



CITADEL PARTNERS

Real Estate Advisors

15770 North Dallas Parkway, Suite 800
Dallas, Texas 75248
(972) 980-2800

1300 Summit Avenue, Suite 428
Fort Worth, Texas 76102
(817) 840-7200

CitadelPartnersUS.com



9040 Falcon View Drive

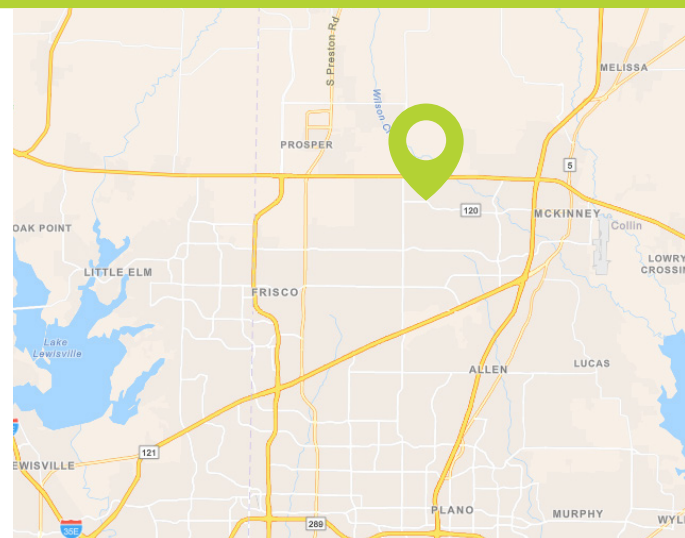
McKinney, TX 75072

MCKINNEY SUBMARKET

For Sale

PROPERTY HIGHLIGHTS

- 11,109 RSF Building Size
- 1.16 Acres
- 3.0/1,000 Parking Ratio
- 2,977 RSF – 11,109 RSF Avail.
- Year Built: 2017



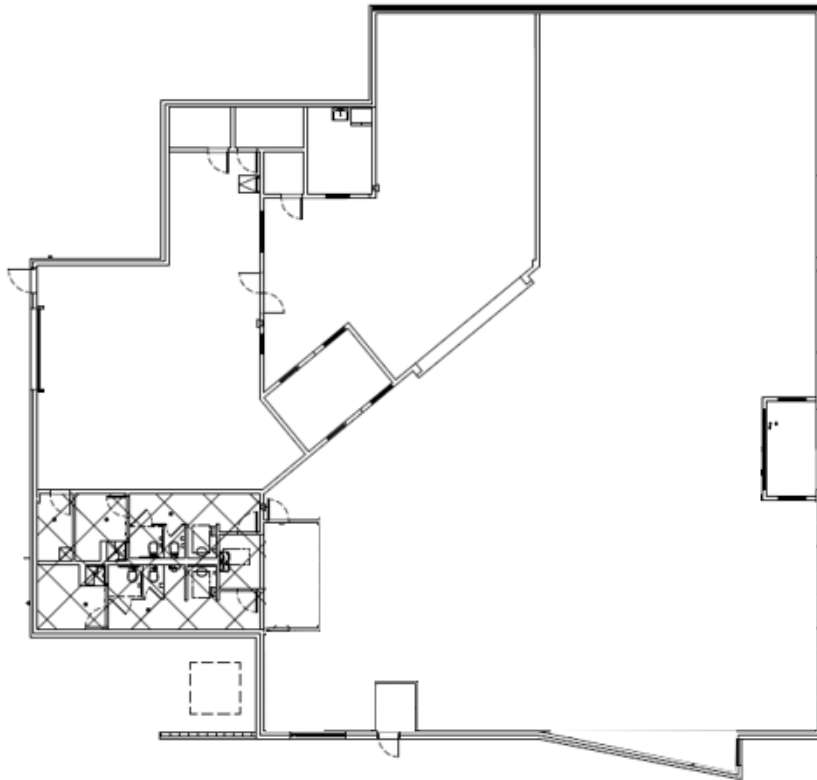
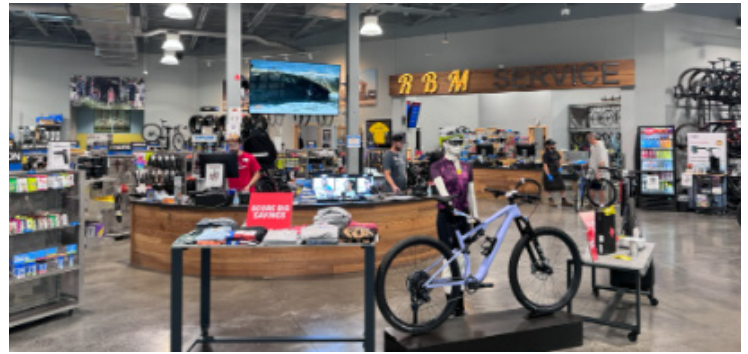
9040 Falcon View Drive

McKinney, TX 75072

MCKINNEY SUBMARKET

Property Features

- Owner User or Sale Lease Back Opportunity
- Building Fronts Custer Rd.
- Open Floorplan
- End Cap Suite
- Sealed and Polished Concrete Floors
- 100% HVAC and 18' Clear Height
- Building sits on 1.16 Acres



**CITADEL
PARTNERS**

Real Estate Advisors

Mac Morse

Partner

(972) 980-2917 o

(469) 556-1981 c

MMorse@CitadelPartnersUS.com

Copyright ©2024 Citadel Partners, LLC. The information contained herein was obtained from sources deemed reliable and is believed to be true; it has not been verified and as such, cannot be warranted nor form any part of any future contract.