

FOR LEASE

\$30/SF (NNN)



810 LIPSCOMB STREET

BAKER ORTHOTICS & PROSTHETICS | FORT WORTH, TX

810 LIPSCOMB STREET



Rare opportunity to lease medical office space in Fort Worth's established Medical District, surrounded by both large Hospitals and smaller boutique facilities



Unparalleled walkability to dozens of shops and restaurants



Versatile floorplan to accommodate both fabrication and patient visits



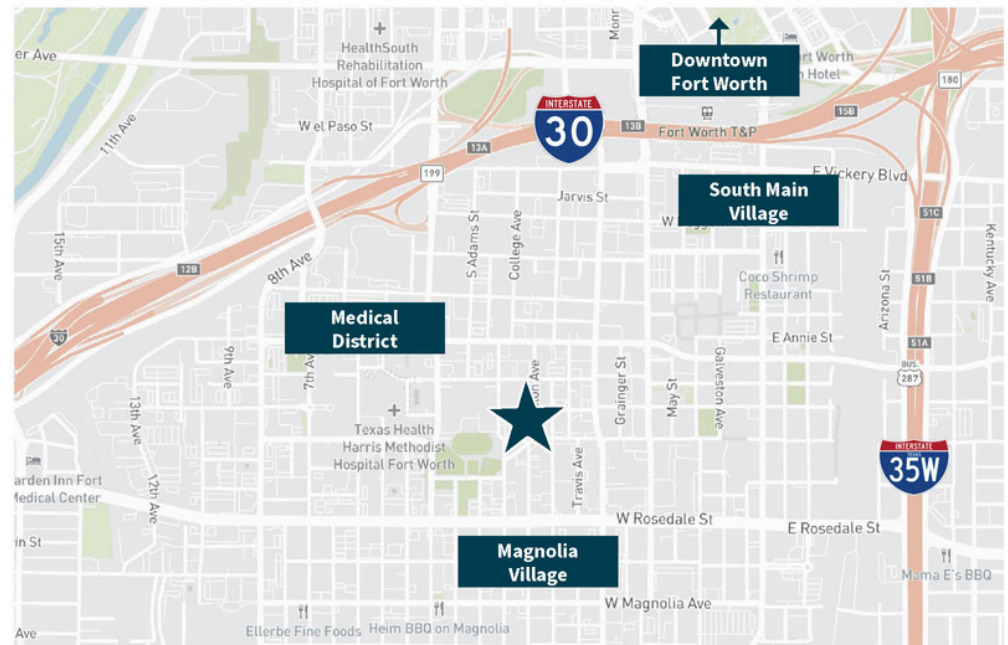
Surface parking with 20 spaces and ADA-Compliant Wheelchair Ramp

