

NEW
CONSTRUCTION



201 CLAY ROAD

201 S Clay Road, Sunnyvale, Texas 75182

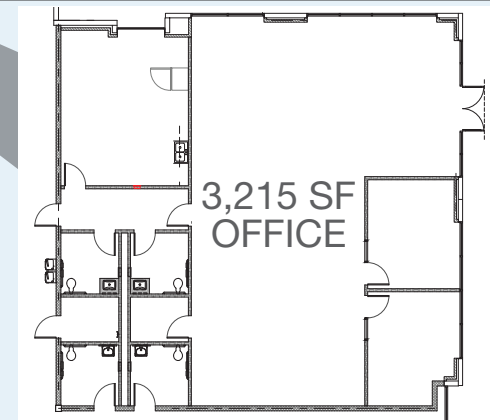
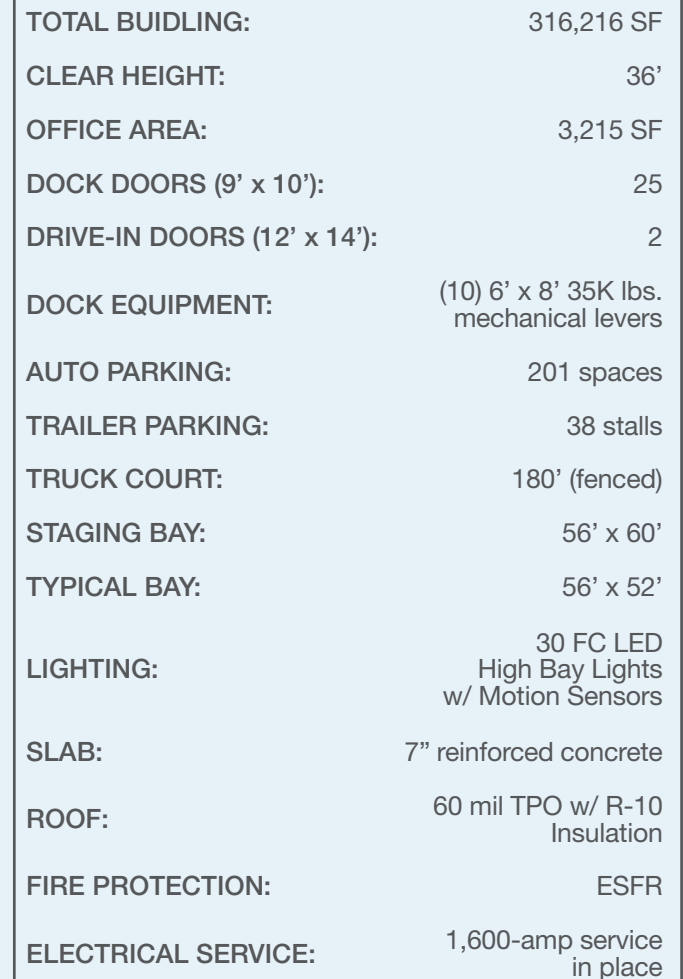
177,408 SF AVAILABLE



