

1140 - 1144
W MAIN STREET,
Arlington, TX 76013

7,792 SF
Flex/Tech/Warehouse
FOR SALE



ALEX BRYAN
RICH YOUNG, JR. | SIOR
972-236-7645
ABRYAN@RICHYOUNGCOMPANY.COM
RICHJr@RICHYOUNGCOMPANY.COM



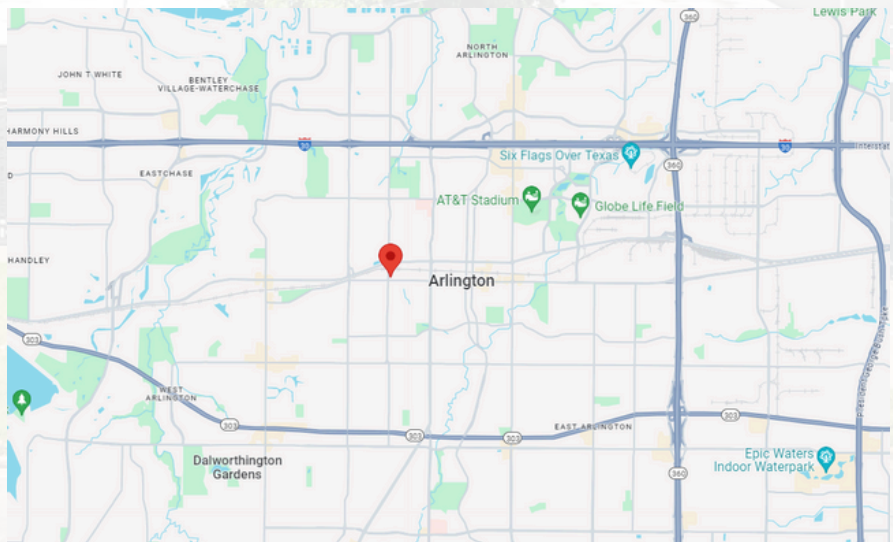
5710 LBJ FREEWAY | SUITE 150
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PROPERTY HIGHLIGHTS

- 7,792 sf
- +/- 31,050 sf of land | +/- .71 acres
- +/- 45 parking spaces
- Newly remodeled in 2023
- 100% HVAC
- Grade level loading
- Owner user space with lease upside; duplex
- Centrally located in the metroplex:
 - 30 minutes to downtown Dallas
 - 24 minutes to downtown Fort Worth



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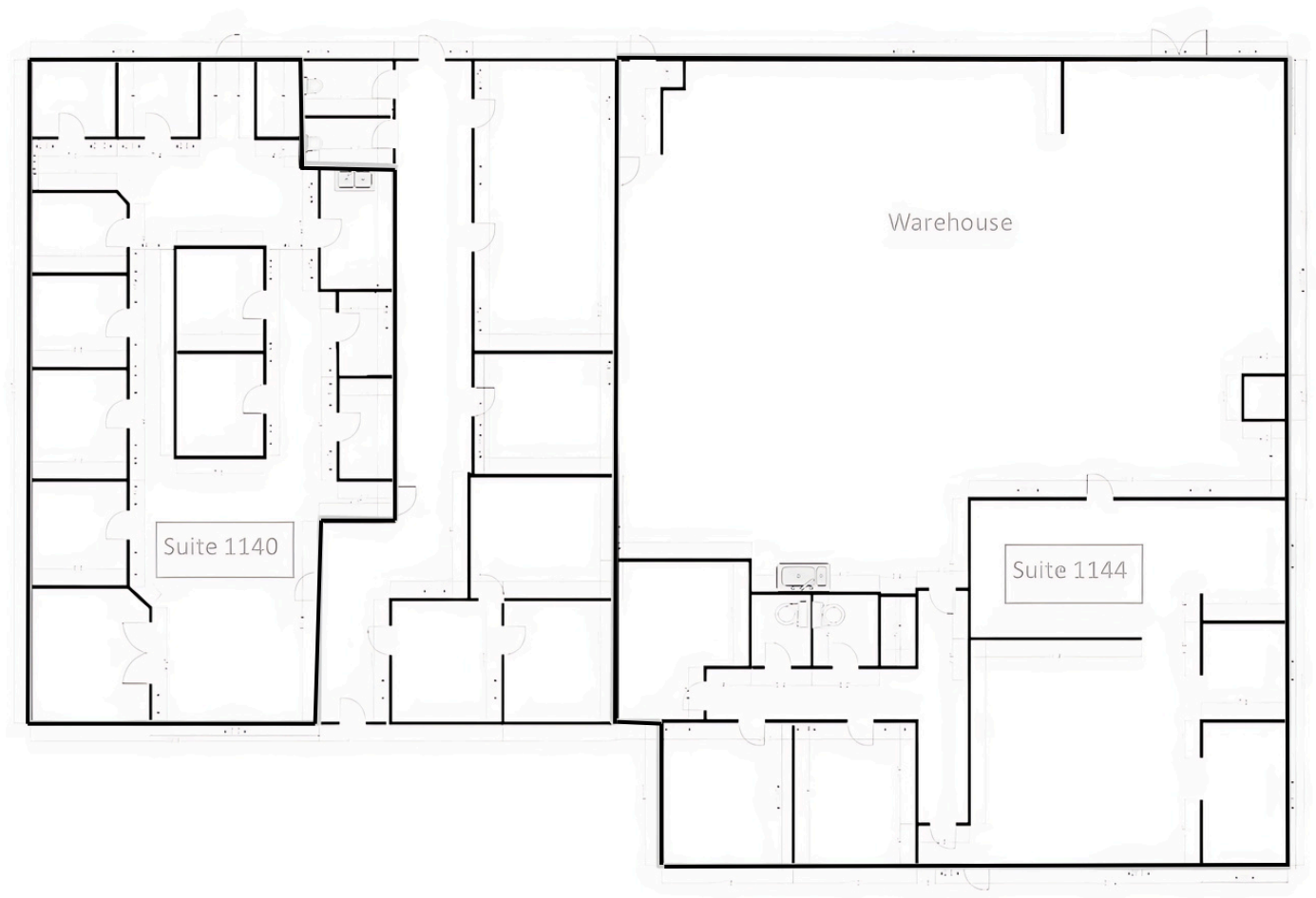
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