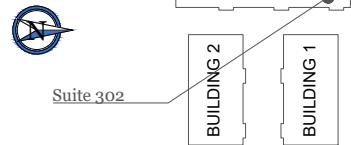


## Property Key



## Monroe Business Park

10031 Monroe Drive  
Suite 302  
Dallas, Texas 75229

Sheet **A4**  
Of 5 Sheet(s)

Scale: Not to Scale  
Sheet Size: 11" x 8.5"  
Not For Construction

**BAY  
SPACE**

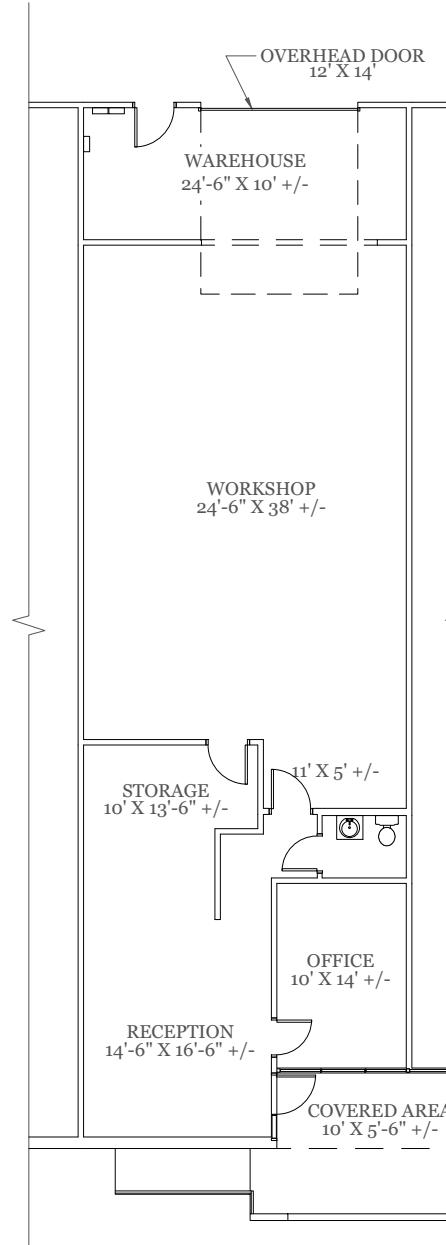
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## Usable Square Foot Analysis

	SQFT	BUILDING PERCENTAGE
OFFICE AREA:	661	33%
WAREHOUSE AREA:	1,289	67%
TOTAL AREA:	1,950	

## Building Information

Deck Height:	20'0"
Clear Height:	18'0"
Ceiling Height:	8'10"
Sprinklered:	No
Mechanical Area:	N/A



As Built Floor Plan for Marketing



As Built Issue Date: 07/17/2025