

COPPELL BUSINESS CENTER II

1421 S. Belt Line Rd
Coppell, TX 75019

Office/Flex/Warehouse For Lease

16,800 & 33,030 SF



Leasing Information:
214.740.3300

Michael Peinado
214.354.1668
mpeinado@lpc.com

Gil Stroube
214.632.7430
gstroube@lpc.com

Tom Kuhlmann
214.502.4985
tkuhlmann@lpc.com

Lincoln

Lincoln Property Company
8111 Douglas Avenue Suite 600
Dallas, TX 75225

www.lpc.com

COPPELL BUSINESS CENTER II

1421 S. Belt Line Rd | Coppell, TX 75019

Office/Flex/Warehouse For Lease

16,800 & 33,030 SF



Property Highlights

- Dock high loading
- Beltline Frontage
- Tenant maintains 24 hour control of premises
- Quality restaurants nearby
- Heavily landscaped
- Excellent corporate identity within a park-like environmental
- Immediate access to quality housing and retail

Availabilities

| | |
|----------|-----------|
| 1421-100 | 16,800 SF |
| 1421-400 | 33,030 SF |

Lease Rate

Negotiable
Negotiable

Date Available

Immediately
July 2026

Michael Peinado

214.354.1668
mpeinado@lpc.com

Gil Stroube

214.632.7430
gstroube@lpc.com

Tom Kuhlmann

214.502.4985
tkuhlmann@lpc.com

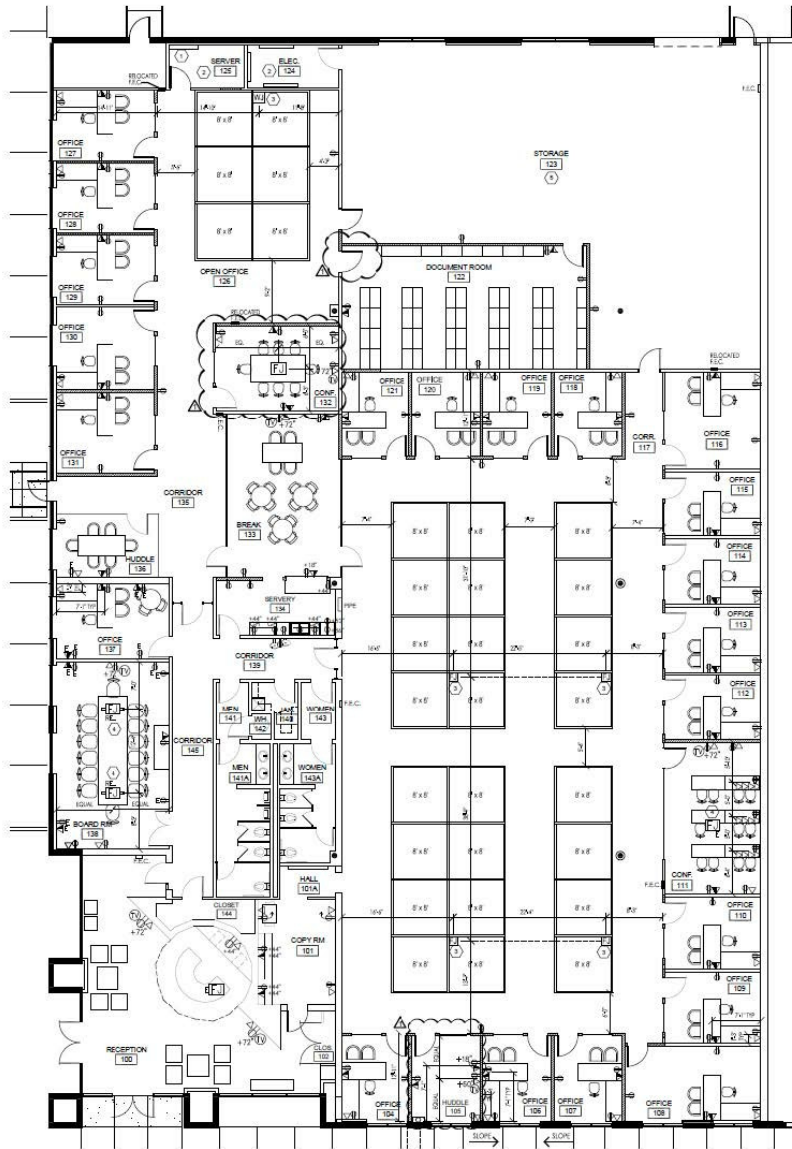
Lincoln

COPPELL BUSINESS CENTER II

1421 S. Belt Line Rd | Coppell, TX 75019

1421 S. Beltline | Suite 100

16,800 SF



| Suite | Size | Lease Rate | Description |
|----------|-----------|------------|--|
| 1421-100 | 16,800 SF | Negotiable | 20' Clear Height in warehouse Warehouse expandable Three (3) dock high doors Class IV Sprinkler Rear Load Dock high loading |

