



15555 WRIGHT BROS.

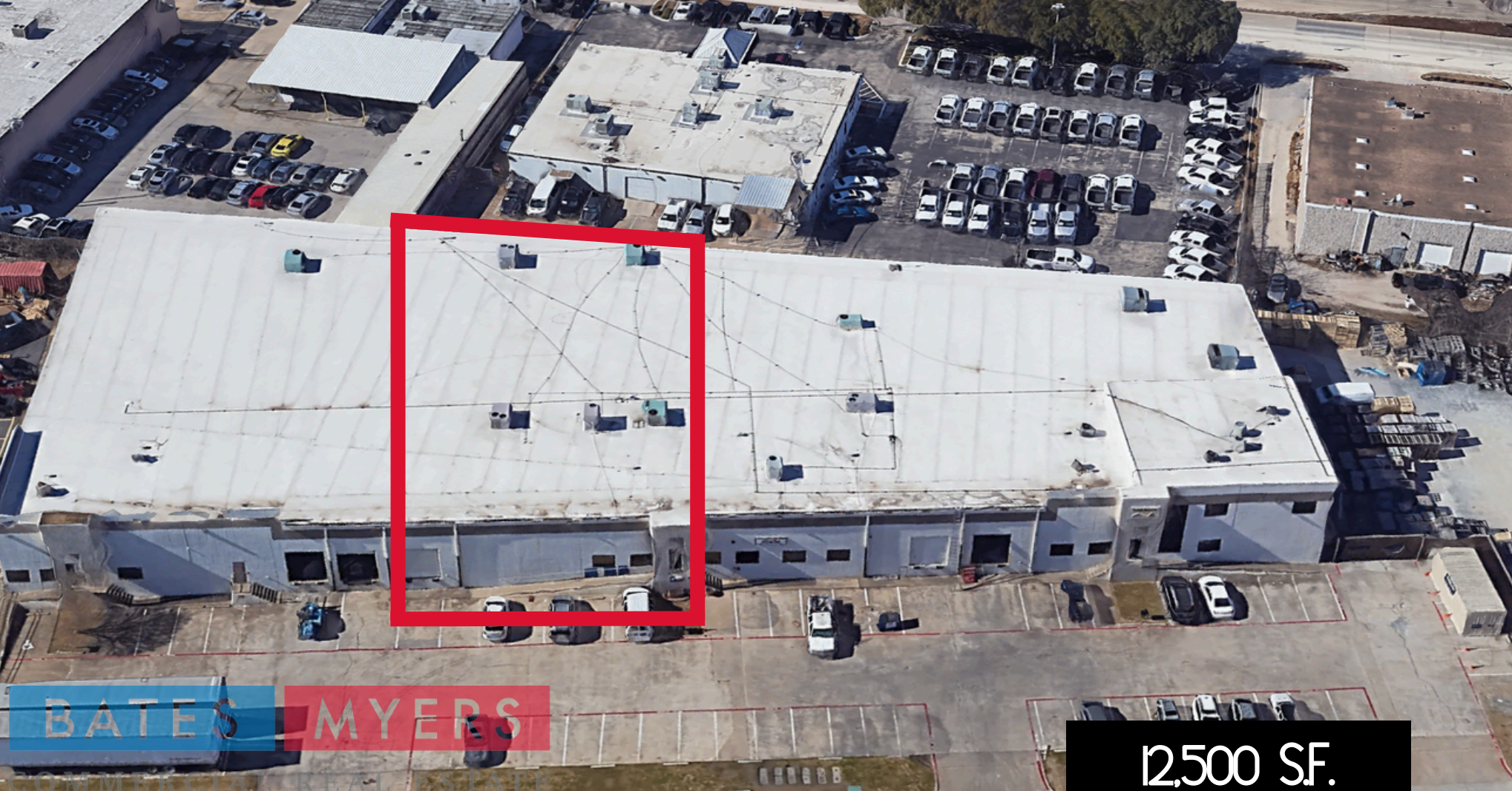
ADDISON, TX | FOR LEASE



FLOYD BATES
Broker
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✉️ fbates@batesandmyers.com

RICHARD MYERS
Broker
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BATES MYERS

12,500 SF.