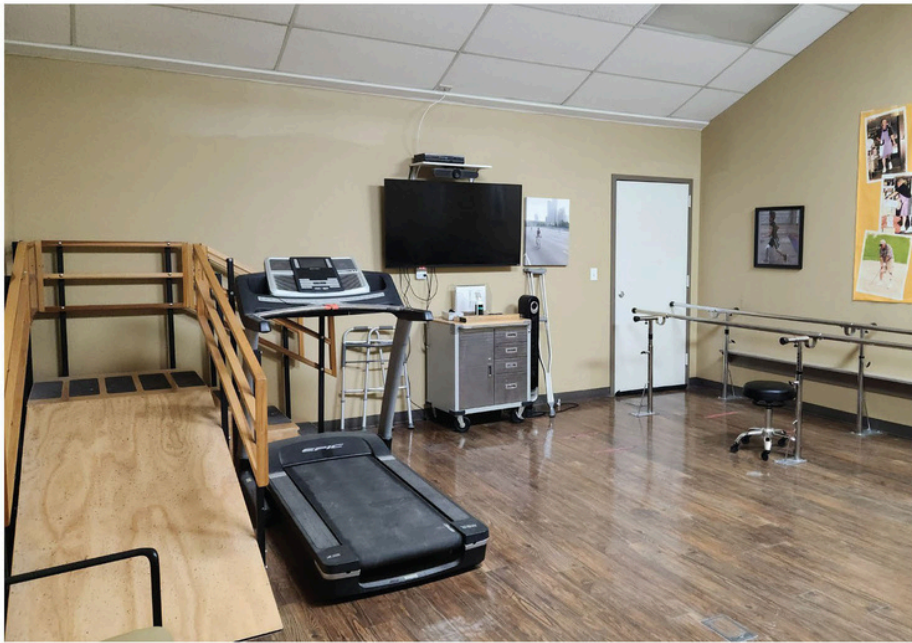


5 minute drive to I-30, I-35W and Chisholm Trail Parkway



810 Lipscomb St | 5,912 SF Medical Office





LOCATION OVERVIEW

1-30, I-35W, CTP | **5 Minutes**

Sundance Square | **7 Minutes**

Museum District | **10 Minutes**

TCU | **10 Minutes**

The Shops at Clearfork | **10 Minutes**

Dickies Arena | **10 Minutes**

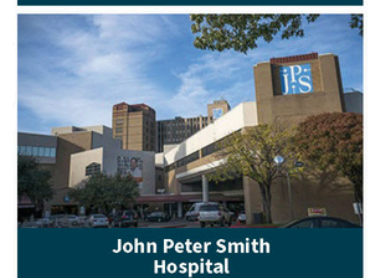
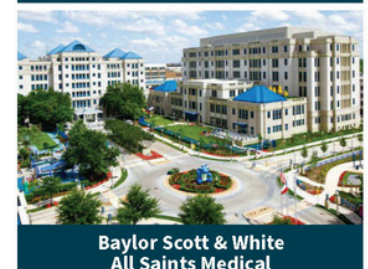
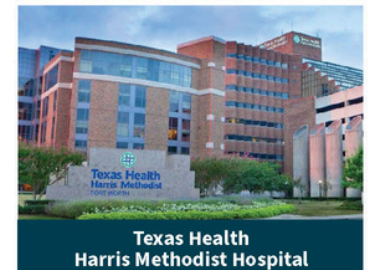
Fort Worth Zoo | **10 Minutes**

