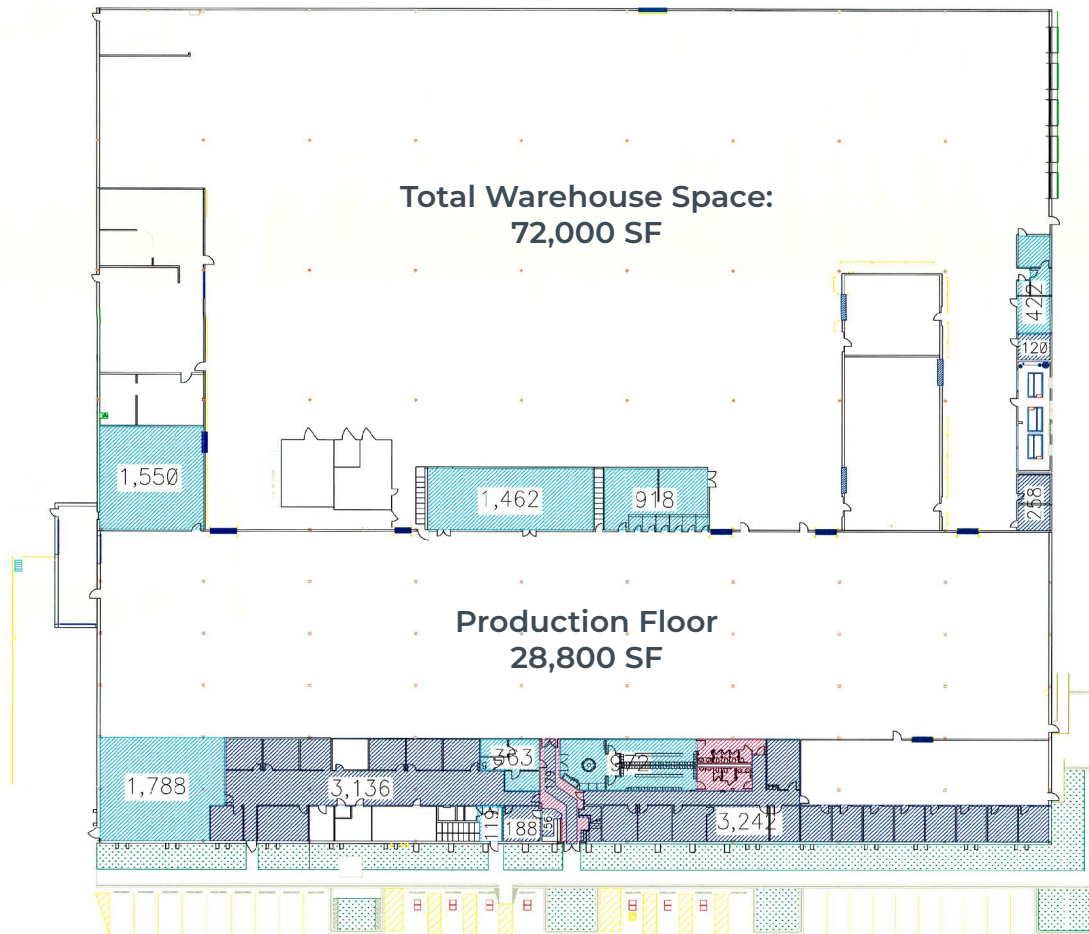
VIEW VIRTUAL TOUR

FORREST COOK
817.877.1310
forrest.cook@streamrealty.com

BRETT CARLTON
817.502.8128
Brett.Carlton@streamrealty.com

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Second Floor Production Area

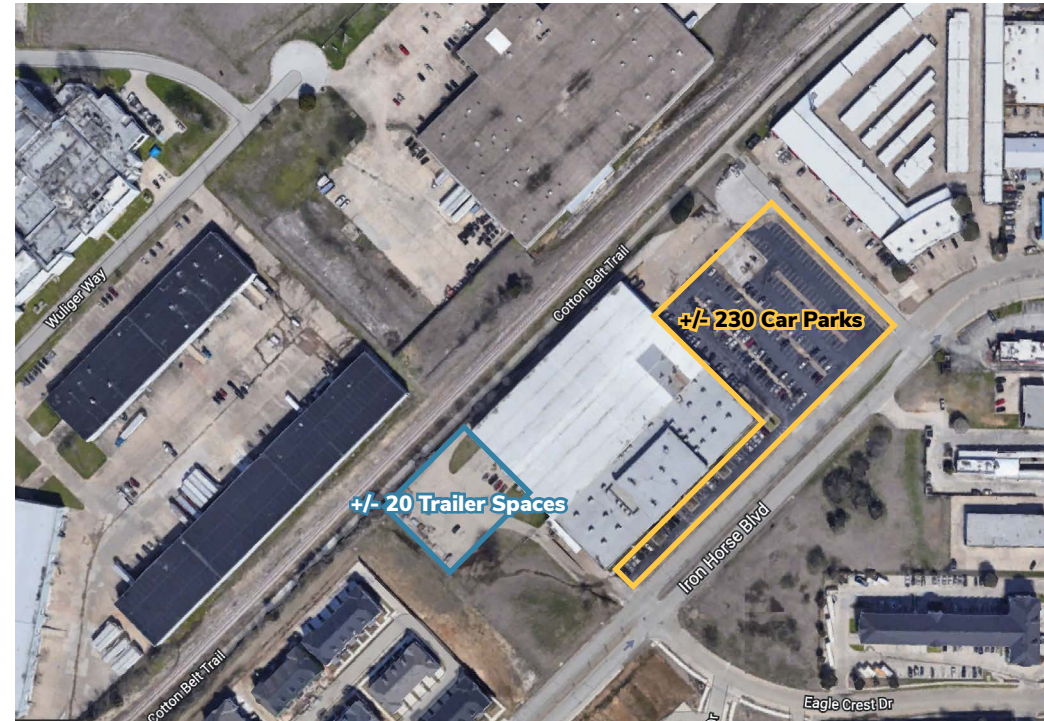
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PROPERTY FEATURES

- Sublease available through April 30, 2031
- +/- 129,000 SF Infill Industrial Space Available
- +/- 74,000 SF insulated warehouse (22' clear height)
- +/- 22,000 SF HVAC'd manufacturing space
- +/- 33,000 SF office space (16,500 SF downstairs, 16,500 SF upstairs)
- +/- 8.178 acres of land
- 230 parking spaces
- +/- 20 trailer spaces
- 5 dock high doors
- 1 oversized semi dock high door
- 1 grade level door
- 2 dock well doors
- 18'-22' clear height
- Fully Sprinklered
- Heavy Power
- I-2 Medium Industrial Zoned





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