 **IDI Logistics**

www.idilogistics.com

177,408 available square feet



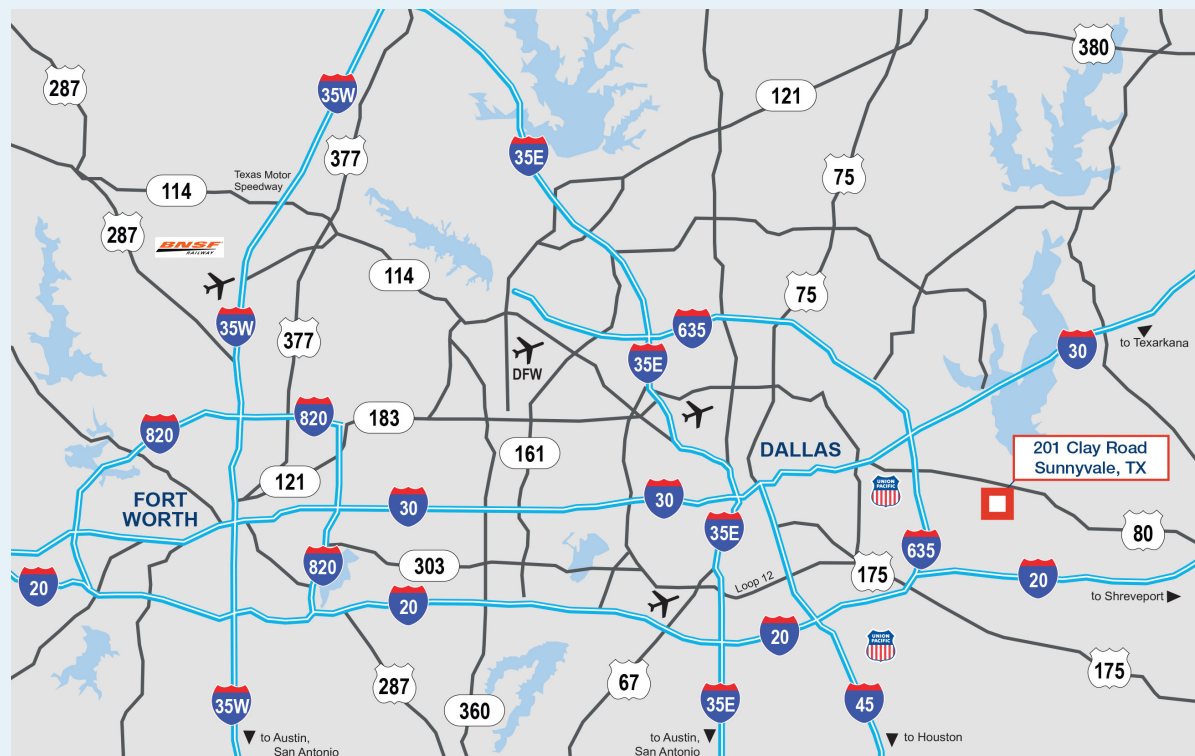
BUILDING LOCATION



- Located in Dallas County
- Access to strong labor base
- Easy access to HWY 80, I-635, & I-30
- Close proximity to FedEx Ground, UPS Customer Center & Union Pacific Intermodal
- Triple Freeport Tax Exemption

201 CLAY ROAD

Desirable East Dallas Distribution Location



DRIVING DISTANCES

METRO AREAS

Downtown Dallas.....	16 miles
Fort Worth.....	47 miles
Shreveport	173 miles
Austin	205 miles
Oklahoma City	225 miles
Houston	243 miles
San Antonio	284 miles

MAJOR ROADS

US 80.....	1 mile
I-635.....	4 miles
I-30	7 miles
I-20	8 miles
US 75.....	14 miles
I-45	15 miles
I-35E.....	16 miles
Dallas North Tollway	18 miles

AIR

Love Field	24 miles
Dallas Executive Airport.....	25 miles
DFW International Airport	37 miles

ABOUT IDI LOGISTICS

IDI Logistics is a leading developer and manager of logistics real estate in the U.S. Our fully-integrated logistics platform has a long track record of speculative development, build-to-suits and value-add acquisitions.

We are dedicated to serving our customers with exceptional quality and service.

For more information, or to set up a tour, please contact:



Dalton Knipe
+1.214.438.6195
dalton.knipe@jll.com

Nathan Orbin
+1.214.438.1649
nathan.orbin@jll.com

Kurt Griffin
+1.214.438.6372
kurt.griffin@jll.com

Weston King
+1.214.438.6193
weston.king@jll.com

Tony Maclin
+1.972.560.7009
tony.maclin@idilogistics.com

IDI Logistics
www.idilogistics.com