

FOR LEASE

IMMEDIATE AVAILABILITY

60,000 SF AVAILABLE
3703 Avenue E Arlington, TX
Lower GSW Submarket

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

360
TEXAS

INTERSTATE
30

N Great SW Parkway

113th Street

Avenue E



60,000-sf
Available

Stonelake
CAPITAL PARTNERS

FOR LEASE

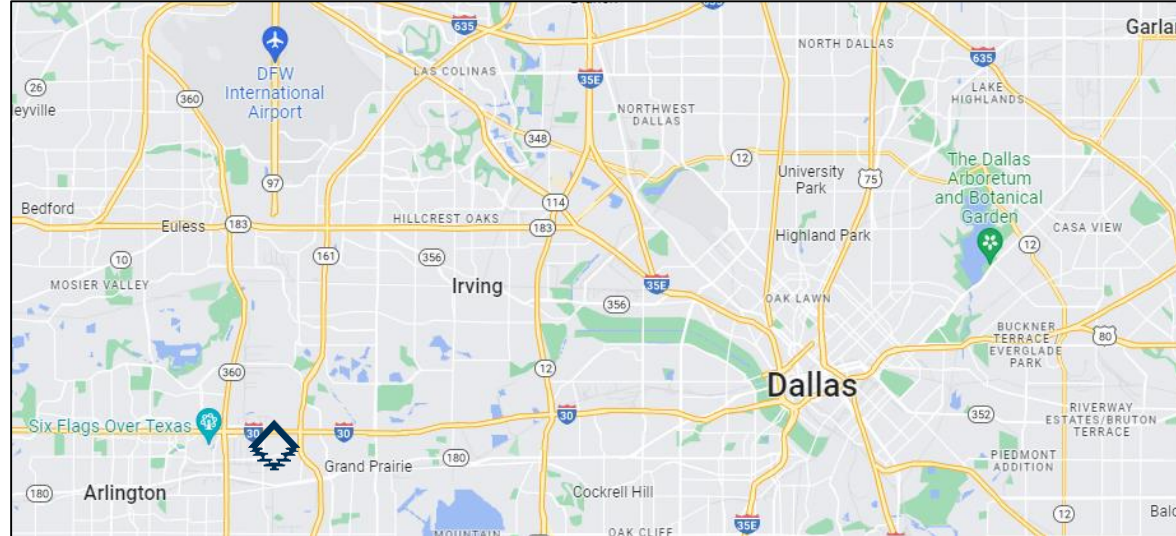
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SPACE FOR LEASE – INFORMATION

- **60,000 SF Total**
 - **2,309-SF Office**
 - **57,691-SF Warehouse**
- **18' Clear Height**
- **2024 Make Ready:**
 - **Warehouse Whitebox**
 - **Warehouse LEDs**
 - **Renovated Office**
- **7 Dock High Doors (1 Oversized)**
- **2 Drive-In Doors (1 Oversized)**
- **Fenced Outdoor Storage Area**
- **Located off I-30 & Hwy 161**
- **Fully Sprinklered**
- **225 amps, 277/480 volt, 3-phase power**
- **Immediate Availability**



MARKETED BY:

REED PARKER

RPARKER@LEE-ASSOCIATES.COM

214-558-5558

MARK GRAYBILL

MGRAYBILL@LEE-ASSOCIATES.COM

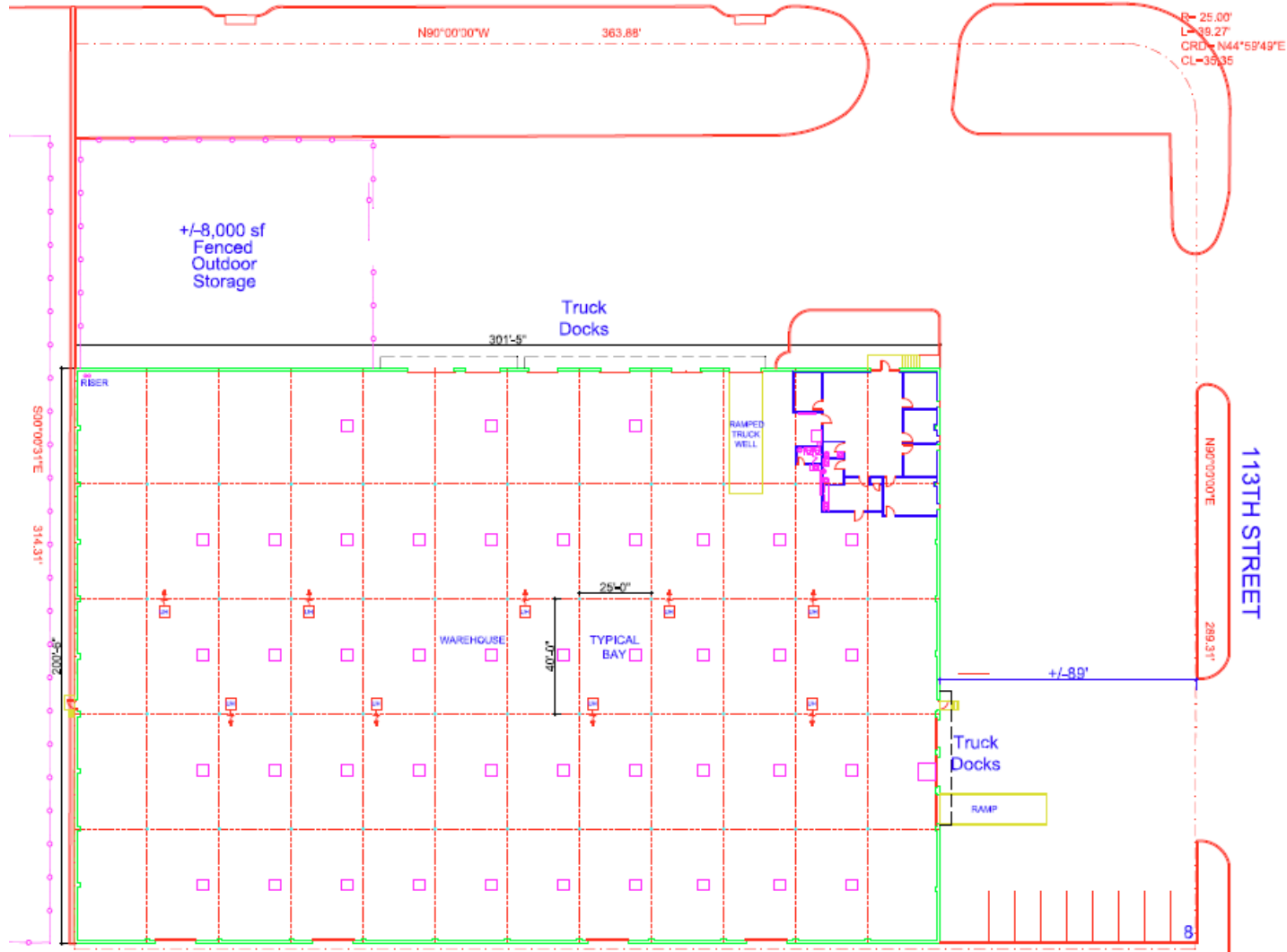
214-914-5537



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SF Breakdown:	
Office:	Approx 2,309 sf
Warehouse:	Approx 57,691 sf
Total:	60,000 sf

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**Fenced & Secured
Outside Storage**