Michael Peinado

214.354.1668
mpeinado@lpc.com

Gil Stroube

214.632.7430
gstroube@lpc.com

Tom Kuhlmann

214.502.4985
tkuhlmann@lpc.com

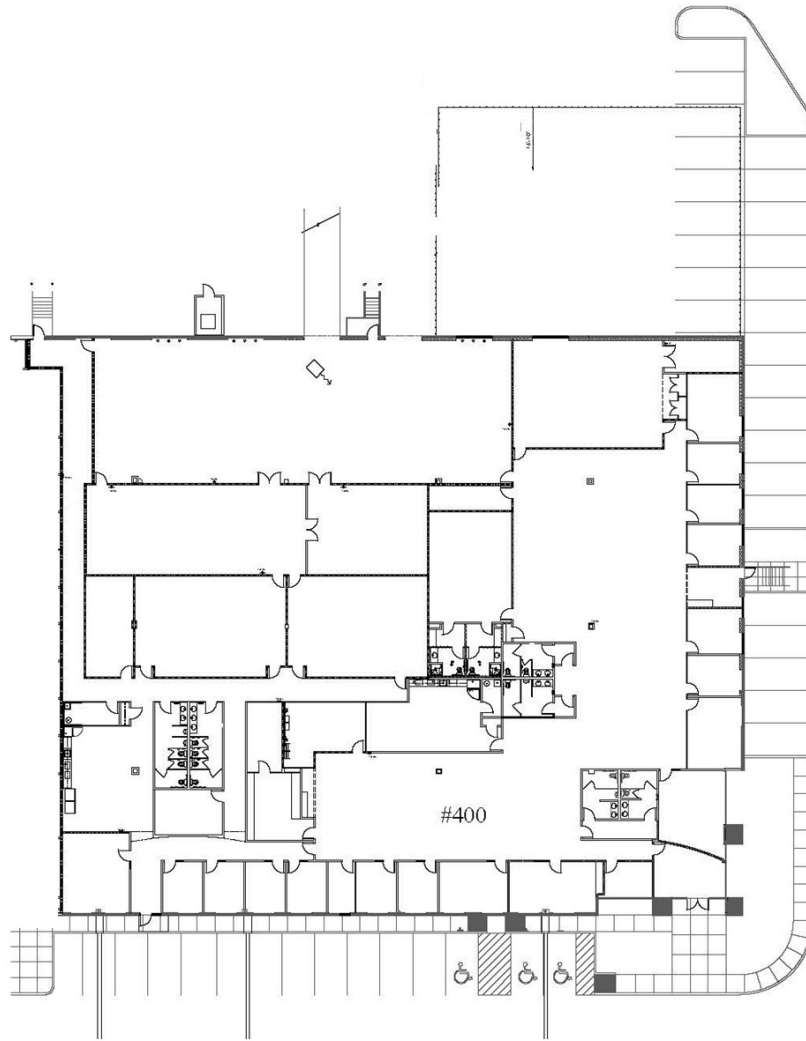
Lincoln

COPPELL BUSINESS CENTER II

1421 S. Belt Line Rd | Coppell, TX 75019

Suite 400

33,030 SF



| Suite | Size | Lease Rate | Description |
|----------|-----------|------------|--|
| 1421-400 | 33,030 SF | Negotiable | Available July 2026 Two (2) dock high doors One (1) ramp |

