

6321

BROWNING CT

NORTH RICHLAND HILLS, TEXAS

70,552 SF TOTAL FOR SALE



Marketed by:

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Rendering for illustrative purposes

PROPERTY HIGHLIGHTS

Square Footage: 70,552 Total SF
Acres: 4.001
Office SF: 2,115 SF



PROPERTY FEATURES

26'-29' clear height (varies by area and ESFR configuration)

7 dock doors (8' x 10')

1 ramp door (12' x 14')

(1) pit leveler and (2) edge-of-dock levelers

6" reinforced concrete slab

ESFR sprinklers

277/480V 3-phase power

Zoning: I-2 Medium Industrial

New Construction - 2026

Proximity to I-820, SH 121, SH 114 and I-35W

(Due to new construction the landscape photos have been AI enhanced which is in progress)

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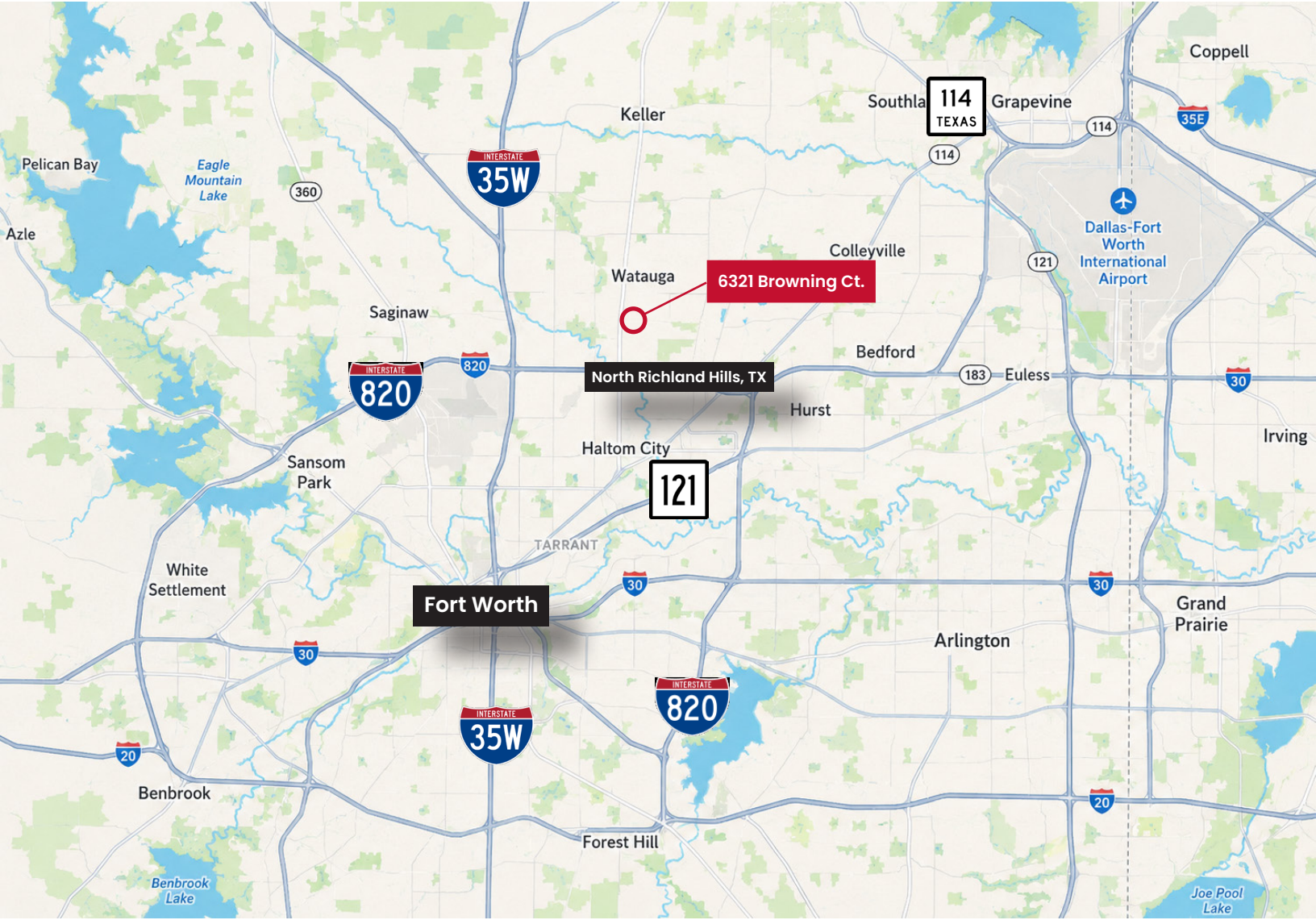
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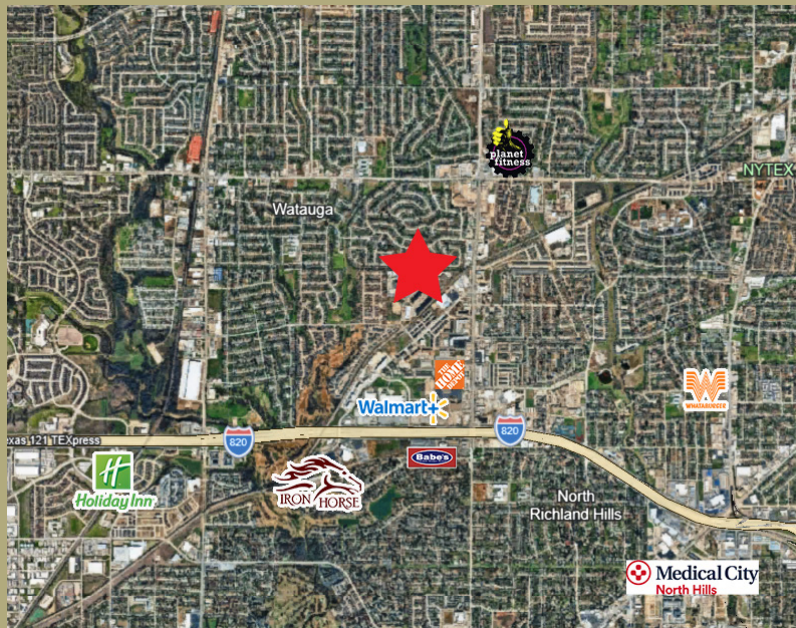
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DRIVING DISTANCE