PROPERTY HIGHLIGHTS

- Adjacent to Addison Airport
- All Air-Conditioned
- 3,500 S. F. Office
- One (1) Dock High Door
- Clear Height: 16'
- Convenient Location
- Very Clean



LOCATION

PROPERTY LOCATION

BATES & MYERS COMPANY



INTERIOR PHOTOS

WRIGHT DESIGN

Wright Brothers Dr. ADDISON, TEXAS

PROJECT SUMMARY:

PROJECT NAME: WRIGHT DESIGN
 OWNER: BATES & MYERS
 CONTACT: NAME: BATES & MYERS
 PROJECT LOCATION: Wright Brothers Dr. ADDISON, TEXAS
 ADDRESS: TEXAS

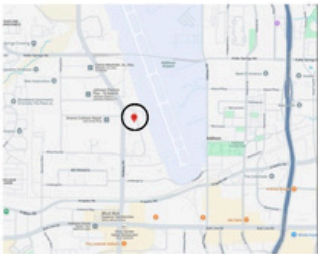
BUILDING NOTES:

BUILDING 1: 5,900 SF
 BUILDING 2: 5,900 SF
 MATERIAL: STONE
 BUILDING USE: C & R

DRAWING INDEX:

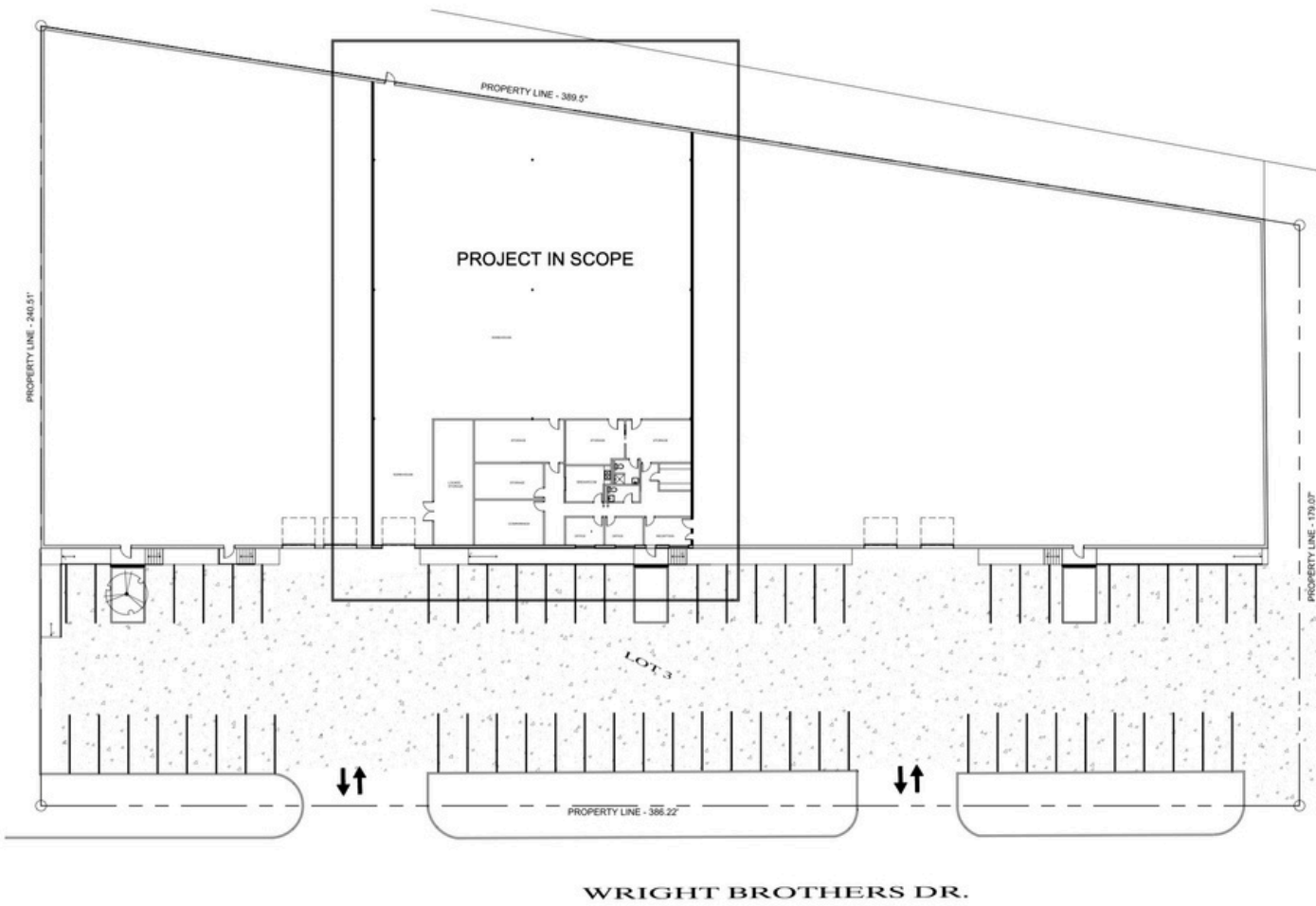
A0 SITE PLAN
 A1 FLOOR PLAN

SITE MAP:



PARKING:

- PARKING:**
1. REGULAR STALL: 9'x18'; REGULAR STALL: 9'x18'
 2. COMPACT STALL: 2.25'x5'; COMPACT STALL: 2.25'x5'
 3. COMPACT STALL: 2.25'x5'; COMPACT STALL: 2.25'x5'
