

DEVELOPED BY:

CREATION REPE

**CROW
HOLDINGS**

CAPITAL

DESIGNED AND
BUILT BY:

LGE

DESIGNBUILD

MESQUITE 635



THREE BUILDINGS TOTALING 555,790 SF

SEC OF I-635 AND HWY. 80 MESQUITE TX 75149

PROFESSIONALLY
LEASED BY:

STREAM

MESQUITE

635



SITE PLAN

THREE BUILDING - 555,790 SF | CLASS A INDUSTRIAL DEVELOPMENT



BUILDING A

159,728 SF

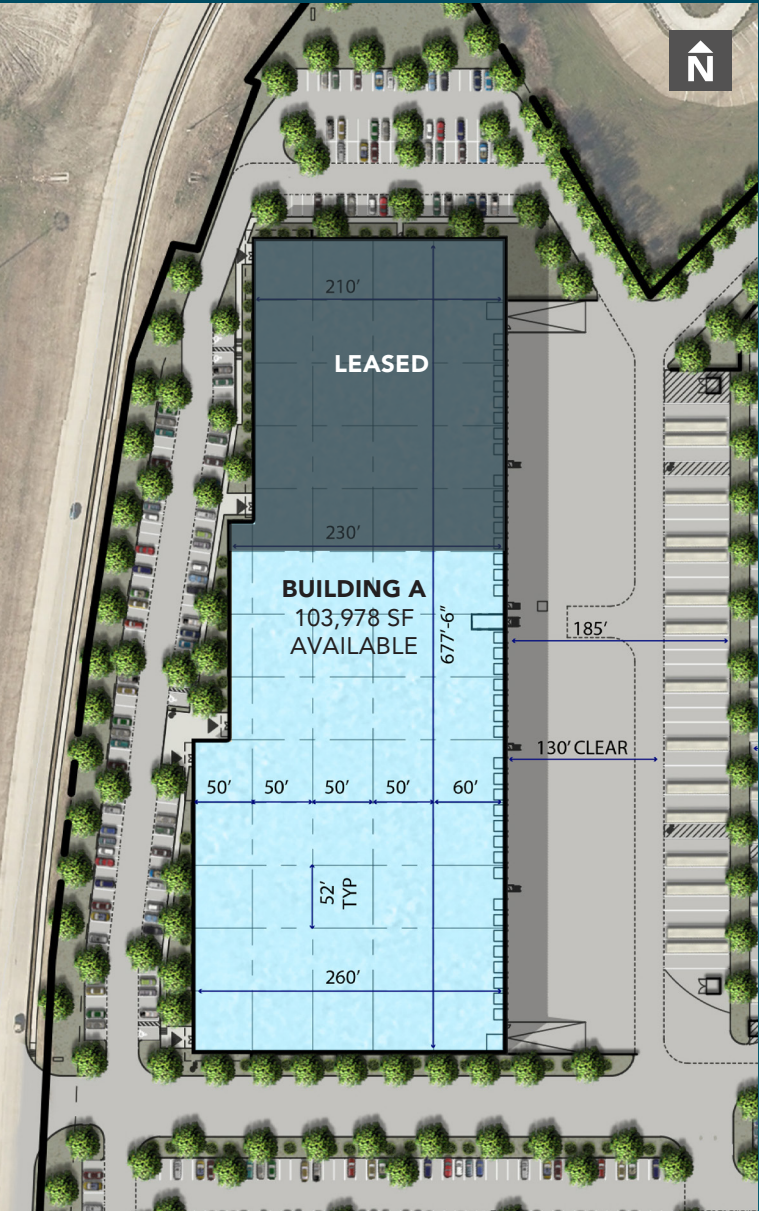
19800 IH 635 MESQUITE, TX 75149



