

SACHSE

COMMERCE CENTER

Pleasant Valley Rd & George Bush Turnpike
Building Permit Approved | Shovel-Ready Site

102,060 SF
Class A Industrial
For Sale or For Lease



JOHN HENDRICKS
Senior Vice President
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Senior Vice President
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Developed by
Stonelake
CAPITAL PARTNERS

Leased by
CBRE

Location View

SACHSE
COMMERCE CENTER

**Building Permit Approved
Shovel-Ready Site**



Location View

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President
George
Bush
Turnpike
TOLL

PRES GEORGE BUSH TPKE



Location View

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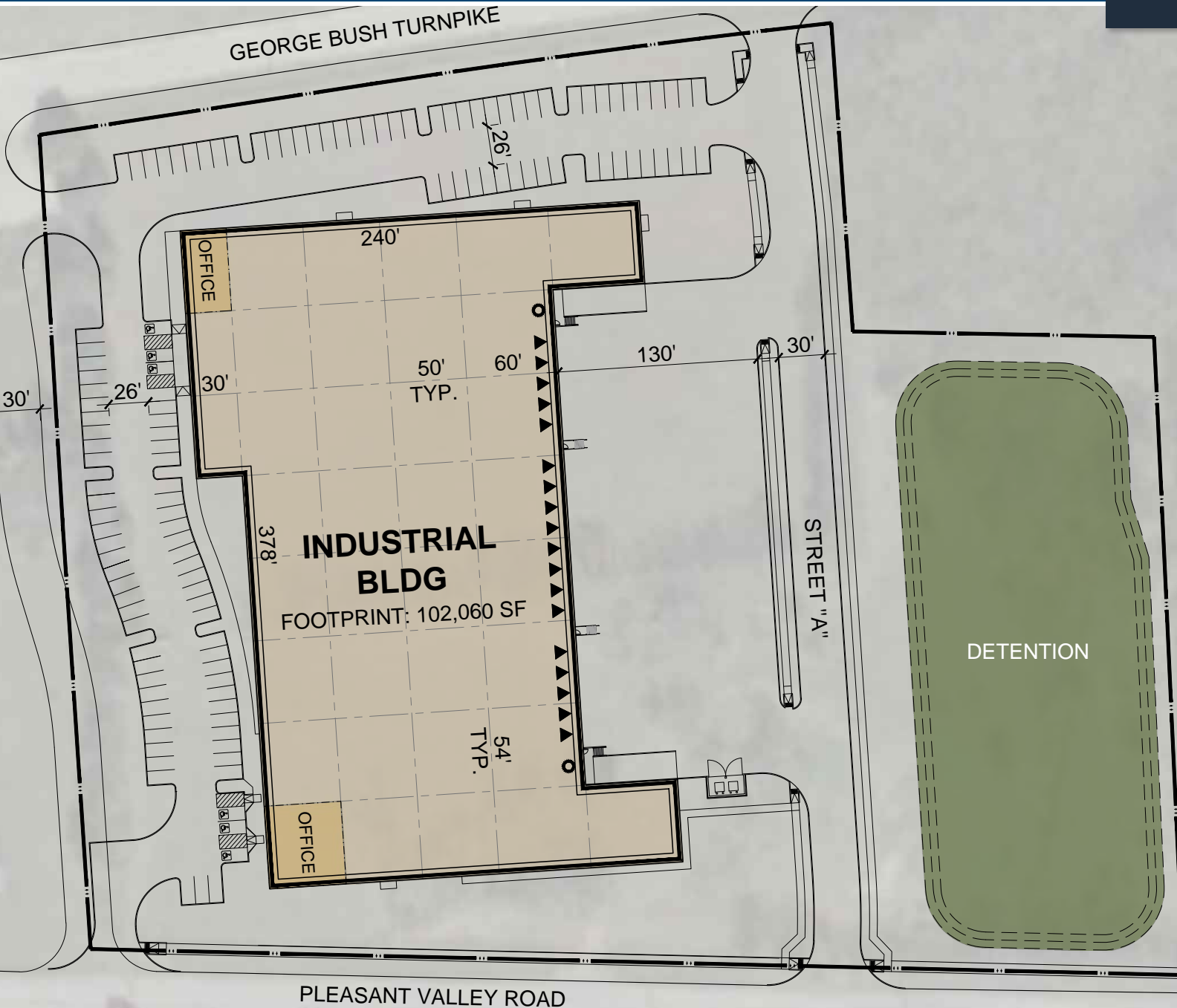
President
George
Bush
Turnpike
TOLL