 4. ALL ACCESSIBLE HANDICAP STALLS 11' WIDE WITH ACCESSIBLE ROUTE TO SIDEWALK PER 2012 IAS 502.2
 5. ALL STANDARDS REFER TO CITY OF DALLAS MUNICIPAL ALL STANDARDS ADHERE TO CITY OF DALLAS MUNICIPAL CODE
 6. HANDICAP SPACES TO COMPLY WITH CARBOANSI A-117.1 890-4.6.2
 7. EVERY ACCESSIBLE PARKING SPACE MUST INCLUDE THE EVERY ACCESSIBLE PARKING SPACE MUST INCLUDE THE INTERNATIONAL SYMBOL OF ACCESSIBILITY AND IT MUST BE IDENTIFIED LOCATED AND LANTANAGE, CHANGING AND PAVEMENT ON SUCH SIGN MUST BE LOCATED 10' MINIMUM ABOVE THE GROUND SO THAT THEY CAN NOT BE OCCUPIED BY A VEHICLE PARKING IN THE SPACE
 8. EACH COMPACT PARKING SPACE MUST BE IDENTIFIED BY SUCH COMPACT PARKING SPACE MUST BE IDENTIFIED BY A SIGN MARKED "SMALL CARS ONLY"
 9. PROVIDED 3 SPACE PER 25 TOTAL SPACES REQUIRED; 3 SPACE PER 25 TOTAL SPACES
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SITE PLAN
 SCALE: 1/8" = 1'-0"



