

10615 SANDEN DR



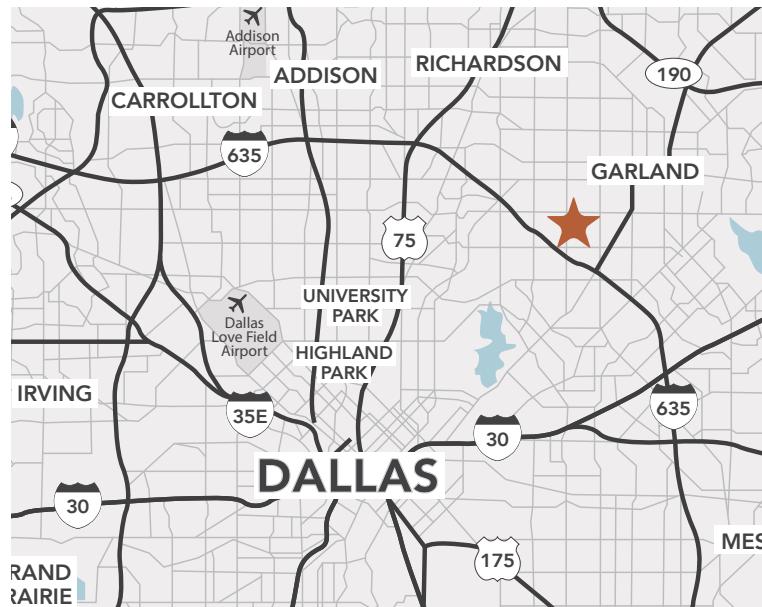
DALLAS / FORT WORTH

10615 Sanden Drive
Dallas, TX 75238

517,500 SF (Divisible)

