

10615 SANDEN DR



DALLAS / FORT WORTH

10615 Sanden Drive
Dallas, TX 75238

517,500 SF (Divisible)

FOR LEASE

Total SF

517,500 (Divisible)

Parking

546 Spaces

Main Office SF

30,518

Truck Court

145'-185'

Warehouse Offices

8,718 SF and 579 SF

Trailer Positions

65

Dock High Doors

(68) 9'x10' (expandable)

Building Dimensions

450'd x 1,150'w

Ramped Doors

6

HVAC

100% with Pin-weld
Insulation

Existing Dock Equipment

Levelers, Shelters,
Z-guards, Swing Lights

Warehouse Lighting

T-5

Loading

Cross Dock

Power

Two (2) 4,000 amp panels
at 480v, 3-phase



Additional Information

- 100% Sprinklered
- Skylights
- Louvers and Exhaust Fans
- Existing Forklift Charging Area
- Heavy Parking
- New Roof

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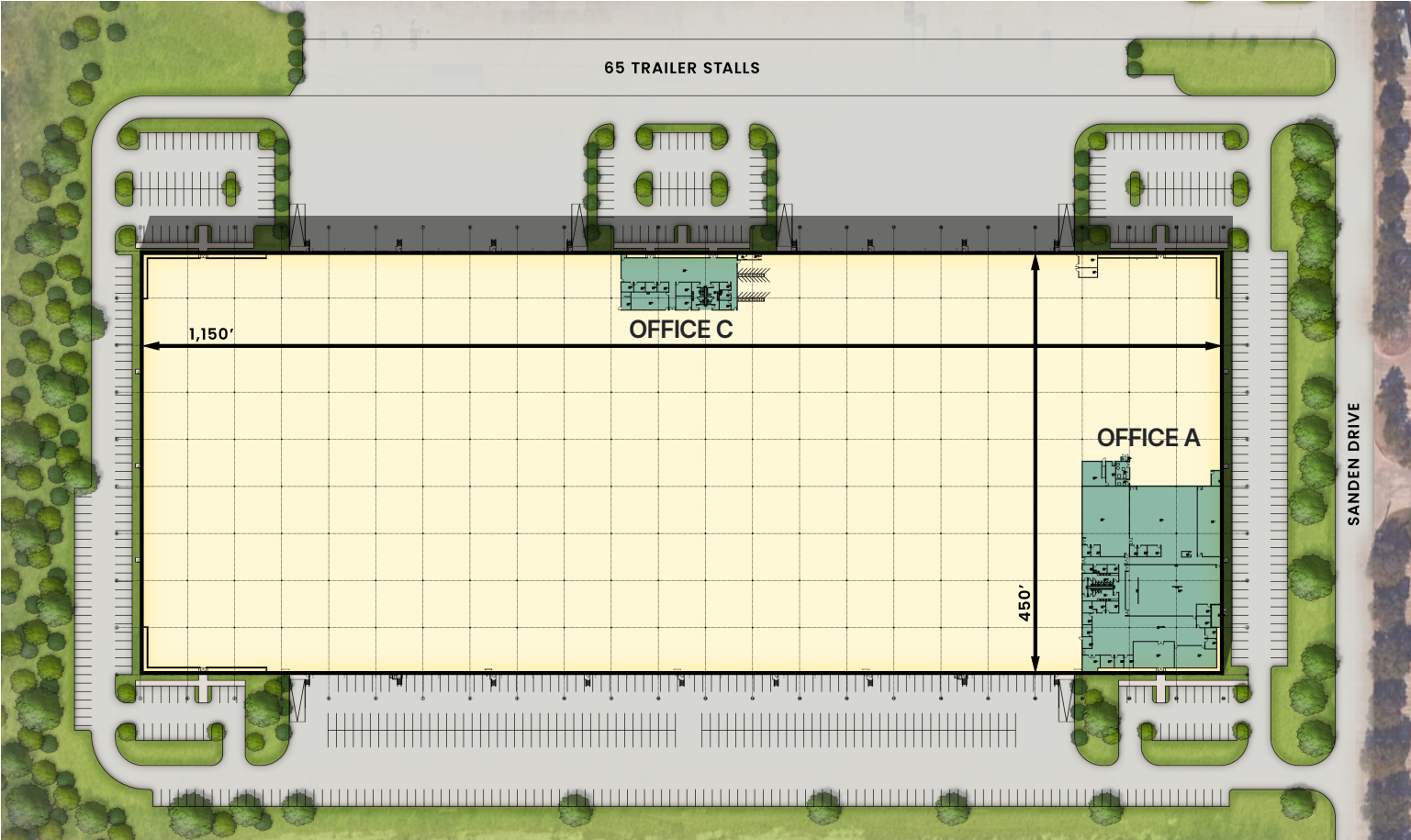
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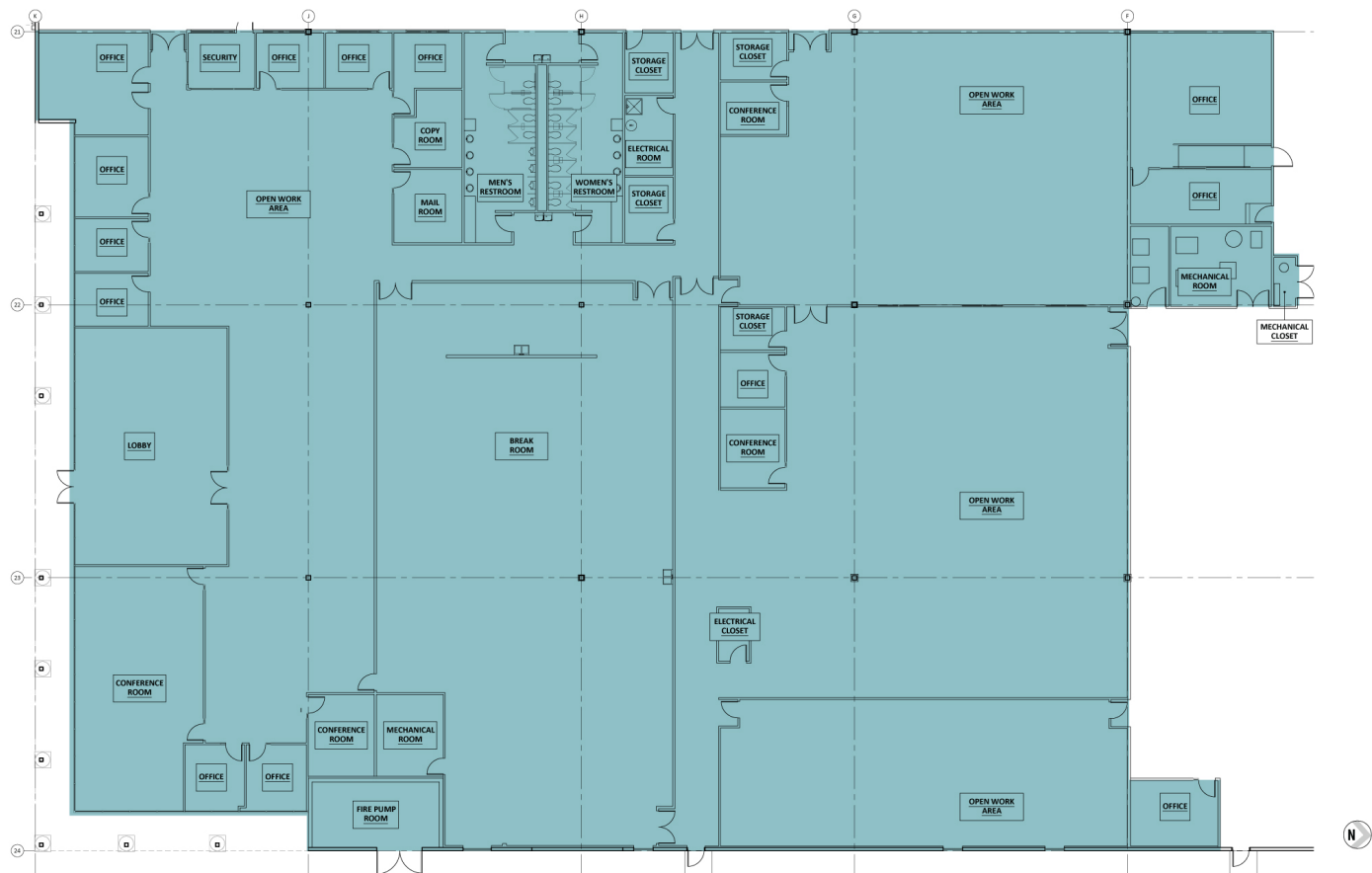
This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.



SITE PLAN



OFFICE A



OFFICE C

