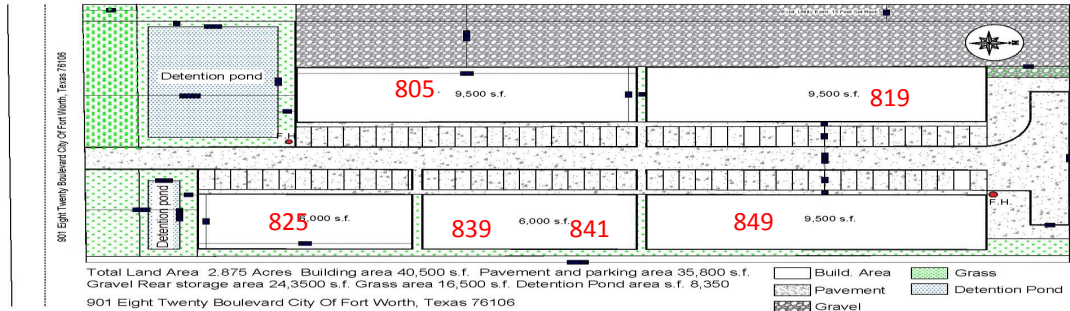


FLEX WAREHOUSE FOR LEASE

Eight Twenty Blvd
Fort Worth, Texas



Property Information

LOCATION

The property is located immediately west of FM 156 less than a mile south of Loop 820 and less than 2 miles west of I-35W.

AVAILABLE SPACE

1 space 4,000 sq. ft. with 1 small office and restroom, sprinkled, 2—14' x 14' overhead doors

ZONING

"K" Industrial

COMMENTS

- 16' side walls
- 3 Phase Electric

LEASE RATE

- 839 Eight Twenty 4,000 S.F. \$4,000 per month
- Rates Quoted are Modified Gross 2022 Base Year*

