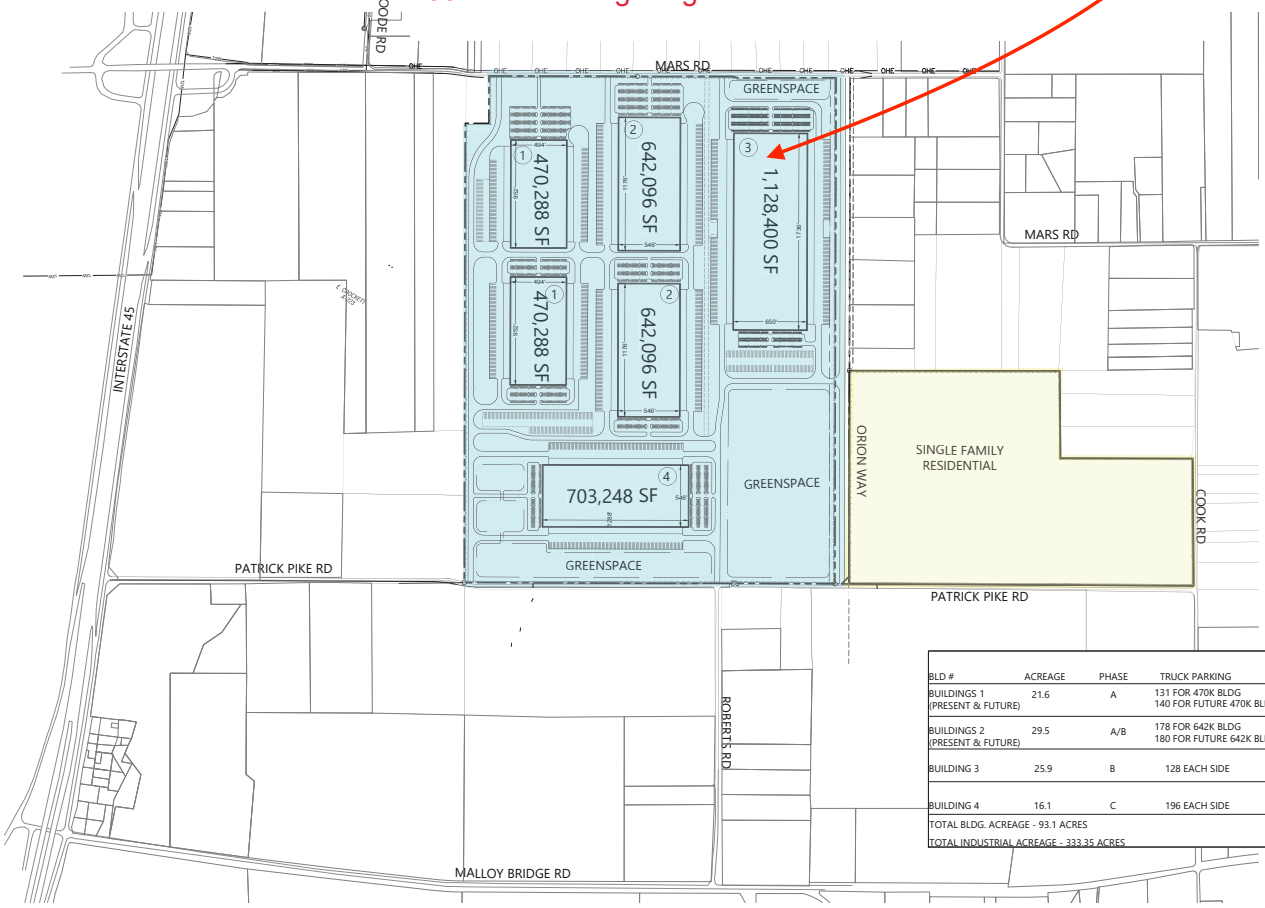
Ideal Location for 1 Million+ Sqft building
Land $3.97 per sqft

Test Fit Showing 4.1 Million SF Distribution Buildings
PD Zoning Support Data Centers;
Up to 75% Building Coverage Ratio, Data Center
100 Max Building Height



BLD #	ACREAGE	PHASE	TRUCK PARKING	TRUCK COURT DEPTHS	TRAILER STORAGE SPACE
BUILDINGS 1 (PRESENT & FUTURE)	21.6	A	131 FOR 470K BLDG 140 FOR FUTURE 470K BLDG	185 FT 185 FT	128
BUILDINGS 2 (PRESENT & FUTURE)	29.5	A/B	178 FOR 642K BLDG 180 FOR FUTURE 642K BLDG	195 FT 195 FT	0
BUILDING 3	25.9	B	128 EACH SIDE	200 FT	128
BUILDING 4	16.1	C	196 EACH SIDE	195 FT	0
TOTAL BLDG. ACREAGE - 93.1 ACRES					
TOTAL INDUSTRIAL ACREAGE - 333.35 ACRES					

ATWELL
9001 AIRPORT FREEWAY, SUITE 600
NORTH RICHLAND HILLS, TX 76180
972.638.8860

WILMER 450
CONCEPT PLAN13

SCALE: 1"=400
0 400 800
NOVEMBER 202