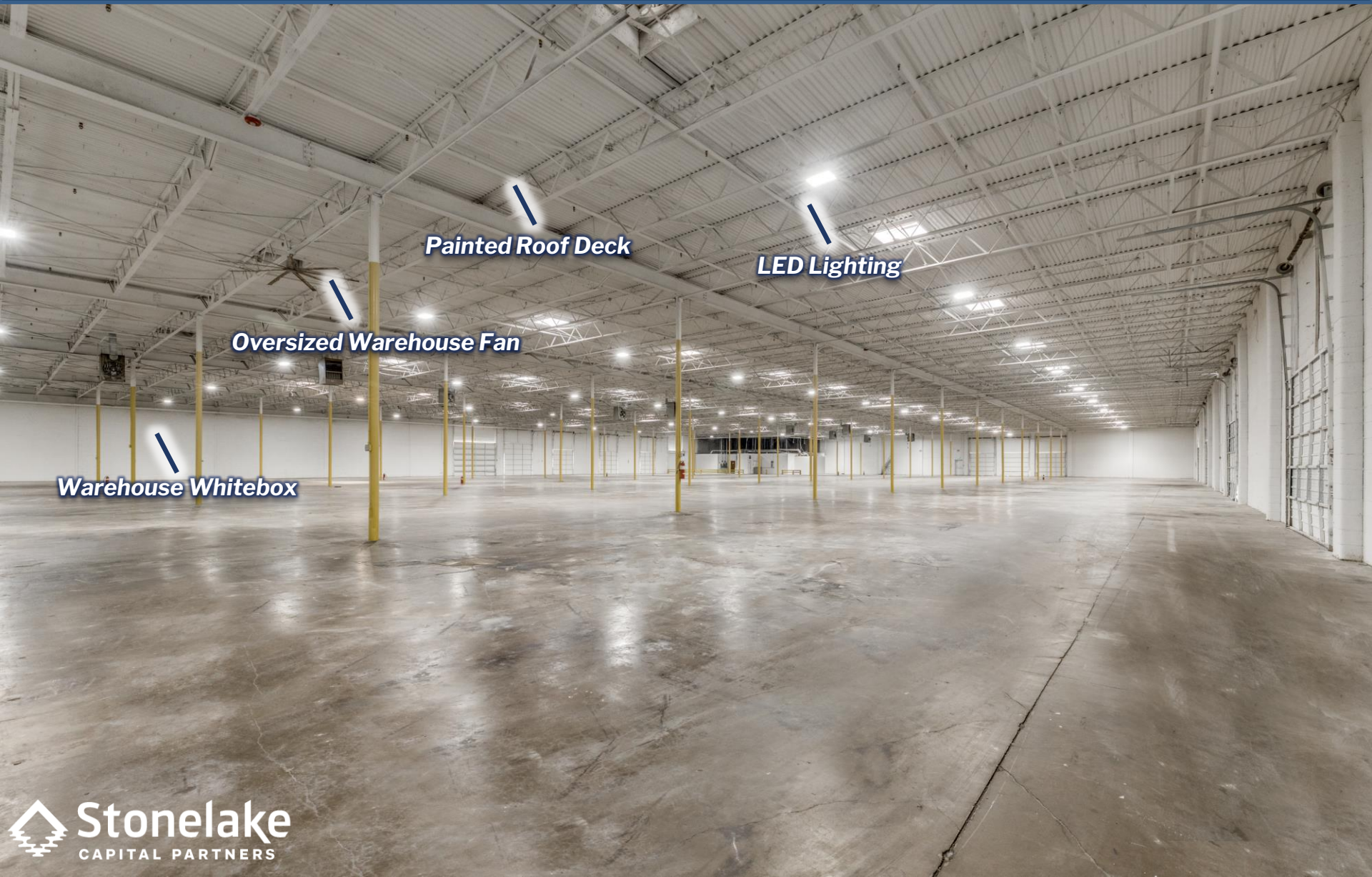
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Painted Roof Deck