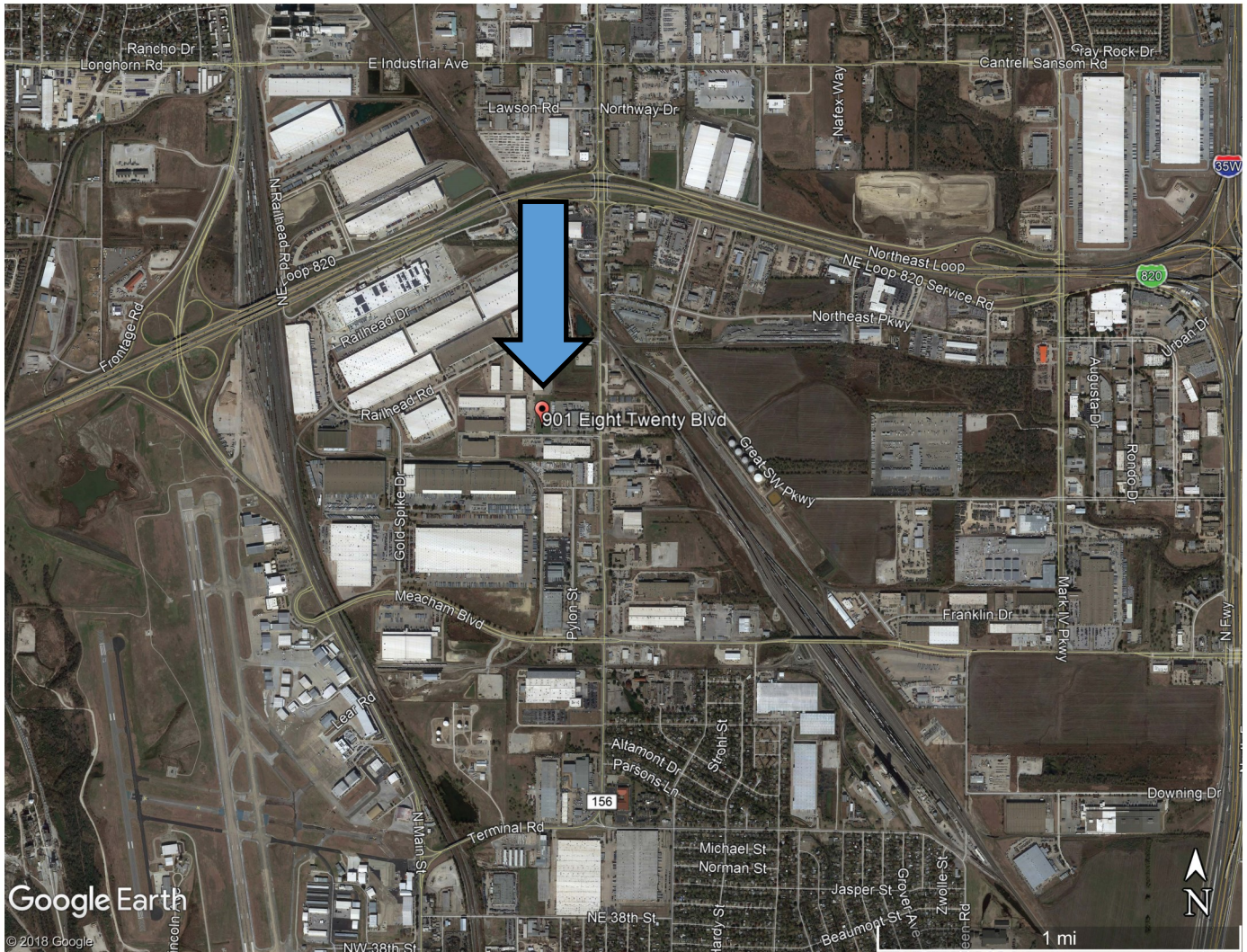


For Information

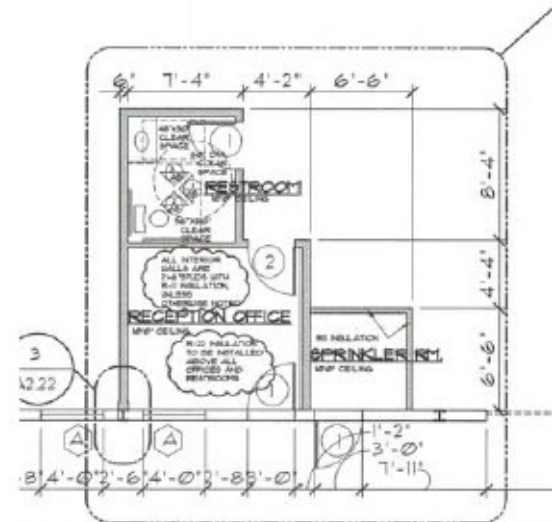
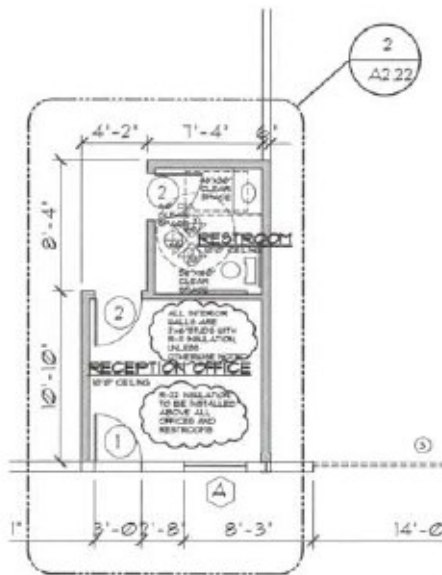
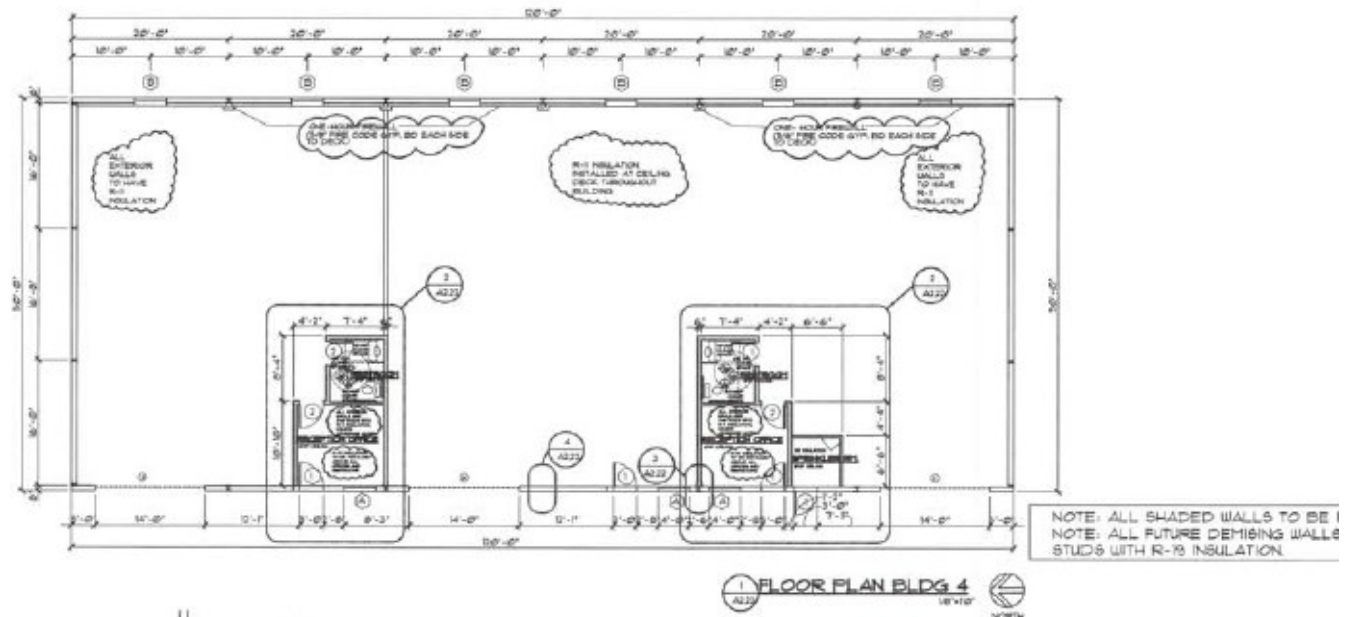
Don D. Phifer
 817-427-9545 office
 817-239-7100 cell
 Phifer@LandDeals.com