BUILDING B

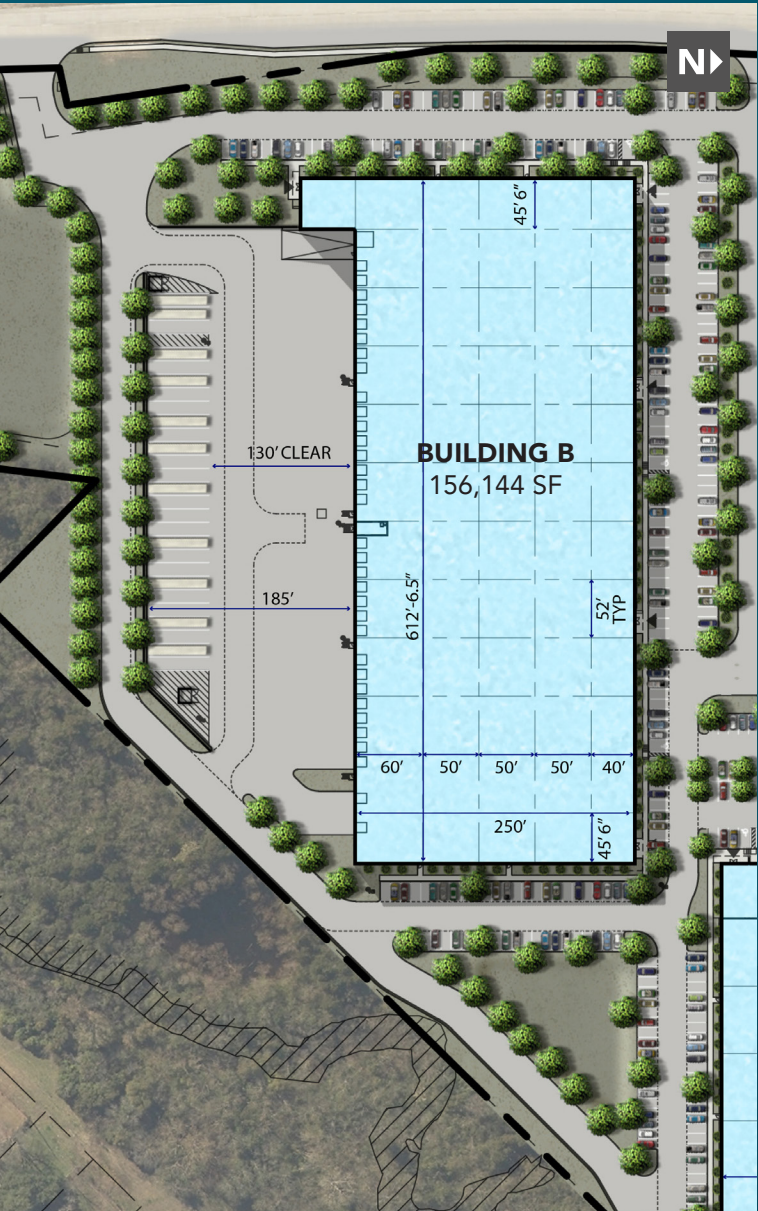
156,144 SF

19750 IH 635 MESQUITE, TX 75149



BUILDING A

AVAILABLE SF (DIVISIBLE):	103,978 SF
CLEAR HEIGHT:	32'
BUILDING DIMENSIONS:	230' x 677'
TYPICAL COLUMN SPACING:	52' x 50'
DOCK HIGH DOORS:	25
STAGING BAY:	60'
BUILDING DEPTH:	260'
OVERSIZED RAMPS:	1
OFFICE:	BTS
CAR PARKING SPACES:	179
TRUCK COURT:	185'
FIRE SUPPRESSION:	ESFR
CONFIGURATION:	Rear Load



