

# For Lease: Manufacturing Facility on +/- 3 Acres of Land

7601 WILL ROGERS BLVD.  
FORT WORTH, TEXAS 76140



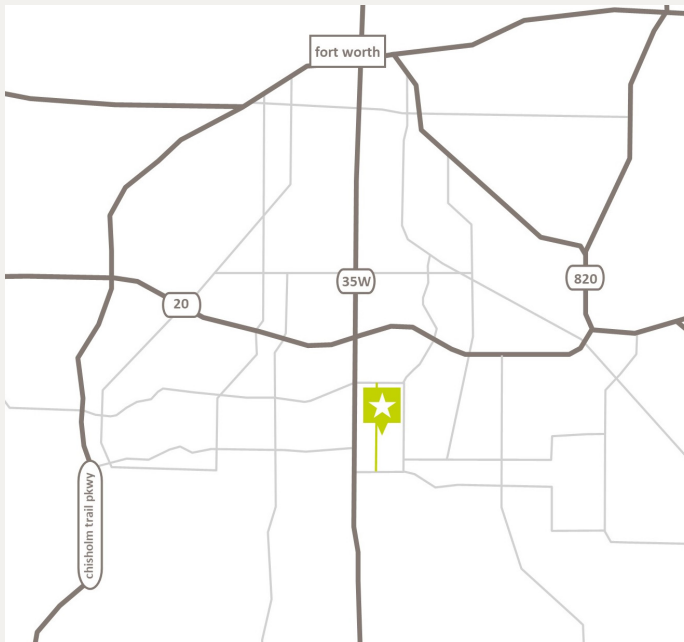
Sarah LanCarte CCIM, SIOR  
sarah@lancartecre.com  
817-228-4247

David Corley III  
dcorley@lancartecre.com  
817-909-0650

LanCarteCRE.com  
2900 Wingate Street, Suite 100  
Fort Worth, TX 76107

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LEASE RATE

## \$5.50/ SF NNN

### PROPERTY FEATURES

- Building Size:  
+/- 33,000 SF Total  
3,585 SF Office Space
- Land Size: +/- 3 Acres
- Fenced Yard with Electric Gate
- 5 Ton Bridge Crane
- 9 Jib Cranes
- 100% HVAC
- Air, Water & Gas Lines Run Throughout Building
- 13 X 14 Grade Level Doors
- 2 Dock Doors
- 19' - 20' Clear Height
- Exhaust Fans
- 480 Volt, 3-Phase Power; Approximately 6,000 Amps

### LOCATION OVERVIEW

The property is located in Carter Industrial Park, one of the foremost industrial parks in Tarrant County. It is minutes from I-35W and I-20 provides quick access to DFW airport and the metroplex.

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RELENTLESSLY PURSUING WHAT MATTERS.