

Price Improvement!



For Lease or Sale

15,456 SF on .98 Acres | Fully HVAC

3605 Kim Drive | Irving, TX 75061

Available Immediately

JLL Contacts

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Owned by:



Shoal Creek Capital



Property Specifications

- 15,456 SF on .98 Acres Available
 - ±3,993 SF First Floor Office
 - Open Entryway
 - Open Bullpen with Breakroom
 - 2 Private Offices | IT Closet
 - Unisex Single RR | 2 Women’s RR
 - ±2,738 SF Mezzanine Office
 - Bullpen Office
 - Large Conference | Training Room
 - Breakroom | IT Closet
 - 1 Men’s RR | 2 Women’s RR
 - ±991 SF Storage Building
- 100% HVAC
- 20' clear height
- 2 Grade Level Doors
- 1 Dock High Door
- Fully Sprinklered (Class III)
- ML-20a Light Industrial Zoning
- 15 Striped Parking Spaces
- Heavy Power (Estimated 1200 Amps)
- Tilt Wall
- Clear Span
- Racking available if needed
- YOC: 1985

Site Plan

