

# Retail ★ LEASE

LanCarte.com

307 W DAGGETT AVE FORT WORTH, TX 76104

NEAR SOUTHSIDE - SOUTH MAIN VILLAGE



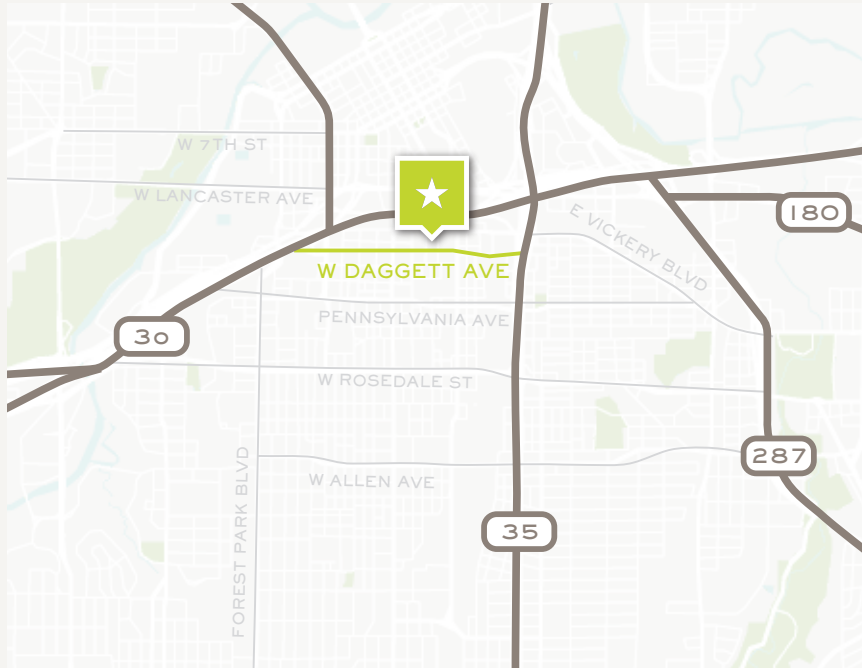
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## PROPERTY FEATURES

- Estimated Delivery: Q1 2026
- Multiple spaces: Commercial/Restaurant Spaces  
-Ranging Square Footage
- Under Construction/Class A Building
- Outdoor Seating/ 440 sf Patio

## AVAILABLE SPACES

COMMERCIAL/ RESTAURANT: +/-500 - 2,387 SF

*Grease Trap Available*

*These spaces can be demised or reconfigured.*

## LOCATION OVERVIEW

The property is located in the Near Southside District, within Fort Worth's Vickery Village, which features new improved streets, art, and bike lanes. It's a short walk from over 2,200 existing or planned residential units and next to the UTSW Moncrief Medical Center, close to other major regional hospitals. Less than half a mile from the T&P Station with connection to Dallas and DFW. It's also offers immediate access to Highways I-35 and I-30, via Main Street and Pennsylvania Avenue.

## LEASING STRUCTURE

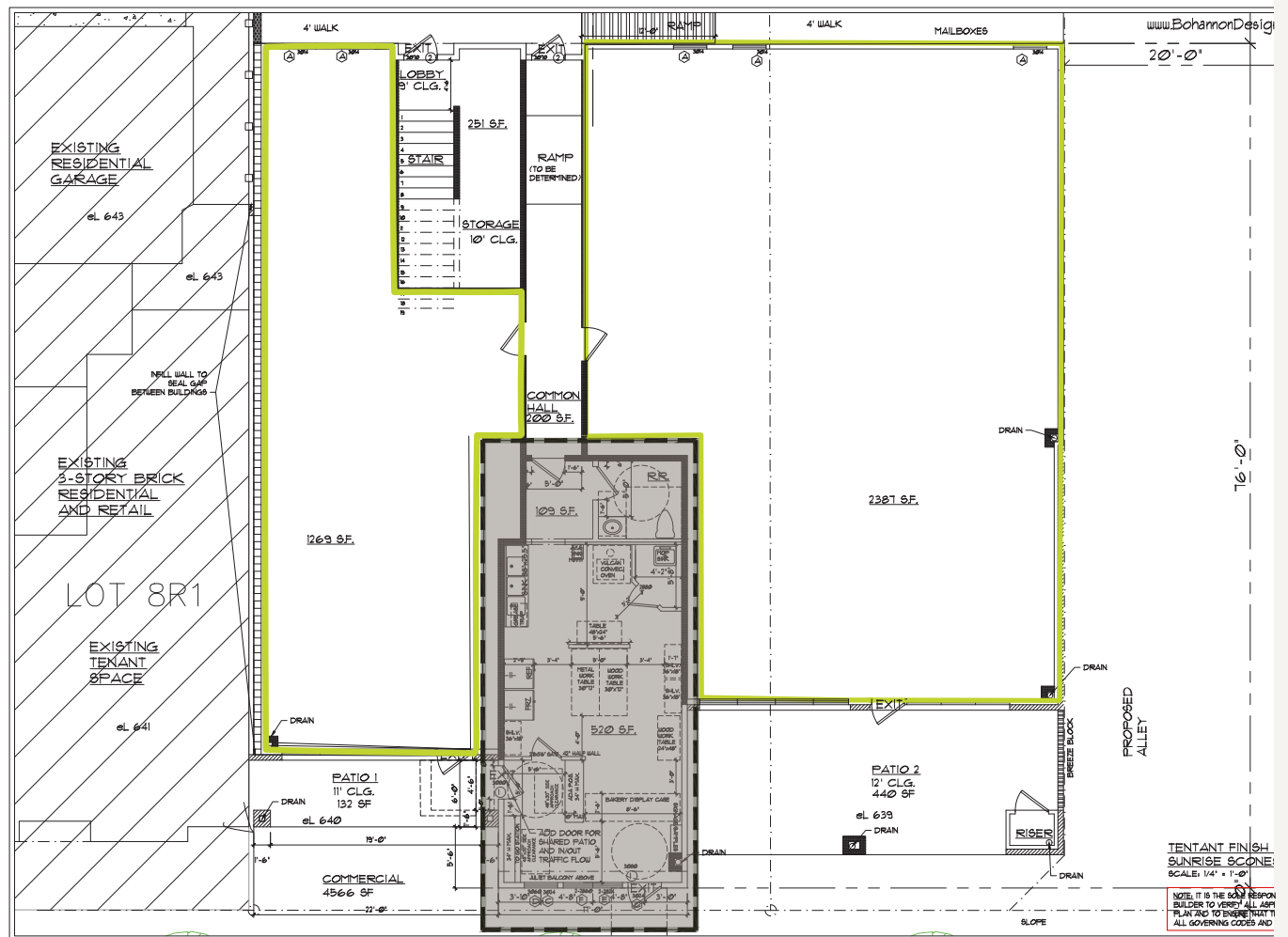
**\$38.00** SF NNN

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## PROPOSED FLOOR PLAN



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## RENDERINGS



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## EXAMPLE INTERIOR FINISH-OUT



*These photos provide an insight into the finish-out quality placed into the buildings on W Daggett. The images are taken from the sister building at 305 W Daggett.*

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## RETAIL MAP





LANCARTE  
COMMERCIAL

BROKERAGE ★ PROPERTY MANAGEMENT

*Relentlessly Pursuing What Matters*

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