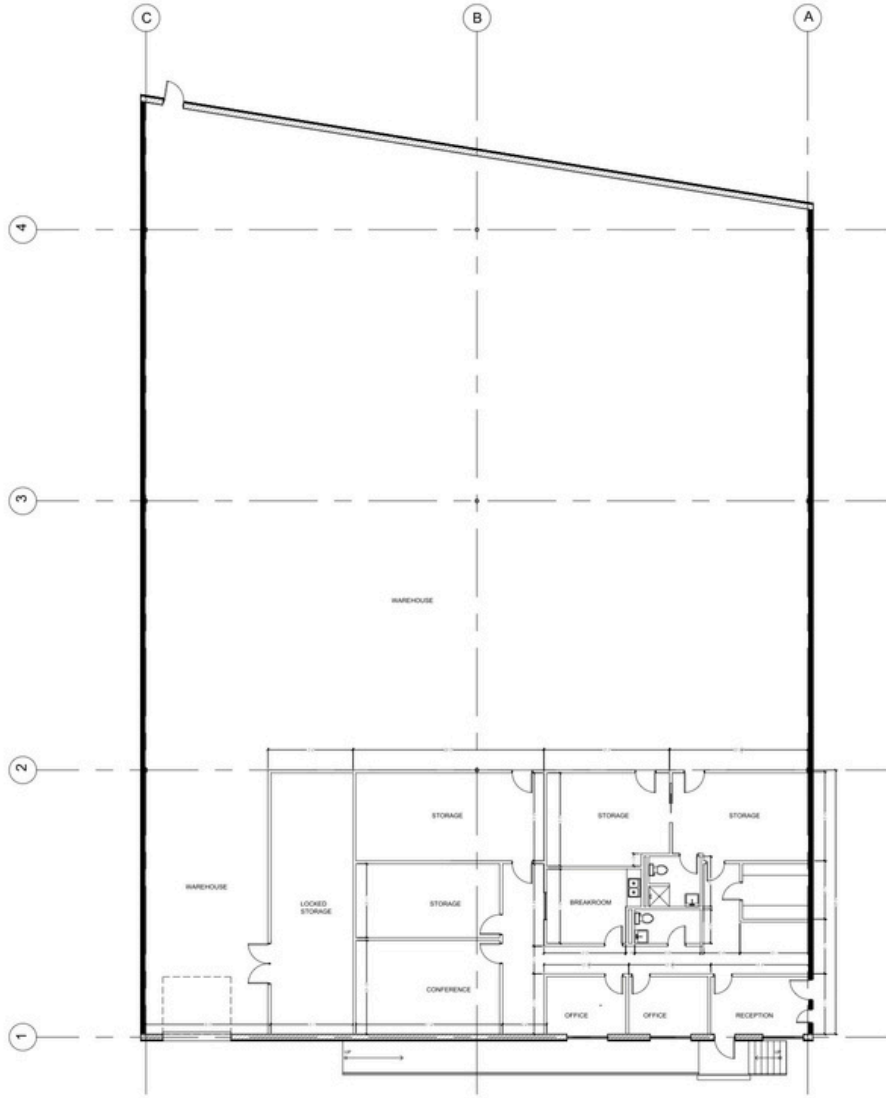
O&Co.
 OUELLETTE & COMPANY

WRIGHT DESIGN
 15555 Wright Brothers Dr
 ADDISON TEXAS

JOB NAME:	WD
SCALE:	3/16" = 1'-0"
DRAWN BY:	HO
CHECKED BY:	HO
DATE:	08.30.24
REVISED:	

SHEET NUMBER
A1

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FLOOR PLAN
SCALE: 0'-1/8" = 1'-0"



O&Co.
OUELLETTE & COMPANY



WRIGHT DESIGN
15555 Wright Brothers Dr
ADDISON TEXAS

JOB NAME:	WD
SCALE:	3/16" = 1'-0"
CHECKED BY:	HO
ISSUE DATE:	10.22.24
REVISED:	

SHEET NUMBER
A2

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Information About Brokerage Services

Texas law requires all real estate licensees to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - any coincidental information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

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Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Floyd E. Bates	337380	fbates@batesandmyers.com	(214)630-7077
Designated Broker of Firm	License No.	Email	Phone
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone
		Buyer/Tenant/Seller/Landlord Initials	Date

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov
IABS 1-0