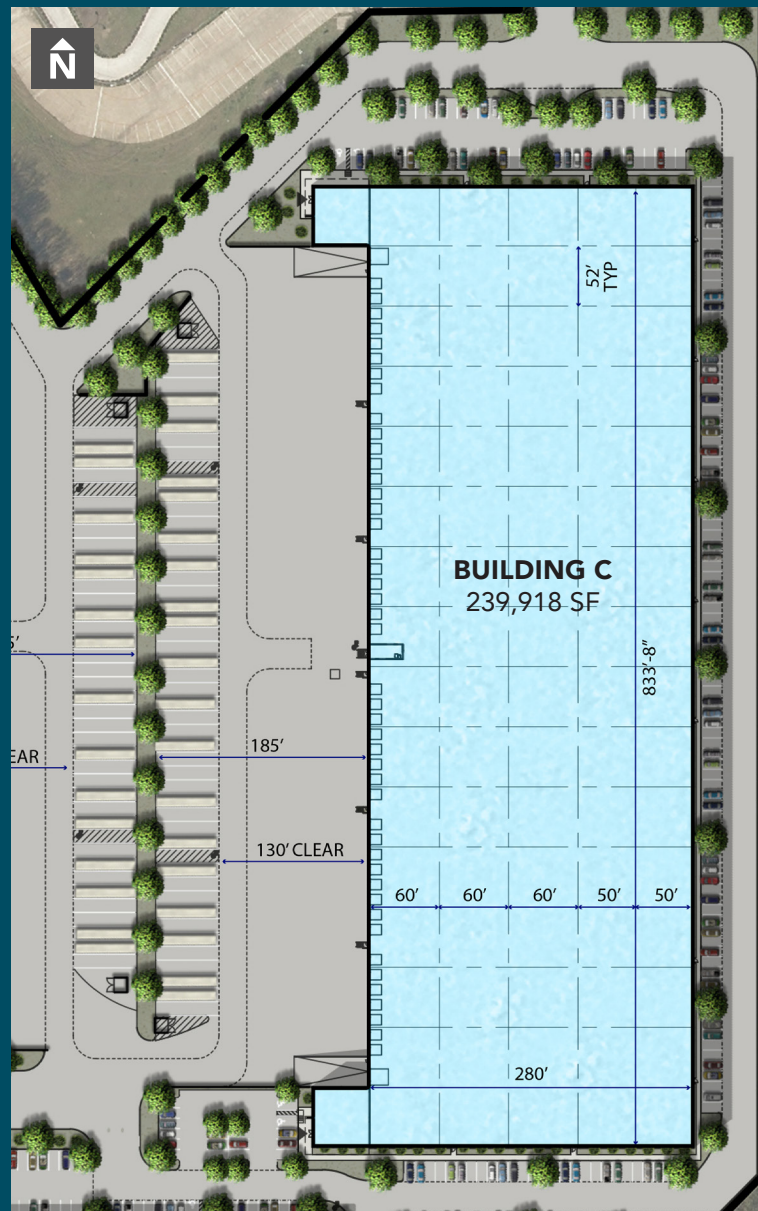
BUILDING B

AVAILABLE SF (DIVISIBLE):	156,144
CLEAR HEIGHT:	32'
BUILDING DIMENSIONS:	250' x 612'
TYPICAL COLUMN SPACING:	52' x 50'
STAGING BAY:	60'
BUILDING DEPTH:	250'
DOCK HIGH DOORS:	33
OVERSIZED RAMPS:	1
OFFICE:	BTS
CAR PARKING SPACES:	222
TRAILER POSITIONS:	27
TRUCK COURT:	185'
FIRE SUPPRESSION:	ESFR
CONFIGURATION:	Rear Load