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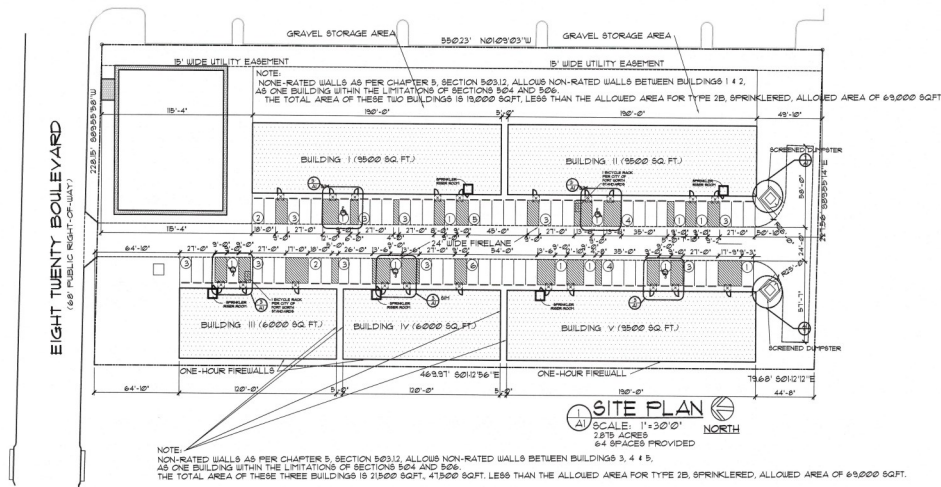


ENLARGED OFFICE

ENLARGED OFFICE

FLEX WAREHOUSE FOR LEASE

Eight Twenty Blvd.
Fort Worth, Texas



PARKING 1 PASSENGER LOADING ZONES

NOTE:
-ACCESSIBLE PARKING SPACES SHALL BE AT LEAST 9' WIDE
-PARKING ACCESSIBLE SPACES SHALL BE PLANT OF AN ACCESSIBLE
ROUTE TO THE BUILDING OR FACILITY ENTRANCE AND SHALL
COMPLY WITH T.A.B.
-100 ACCESSIBLE PARKING SPACES MAY SHARE A COMMON
ACCESSIBLE ROUTE
-PARKED VEHICLE OVERHANGS SHALL NOT REDUCE THE CLEAR
WIDTH OF AN ACCESSIBLE ROUTE
-PARKING SPACES AND ACCESSIBLE SPACES SHALL BE LEVEL WITH
SURFACE SLOPES NOT EXCEEDING 1:48

ACCESSIBLE ROUTES SLOPES

NOTE:
-ALL ACCESSIBLE ROUTE WITH A MAXIMUM SLOPE
GREATER THAN 1:30 IS A RAMP AND SHALL COMPLY
WITH T.A.B.
-ACCESSIBLE SHALL ANY SLOPE EXCEED 1:48 AND
SHALL COMPLY WITH T.A.B.

ACCESSIBLE ROUTES LOCATION

NOTE:
-AT LEAST ONE ACCESSIBLE ROUTE WITHIN THE BOUNDARY
OF THE SITE SHALL BE PROVIDED FOR PUBLIC
TRANSPORTATION FROM ACCESSIBLE PARKING AND
ACCESSIBLE ROUTES TO AND FROM THE PUBLIC
ENTRANCE THEY SERVE. THE ACCESSIBLE ROUTE SHALL
BE THE SHORTEST ROUTE AVAILABLE
-ALL LOCATION OF ACCESSIBLE ROUTES SHALL COMPLY
WITH T.A.B.

Date: 1/22/19
Drawn By: TAU
Checked By: TAU
Revised:
1/23/2019

INCH HORSE PROPERTIES
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