

# FOR LEASE

**\*IMMEDIATE AVAILABILITY\***

**7,147-16,023 SF AVAILABLE**  
**5145 Norwood Dr, Suites B & C**  
**Dallas, Texas 75247**

**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES



**Suite B**  
**8,876-sf**

**Suite C**  
**7,147-sf**

**Norwood Rd**

 **Stonelake**  
CAPITAL PARTNERS

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## SPACE FOR LEASE – INFORMATION

- **16,023-sf Total**
  - **2,078-sf Total Office**
  - **13,945-sf Total Warehouse**
- **22' Clear Height**
- **2024 Make Ready:**
  - **LED Warehouse Lighting**
  - **Warehouse Whitebox**
  - **Renovated Office**
- **Sprinklered**
- **2 Dock High Doors**
- **2 Drive-In Doors**
- **400 Amps / 240V Power**
- **Close proximity to Irving Blvd**



### MARKETED BY:

**Stephen Williamson**

817-705-5470

swilliamson@lee-associates.com

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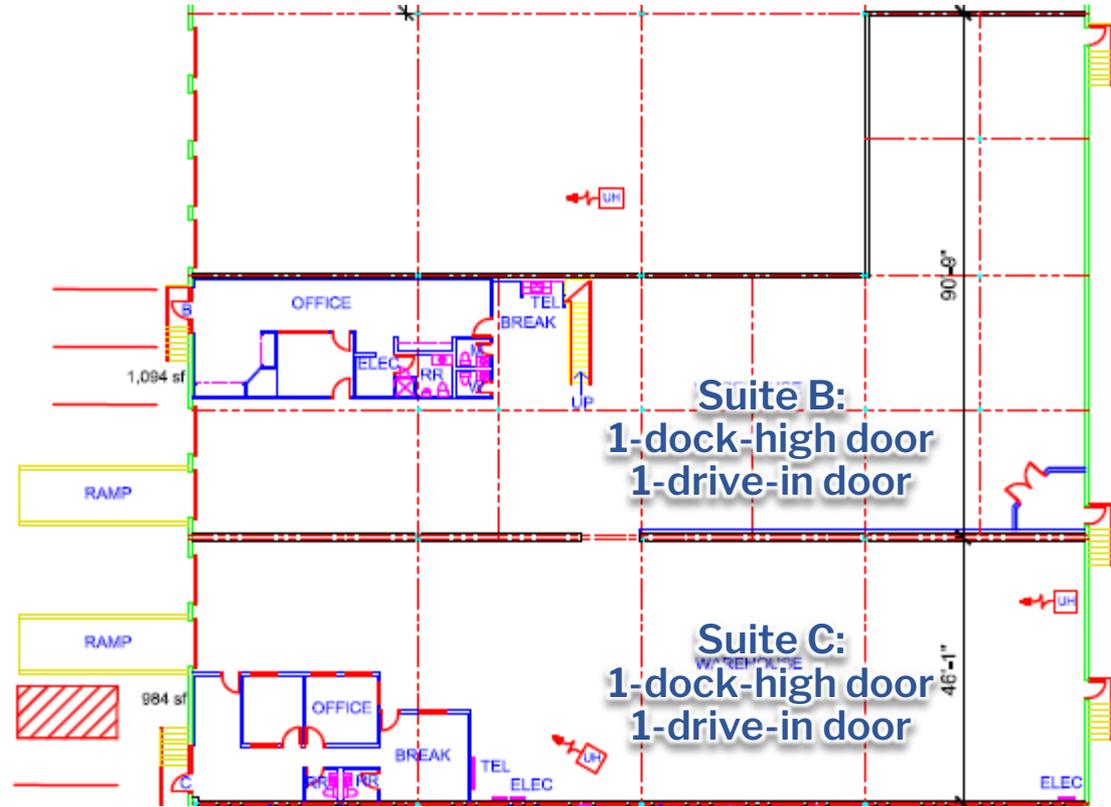
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| <u>Suite B</u>   |                 |
|------------------|-----------------|
| WAREHOUSE SF     | 7,782-sf        |
| OFFICE SF        | 1,094-sf        |
| <b>TOTAL SF:</b> | <b>8,876-sf</b> |

| <u>Suite C</u>   |                 |
|------------------|-----------------|
| WAREHOUSE SF     | 6,163-sf        |
| OFFICE SF        | 984-sf          |
| <b>TOTAL SF:</b> | <b>7,147-sf</b> |



