



FOR SALE

MEDICAL OFFICE

2624 Matlock Rd., Arlington, TX 76015

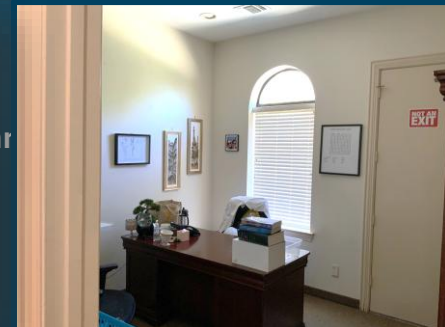
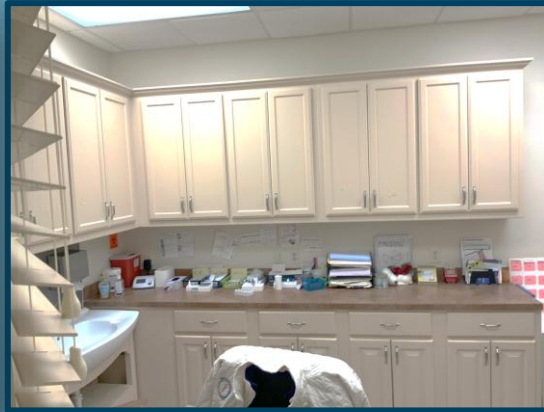
5,997 SF