BUILDING C

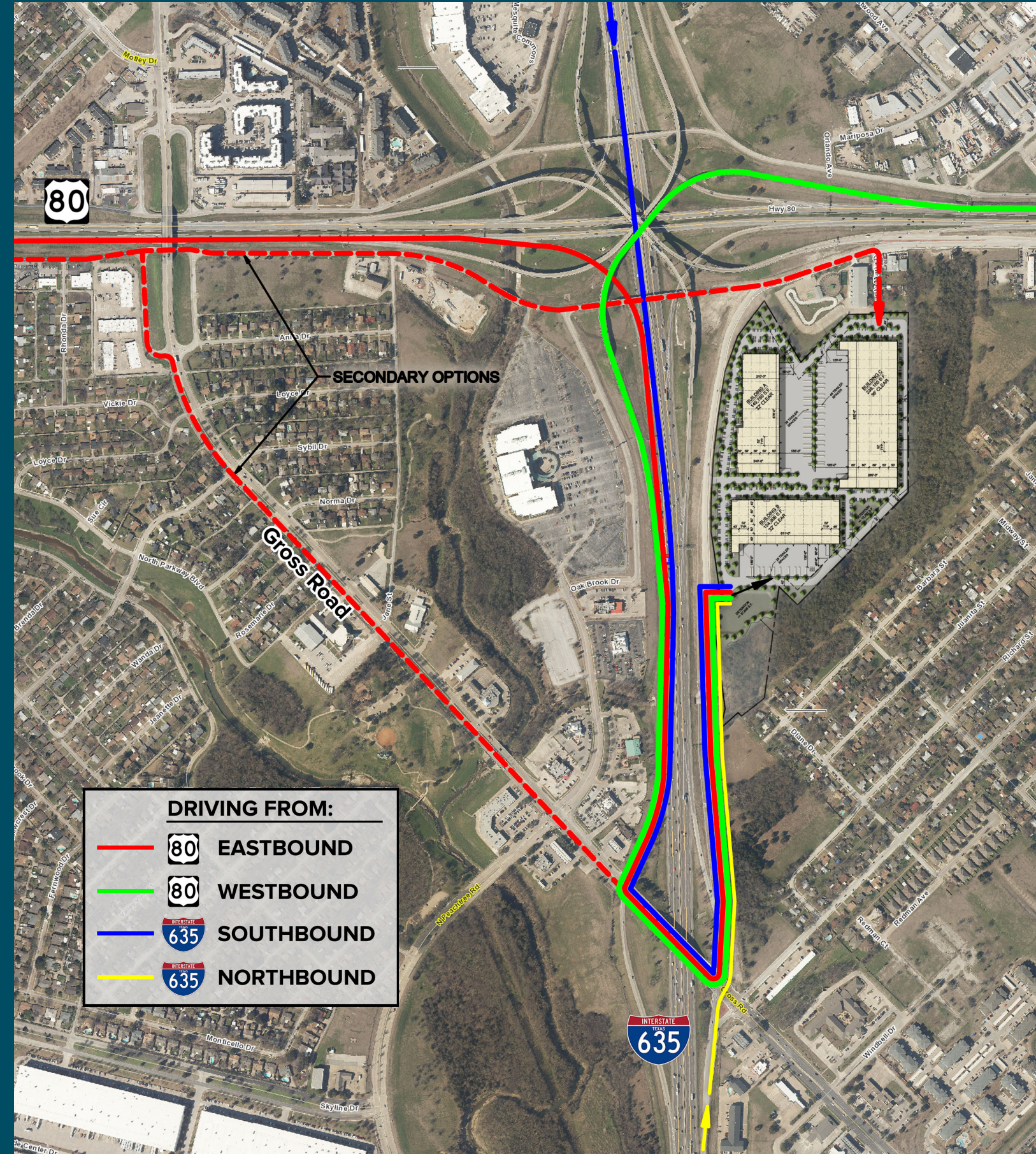
239,918 SF

19850 IH 635 MESQUITE, TX 75149



BUILDING C

AVAILABLE SF (DIVISIBLE):	239,918
CLEAR HEIGHT:	36'
BUILDING DIMENSIONS:	280' x 833'
TYPICAL COLUMN SPACING:	52' x 60'
STAGING BAY:	60'
BUILDING DEPTH:	280'
DOCK HIGH DOORS:	45
OVERSIZED RAMPS:	2
OFFICE:	BTS
CAR PARKING SPACES:	181
TRAILER POSITIONS:	46
TRUCK COURT:	185'
FIRE SUPPRESSION:	ESFR
CONFIGURATION:	Front Load





PROFESSIONALLY
LEASED BY:

STREAM

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