

COMMERCIAL FLEX SPACE  
FOR SALE

410 E. Church St.

LEWISVILLE, TX



WAYNE MANAGEMENT LLC

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# ≡ INVESTMENT SUMMARY



## Newly designed state-of-the-art commercial flex space warehouse

Lot Size: 0.42 AC

Building Size: 11,125 SF

Parking Spaces: 31

This property boasts the ideal blend of versatility, convenience, and cutting-edge design, making it perfect for businesses in need of modern warehouse or production space with room for office or manufacturing.

Perfectly located in the Old Town Louisville historical district with easy access to major highways and is strategically positioned for high visibility and operational efficiency.





# PROPERTY HIGHLIGHTS



- Manufacturing-Ready Space
- Office & Administration Wing
- Durable Exterior Finishes
- Accessible Loading & Parking
- Utilities & Infrastructure
- Secure, Well-Lit Site





# KEY FEATURES



- Spacious Glass Facade
- Open and Flexible Layout
- Minimalist Design
- Strategic Signage Opportunity
- Convenient Entryway
- Landscaped Exterior
- Enhanced Lighting
- Energy-Efficient Design



# 1ST FLOOR PLAN

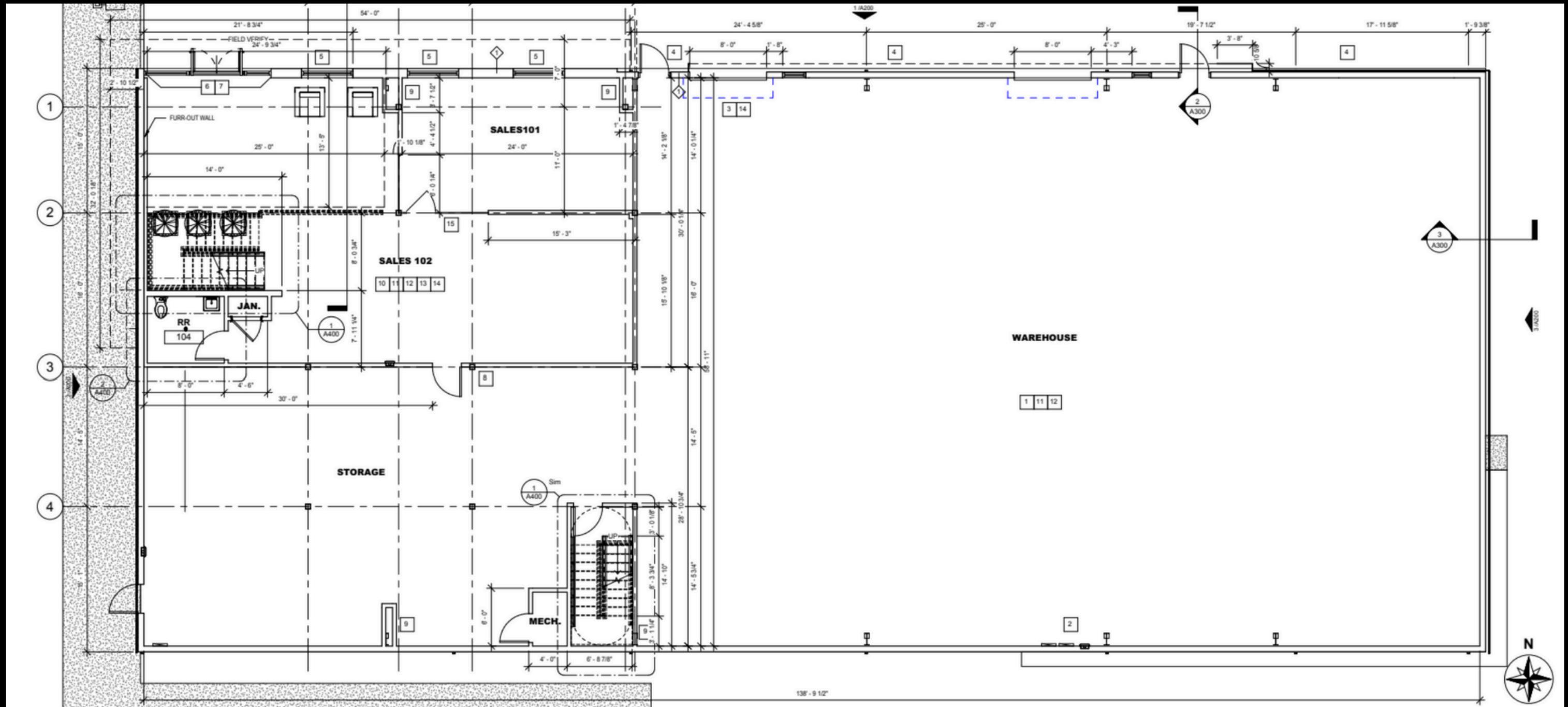


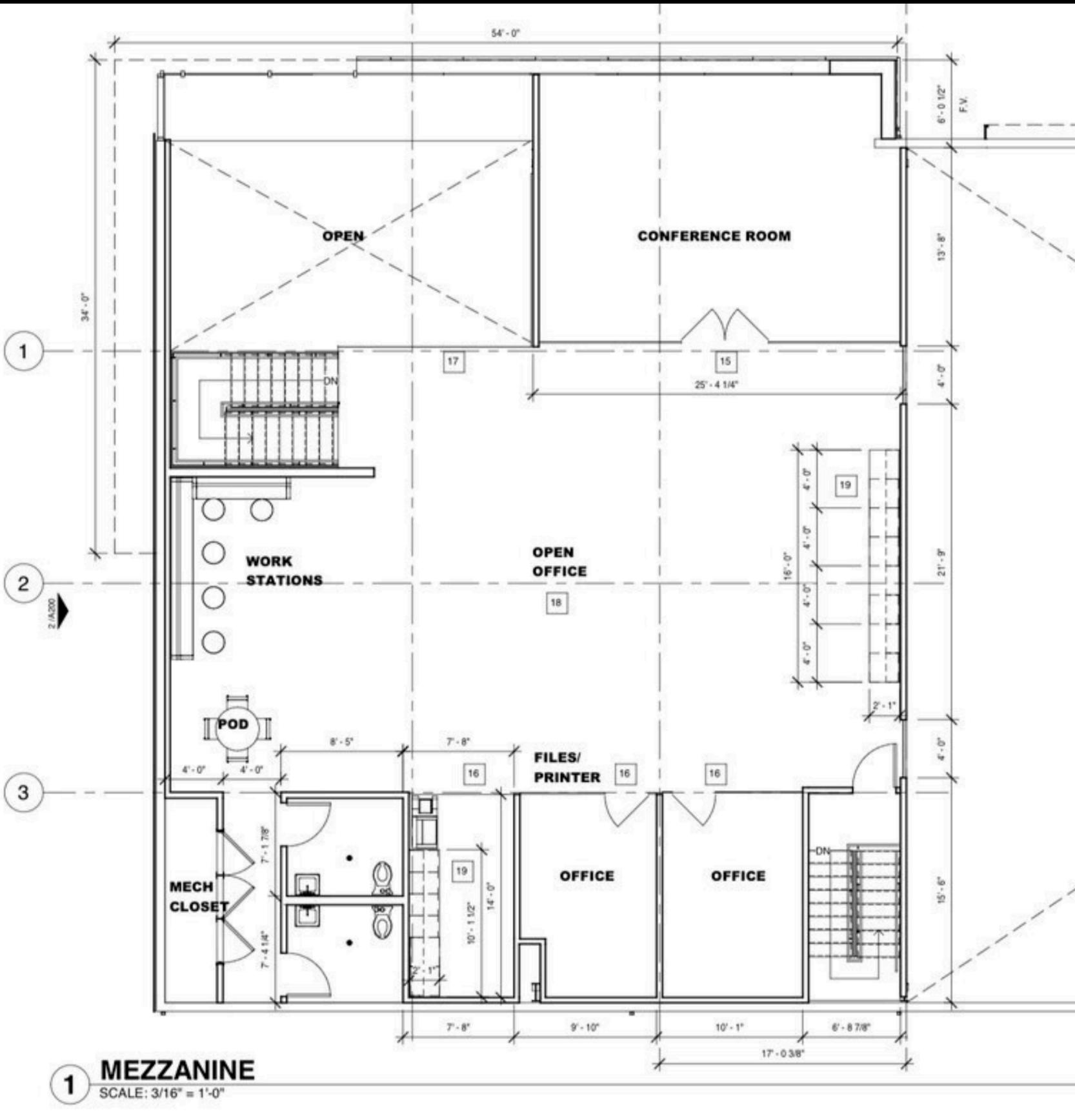
**1560 sqft office**

**1600 sqft warehouse w/ HVAC**

Office space includes:

- Two restrooms, spacious entry, conference room





# 2ND FLOOR PLAN

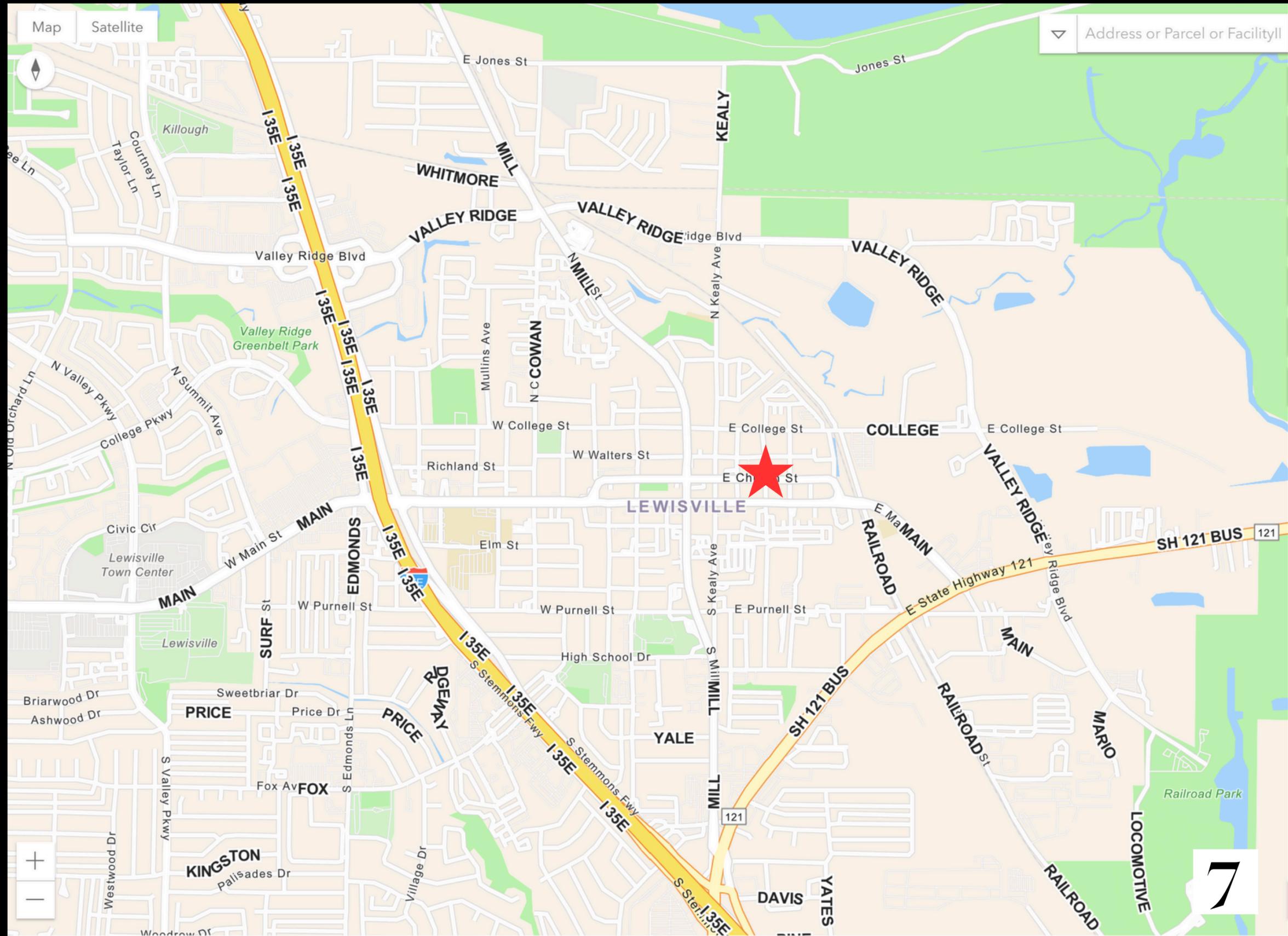
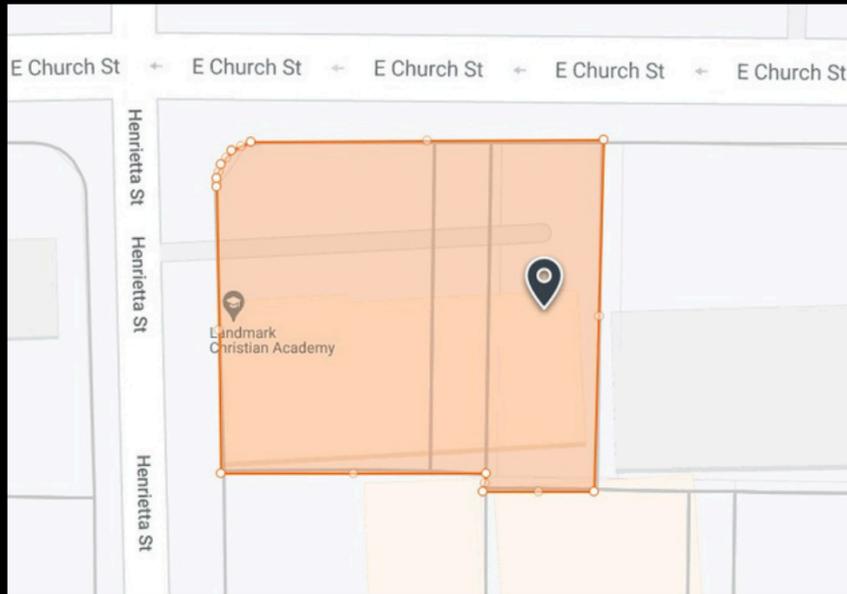
2700 sqft

Build to suite office space

Includes:

- Two restrooms
- Breakroom
- Conference room

# Location



WAYNE MANAGEMENT LLC



# TREVOR HUNT

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*Owner, Designer, &  
Commercial Builder*

*Local business owner and investor.  
Passionate about modern commercial  
construction, design, and investment  
management.*





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