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Downtown Dallas

Irving Blvd

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Suite C  
7,147-sf

Norwood Rd



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**Suite B – 2024 Make Ready**

**New LED Lighting**

**Painted Roof Deck**

**2 Warehouse Restrooms**

**Warehouse Whitebox**

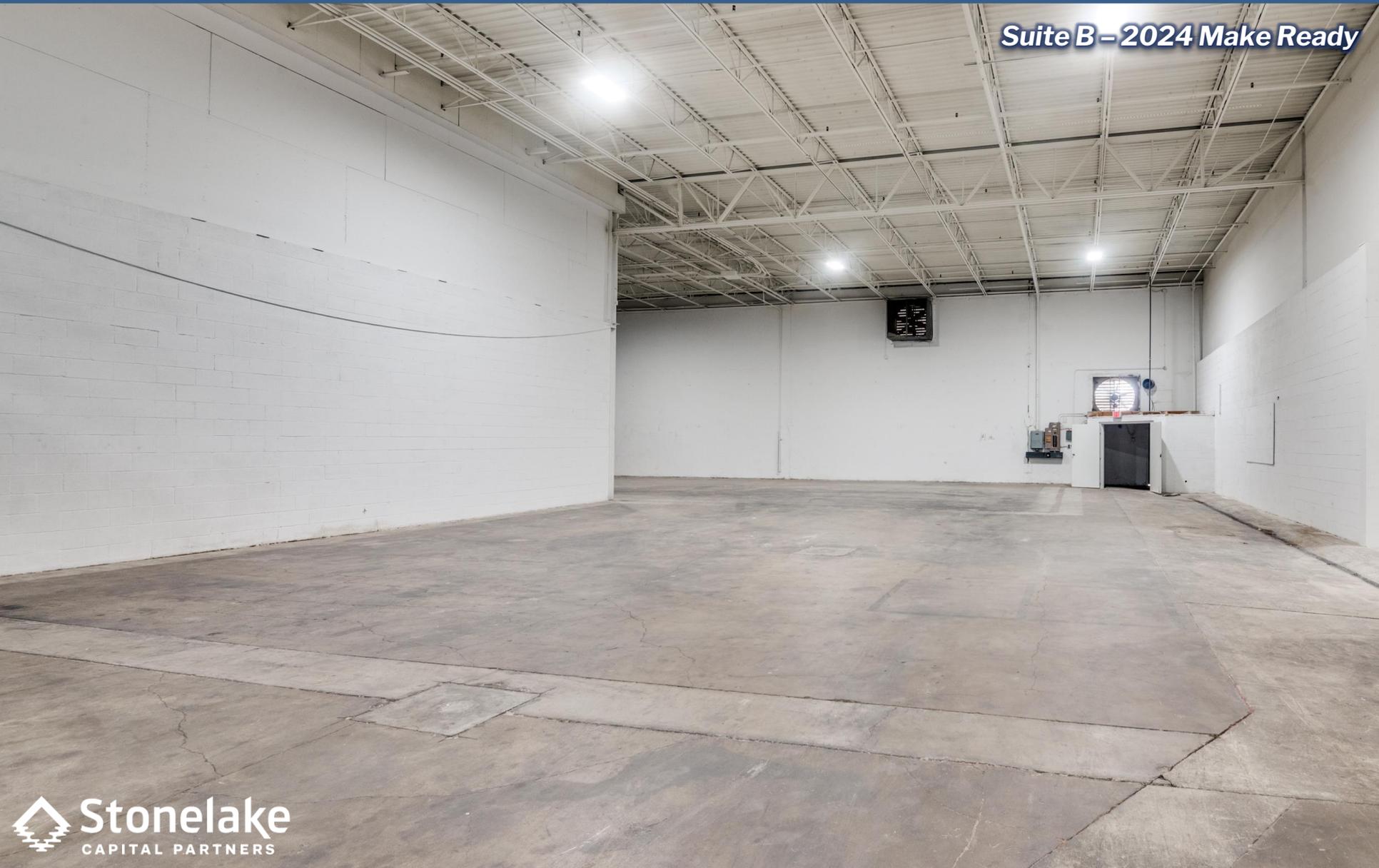
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