PRES GEORGE BUSH TPKE

Building Details

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Building Size	102,060 SF
Office Size:	2,181 SF
Dimensions:	240' x 378'
Clear Height	32'
Configuration	Rear Load
Column Spacing	54' x 50' (60' Speed Bay)
Dock Doors	18
Oversize Ramp Doors	2
Truck Court Depth	130'
Auto Parking	127
Fire Protection	ESFR
Slab Thickness	6"

Ingress / Egress

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LEGEND

- ← INGRESS
- EGRESS

78
TEXAS

PCBT
TOLL

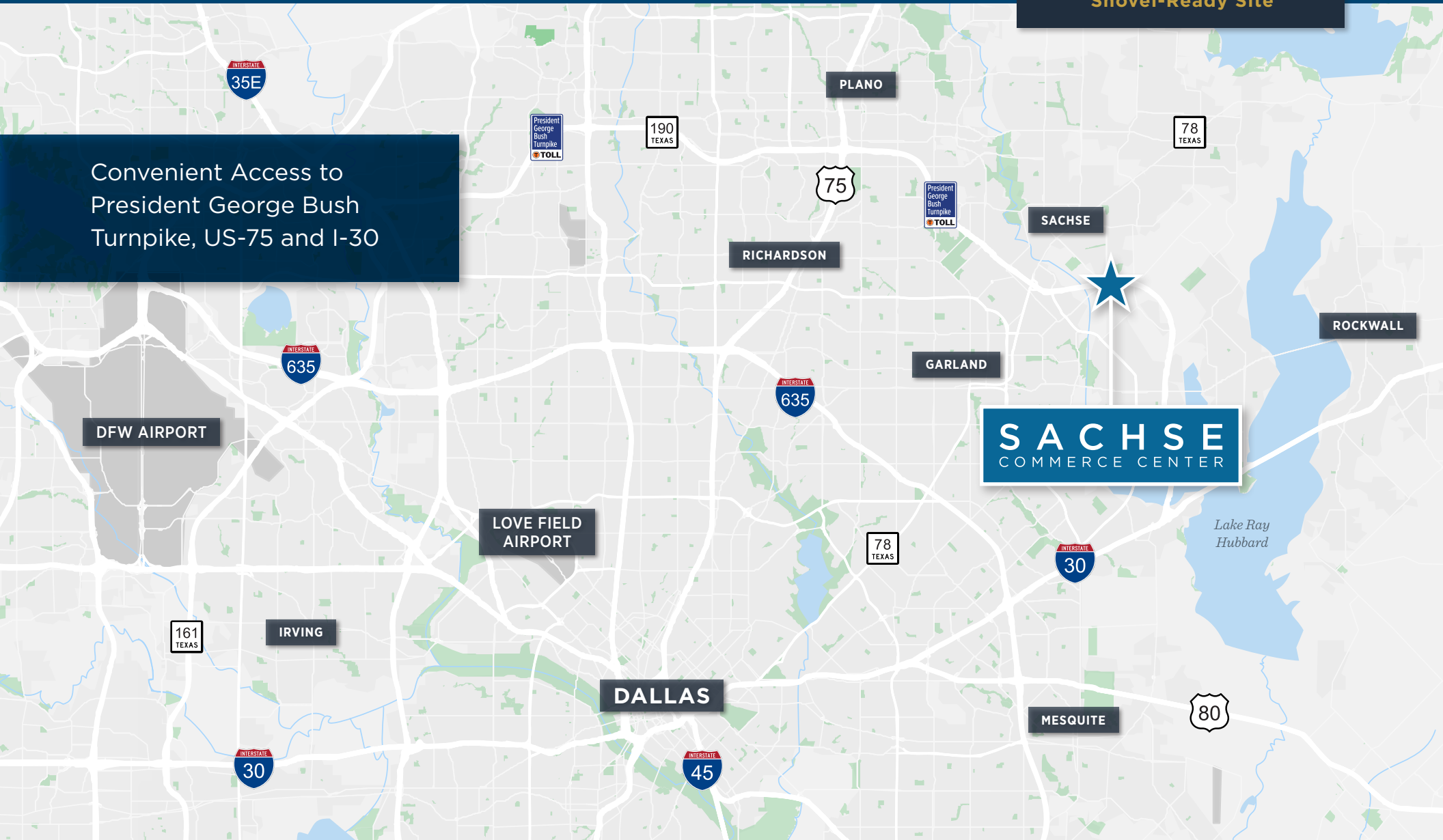
PCBT
TOLL

Convenient Northeast DFW Location

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Convenient Access to
President George Bush
Turnpike, US-75 and I-30



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**FOR ADDITIONAL
INFORMATION,
PLEASE CONTACT:**

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