

FOR LEASE

Owned and Operated by  **LINK**

MESQUITE BUSINESS CENTER

4401 Samuel Blvd., Suite 200, Mesquite, TX 75149

143,801 SF



**LEASING INFO
& CONTACT**

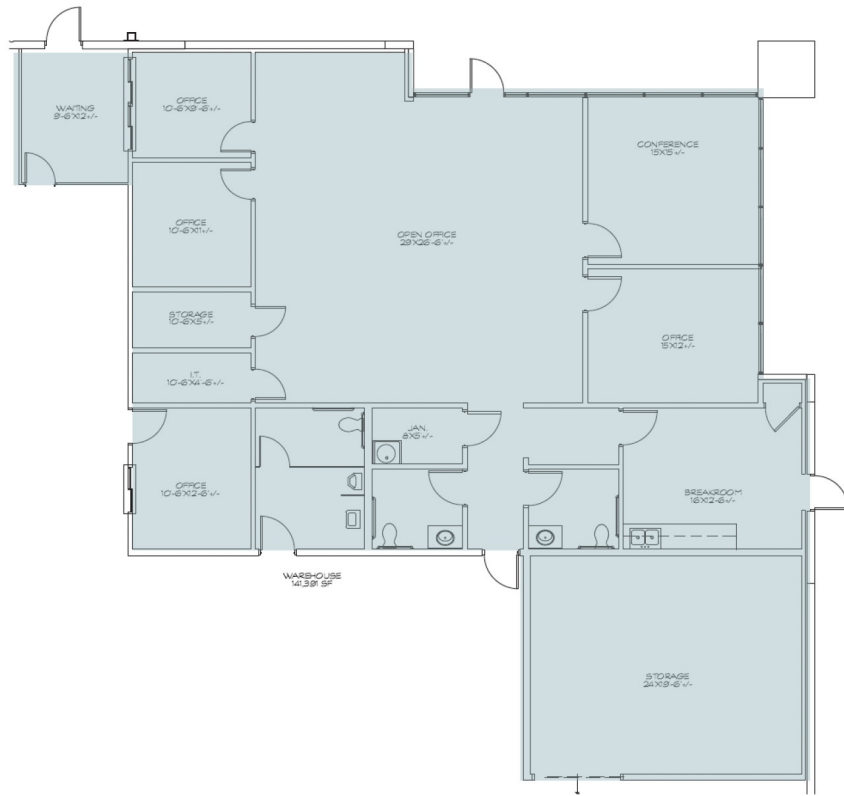
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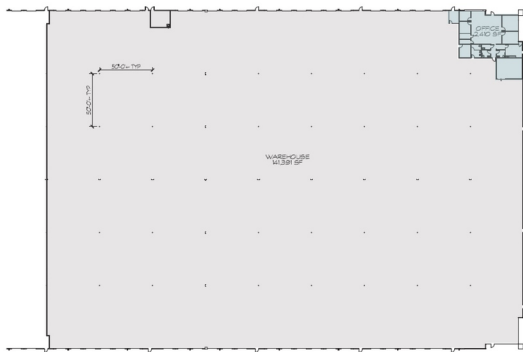

STREAM

This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.

OFFICE PLAN



FLOORPLAN



PROPERTY HIGHLIGHTS

- 143,801 SF Available
- +/- 2,410 SF Office
- 30' Minimum Clear Height
- LEDs on Motion Sensors
- ESFR Sprinkler System
- 50' x 50' Column Spacing
- (43) 9' x 10' Dock High Doors (Expandable)
- (2) 12' x 14' Ramped Doors
- Loading: Cross Dock
- Truck Court: 120' & 200' Shared
- Free Surface Parking
- Easy Access to Hwy-80, I-30, and I-635
- 60' Speed Bays