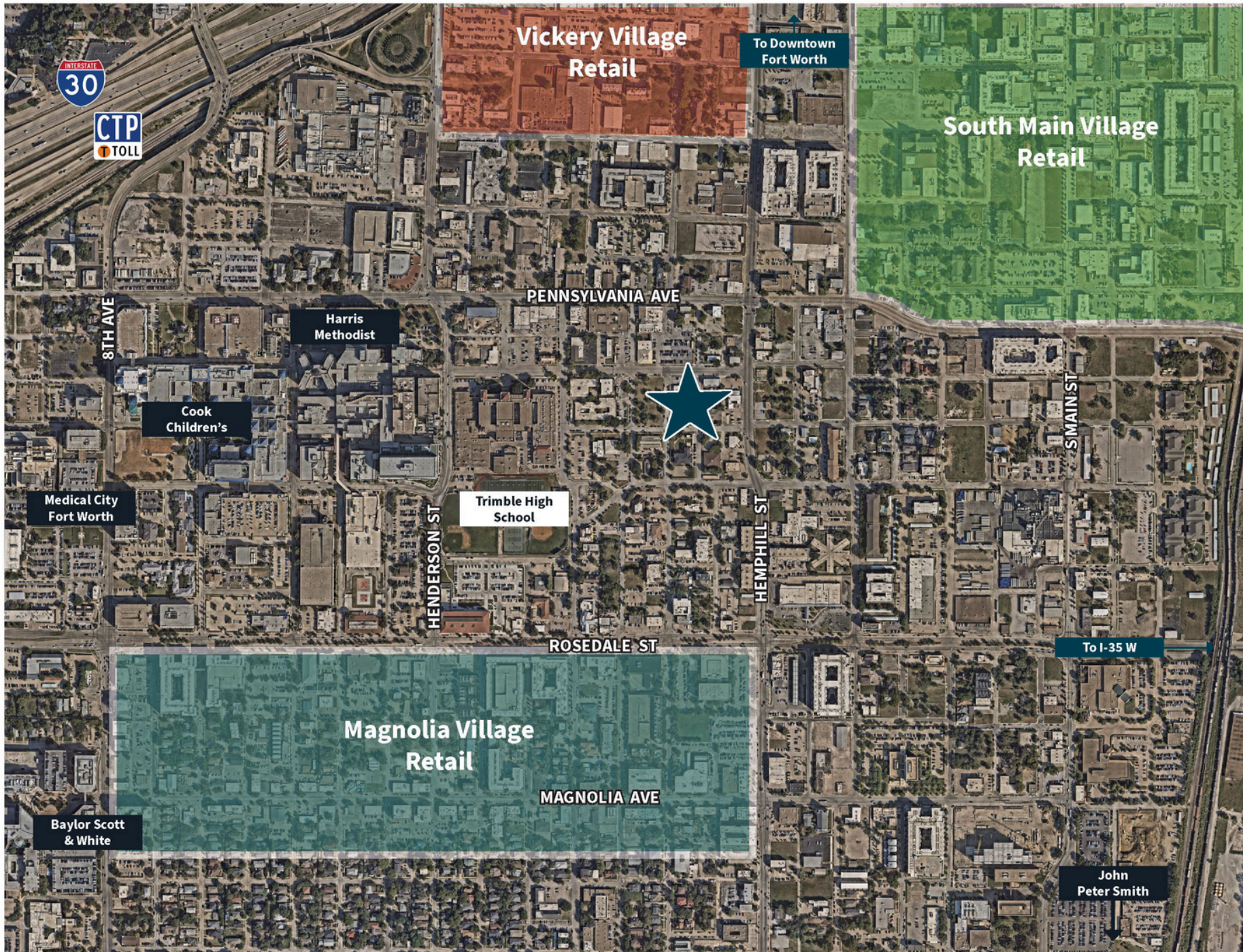
Fort Worth Stockyards | **15 Minutes**

Meacham Field | **20 Minutes**

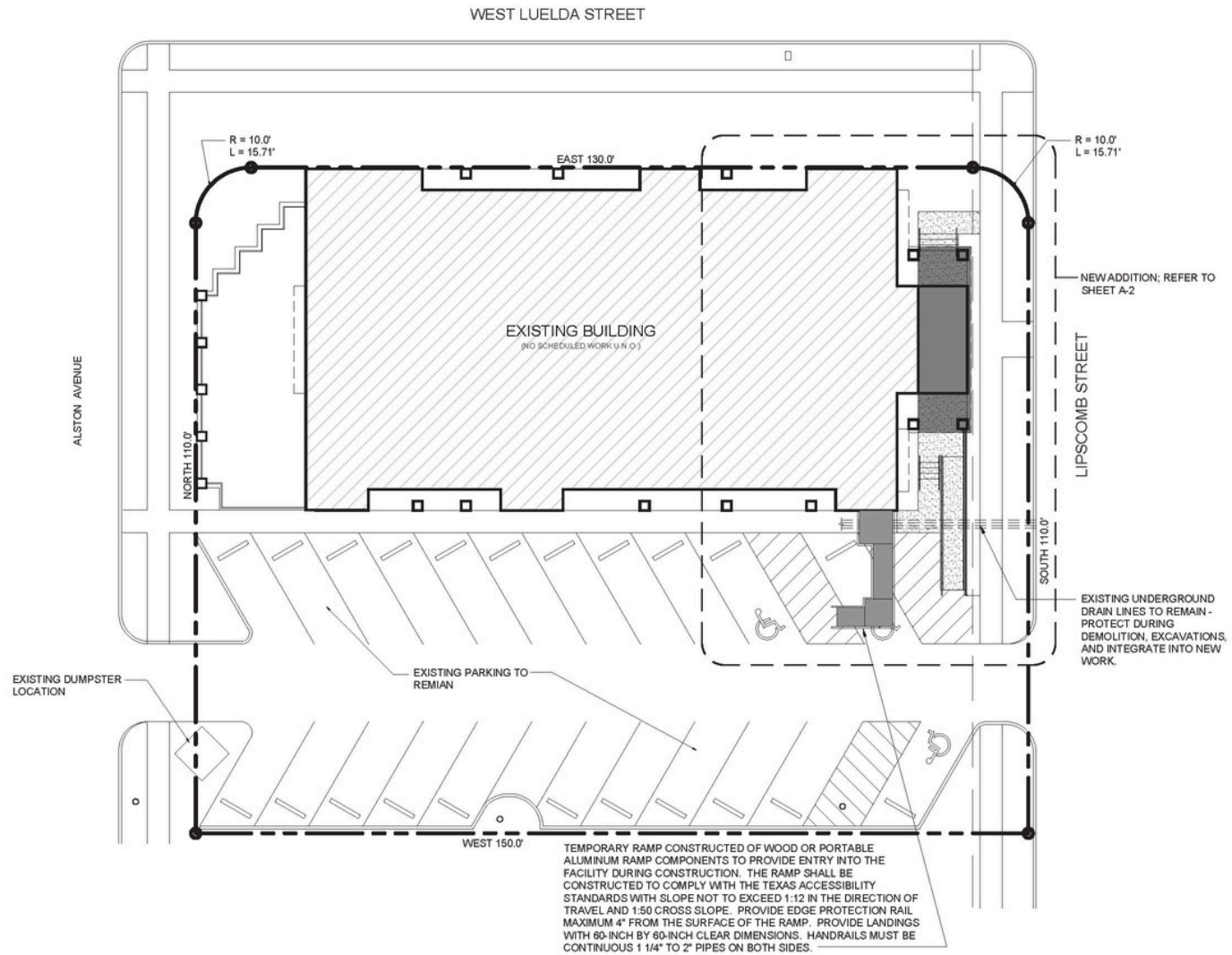
DFW Airport | **30 Minutes**