Michael Peinado

214.354.1668
mpeinado@lpc.com

Gil Stroube

214.632.7430
gstroube@lpc.com

Tom Kuhlmann

214.502.4985
tkuhlmann@lpc.com

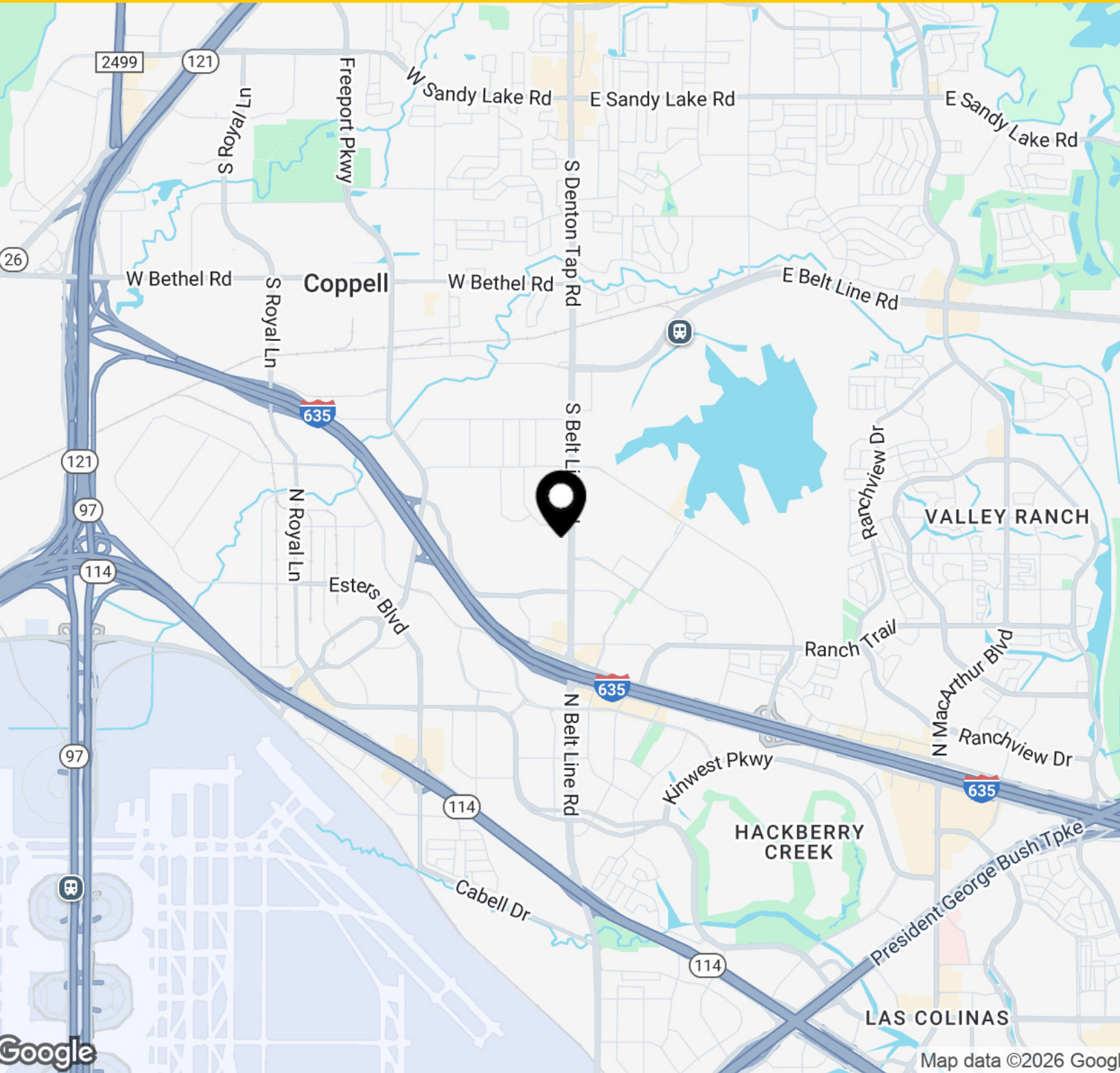
Lincoln

COPPELL BUSINESS CENTER II

1421 S. Belt Line Rd | Coppell, TX 75019

Nearby Amenities

16,800 - 33,030 SF



Michael Peinado

214.354.1668
mpeinado@lpc.com

Gil Stroube

214.632.7430
gstroube@lpc.com

Tom Kuhlmann

214.502.4985
tkuhlmann@lpc.com

Lincoln



COPPELL BUSINESS CENTER II

1421 S. Belt Line Rd
Coppell, TX 75019

Leasing Information:
214.740.3300

Michael Peinado
214.354.1668
mpeinado@lpc.com

Gil Stroube
214.632.7430
gstroube@lpc.com

Tom Kuhlmann
214.502.4985
tkuhlmann@lpc.com

Lincoln

Lincoln Property Company
8111 Douglas Avenue Suite 600
Dallas, TX 75225

www.lpc.com