Steve Shrum

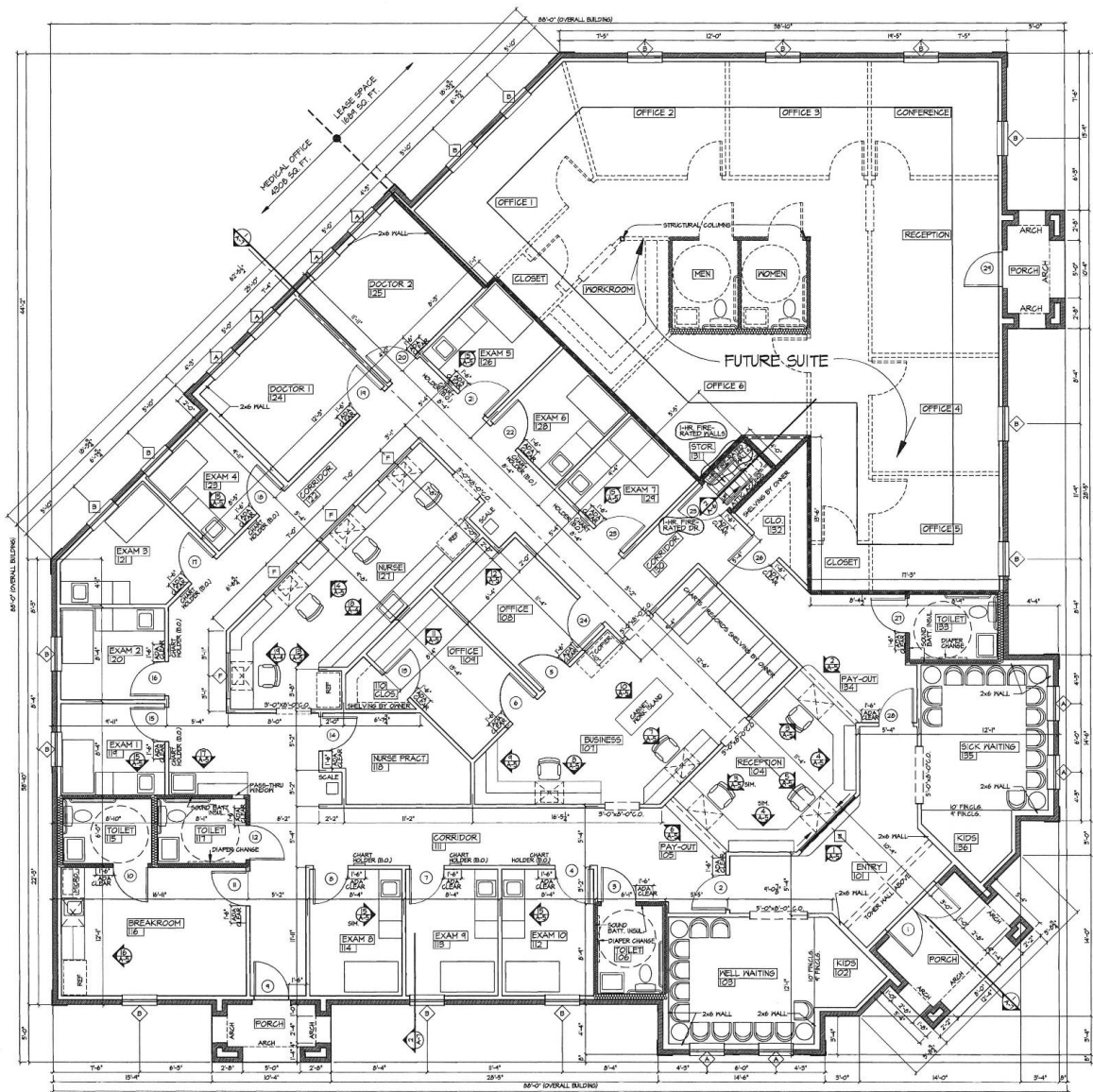
817.881.3837

shrum@glaciercommercial.com





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FLOORPLAN

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5,997 SF

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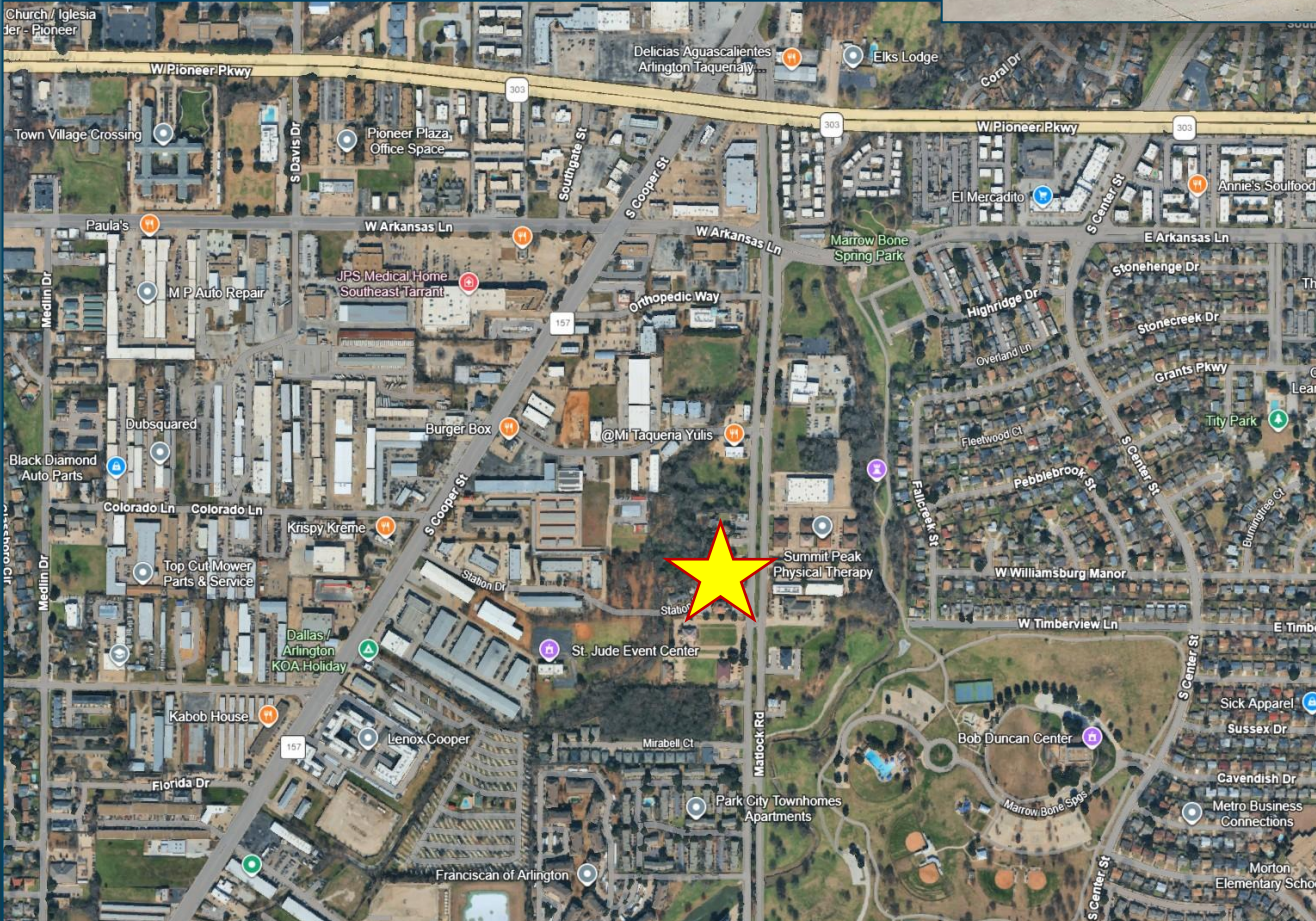
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PROPERTY HIGHLIGHTS

- Class "A" Medical Office Building
- 5,997 Square Feet
- NOI: \$146,926.00 CAP Rate: 6.4%
- Can Be Demised into Two Suites
- Built in 2004
- All Offices are Plumed for Medical
- User/Investment Opportunity
- Located Near Hospitals and Dental District
- Conveniently Located Near Restaurants, Hotels, and Shopping



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