- | | |
|---|---------------------------|
| 13 miles
DOWNTOWN FORT WORTH | 1 mile
Loop 820 |
| 11 miles
DFW AIRPORT | 5 miles
I-35W |
| 20 miles
FTW ALLIANCE AIRPORT | 6 miles
Hwy 121 |



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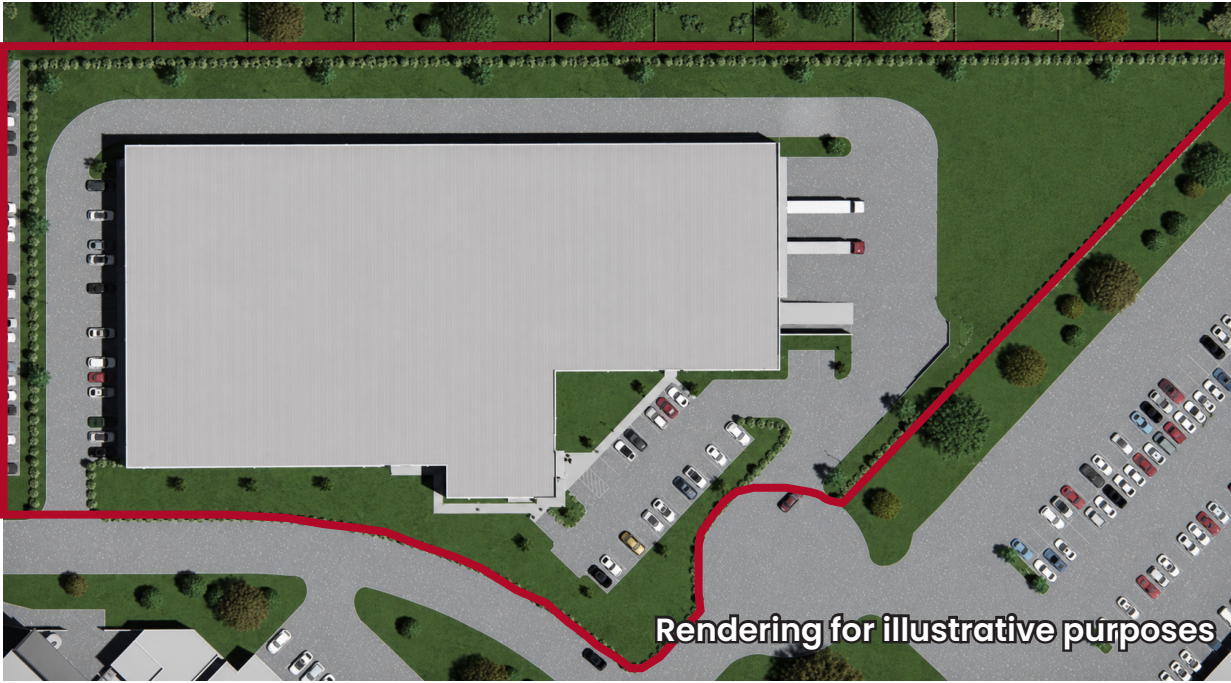
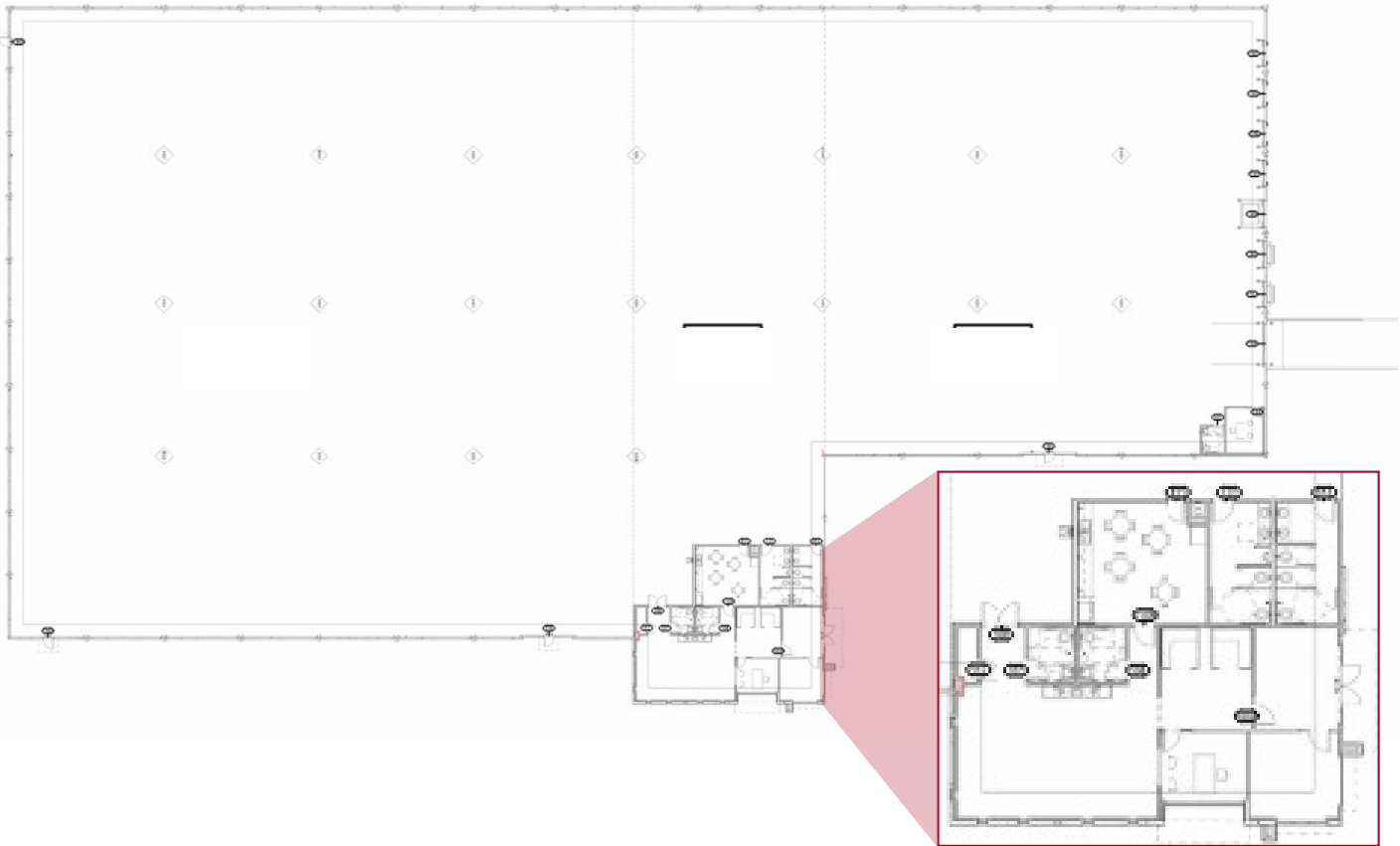
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SITE + FLOOR PLAN



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