Downtown Dallas | **35 Minutes**

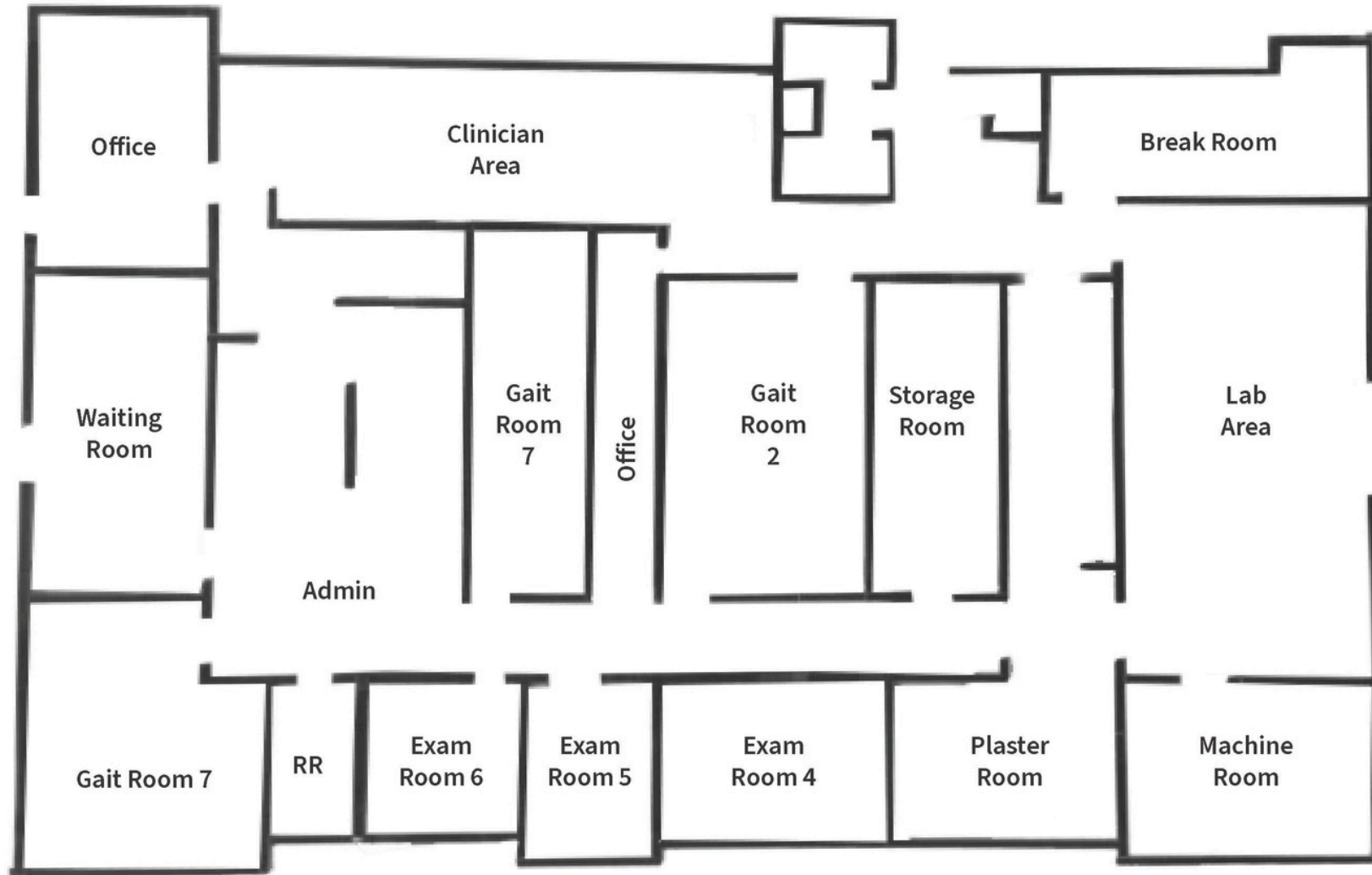


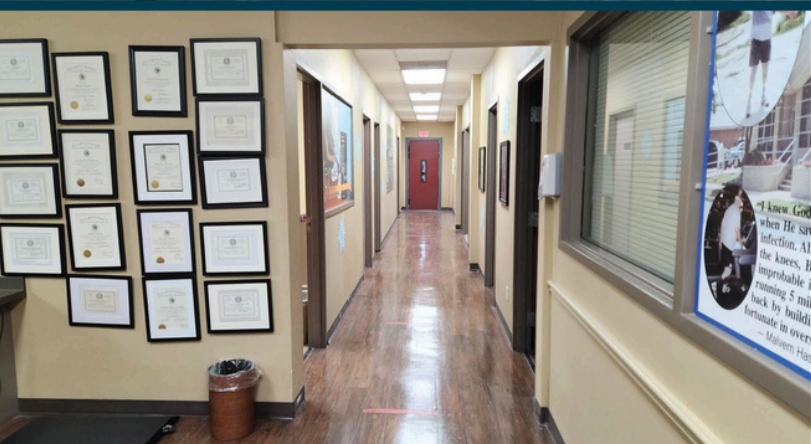


SITE PLAN



FLOORPLAN





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