LED Lighting

Oversized Warehouse Fan

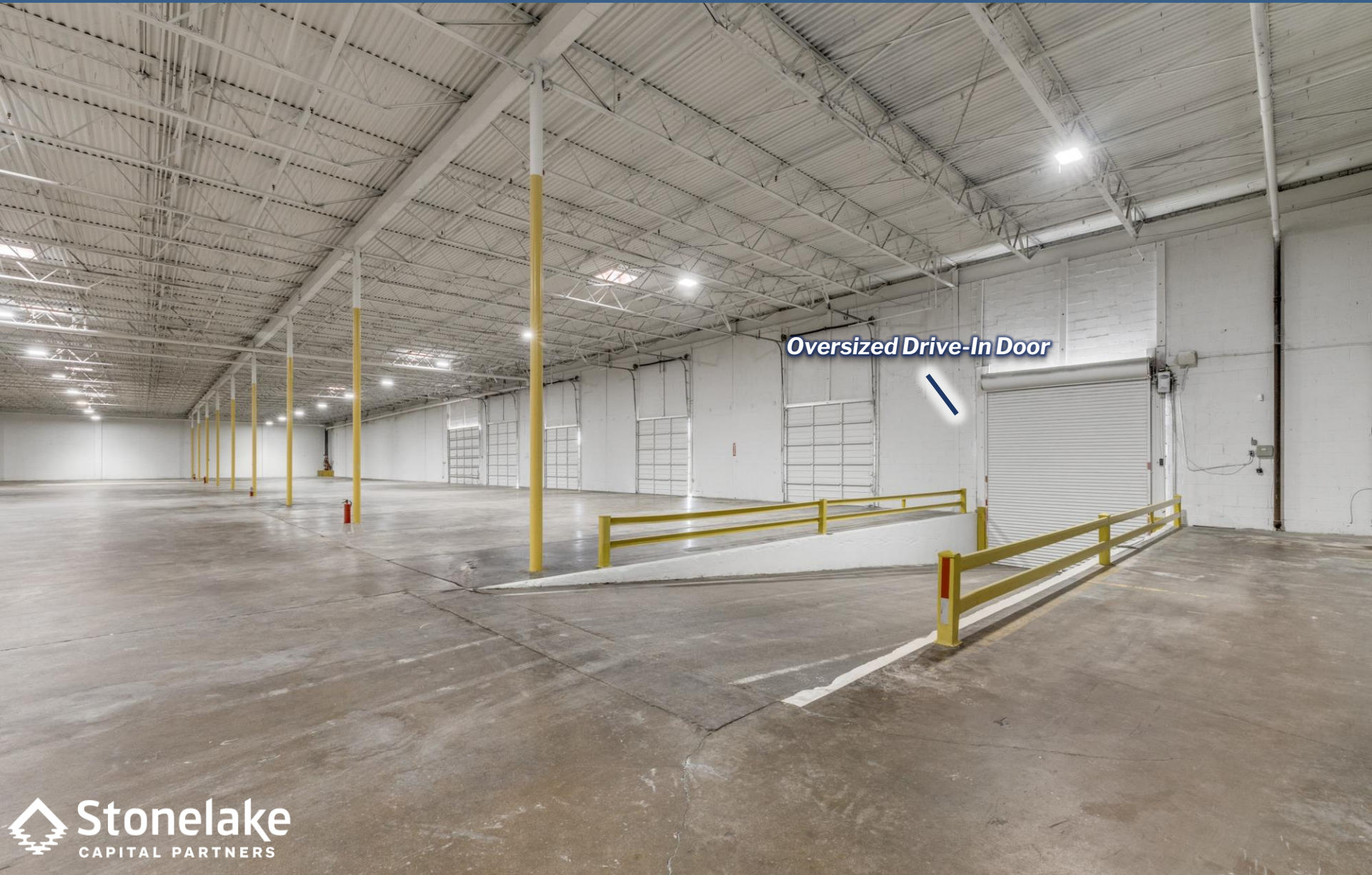
Warehouse Whitebox

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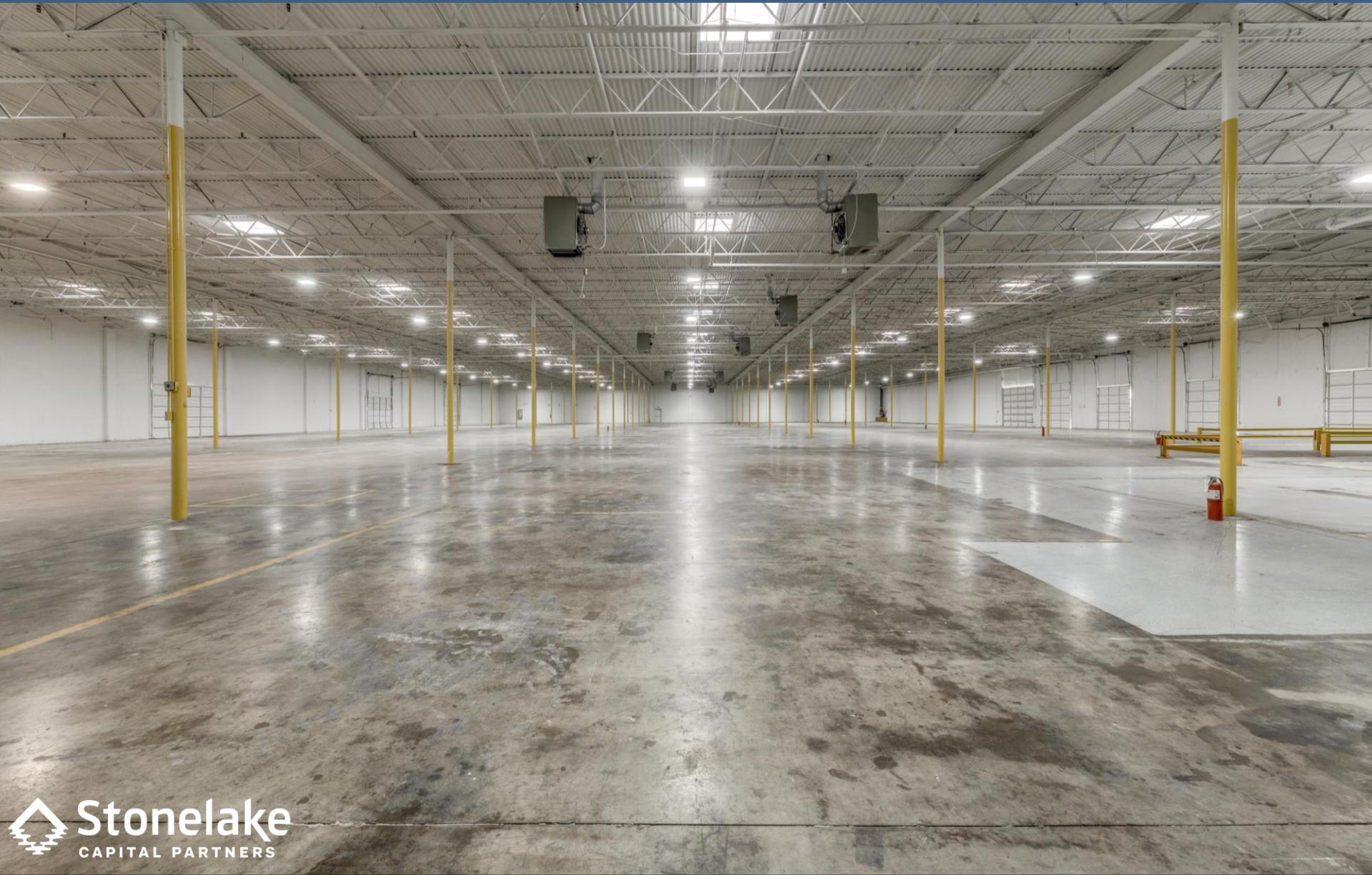
Oversized Drive-In Door

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New Ceiling Grid & LED Lights

New Interior Paint

New Flooring

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