FOR LEASE

Total SF	Parking
517,500 (Divisible)	546 Spaces
Main Office SF	Truck Court
30,518	145'-185'
Warehouse Offices	Trailer Positions
8,718 SF and 579 SF	65
Dock High Doors	Building Dimensions
(68) 9'x10' (expandable)	450'd x 1,150'w
Ramped Doors	HVAC
6	100% with Pin-weld Insulation
Existing Dock Equipment	Warehouse Lighting
Levelers, Shelters, Z-guards, Swing Lights	T-5
Loading	Power
Cross Dock	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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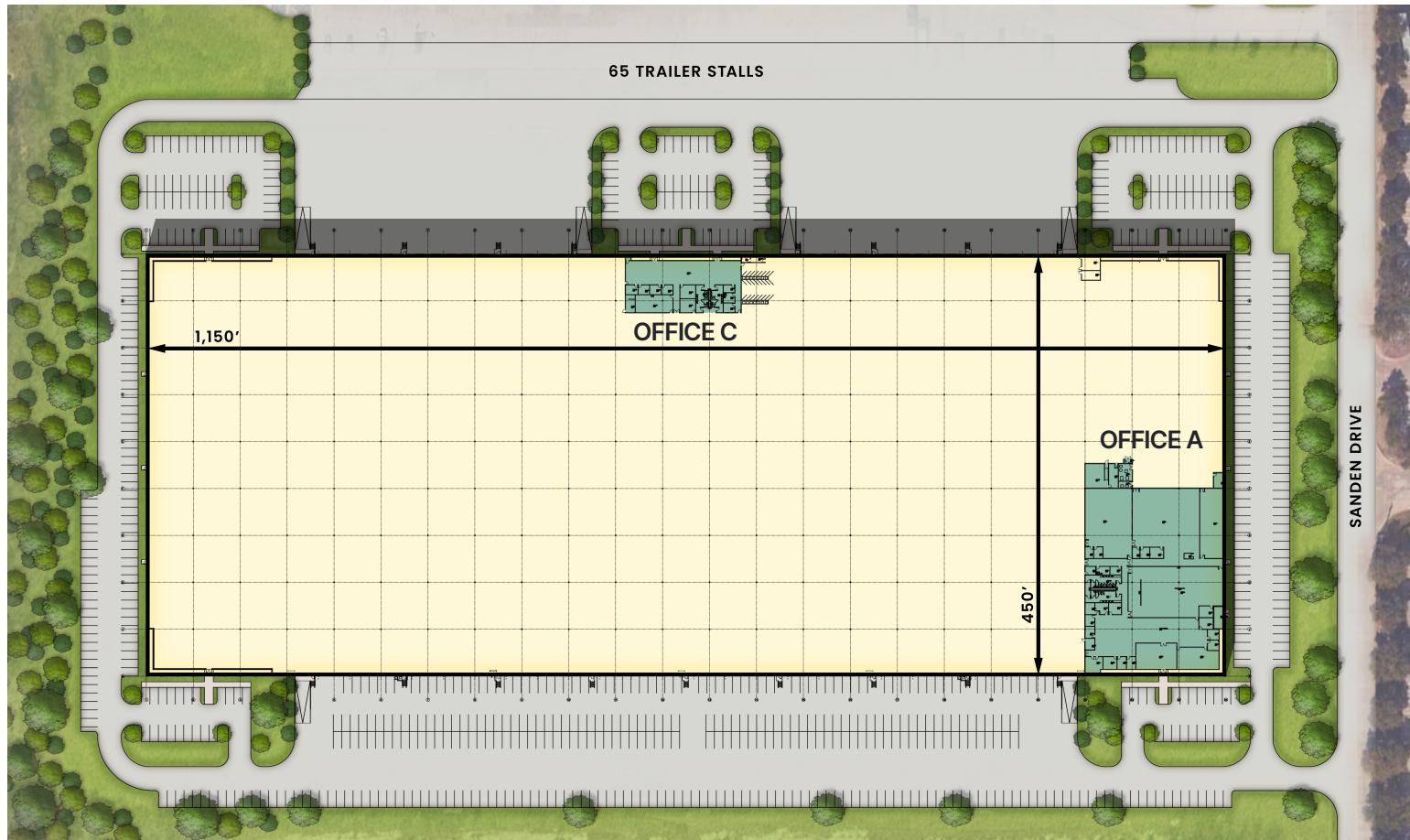
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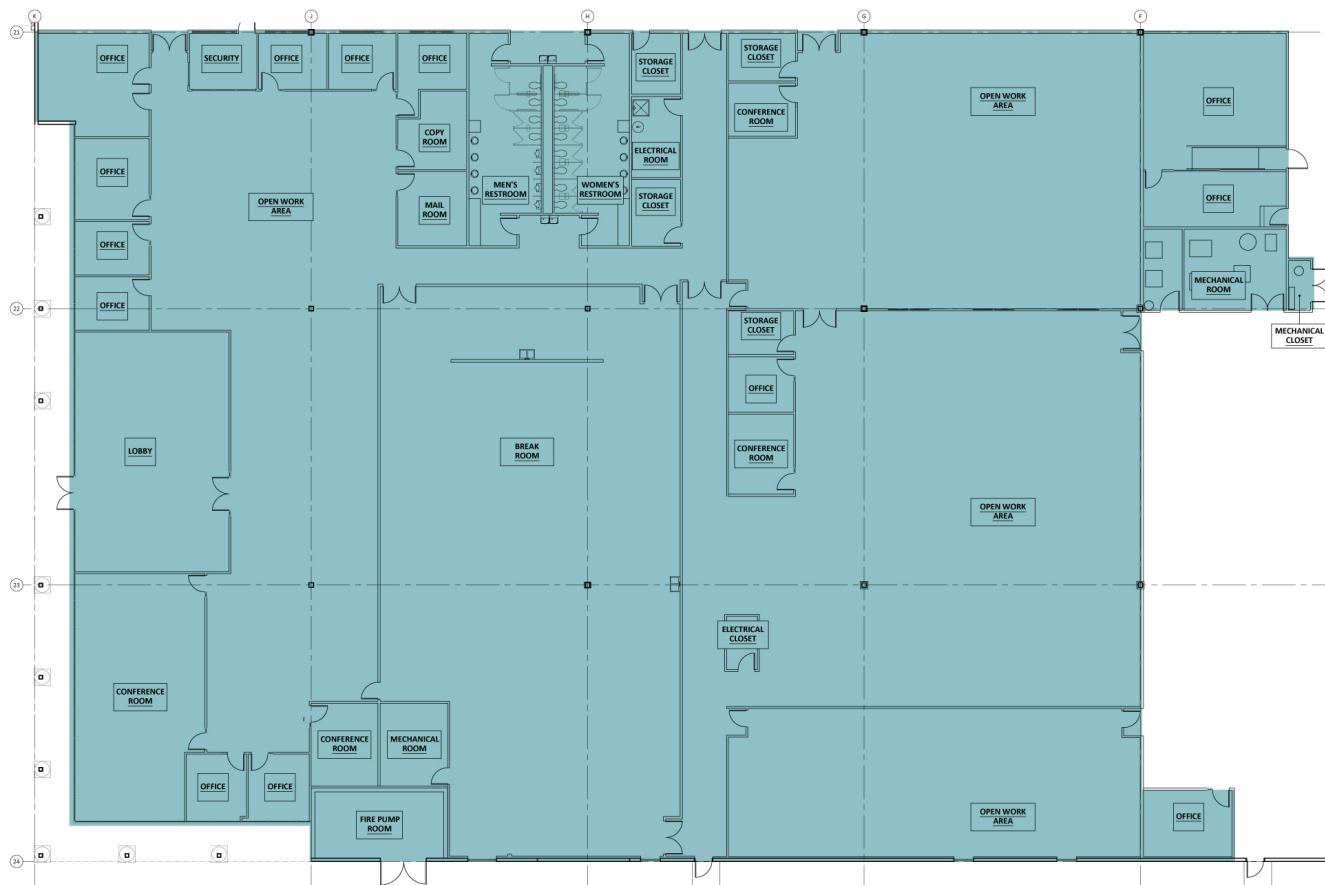
LEASED BY



SITE PLAN



OFFICE A



OFFICE C

