

# MIDWAY LIGHT

FOR LEASE

## FOR MORE INFORMATION:

**TREY GOODSPEED**  
817.632.6155  
tgoodspeed@holtlunsford.com

**GRAYSON FLEITZ**  
817.632.6159  
gfleitz@holtlunsford.com

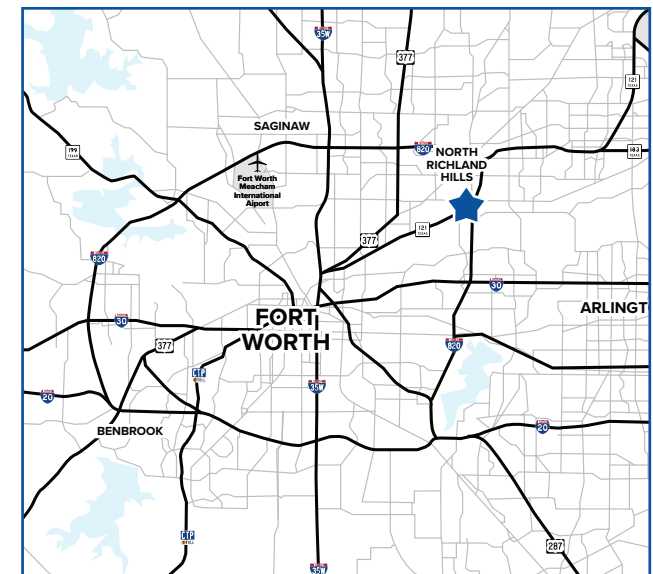
**HOLT LUNS福德 COMMERCIAL**  
1200 Summit Avenue, Suite 300  
Fort Worth, Texas 76102  
www.holtlunsford.com



AIRPORT FREEWAY & DOGWOOD PARK | RICHLAND HILLS, TEXAS 76118

## PROPERTY FEATURES

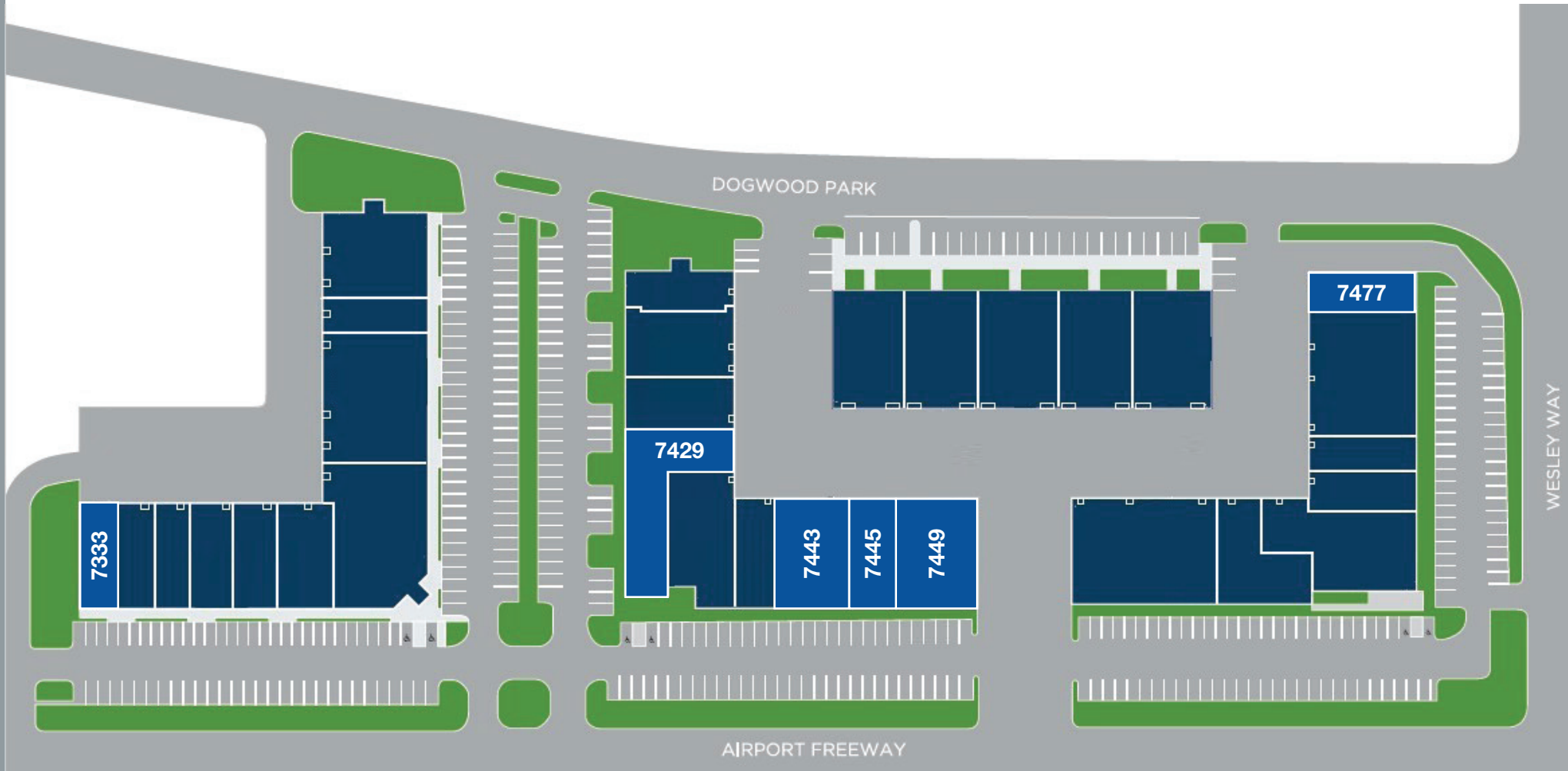
- Four (4) buildings totaling 123,011 SF
- Available SF: 2,335 - 7,360 SF
- Dock and grade level loading
- Ample parking
- Easy access to Highway 121, Loop 820, I-35W, and I-30



This information is deemed reliable, however Holt Lunsford Commercial makes no guarantees, warranties or representation as to the completeness or accuracy thereof.

# MIDWAY LIGHT

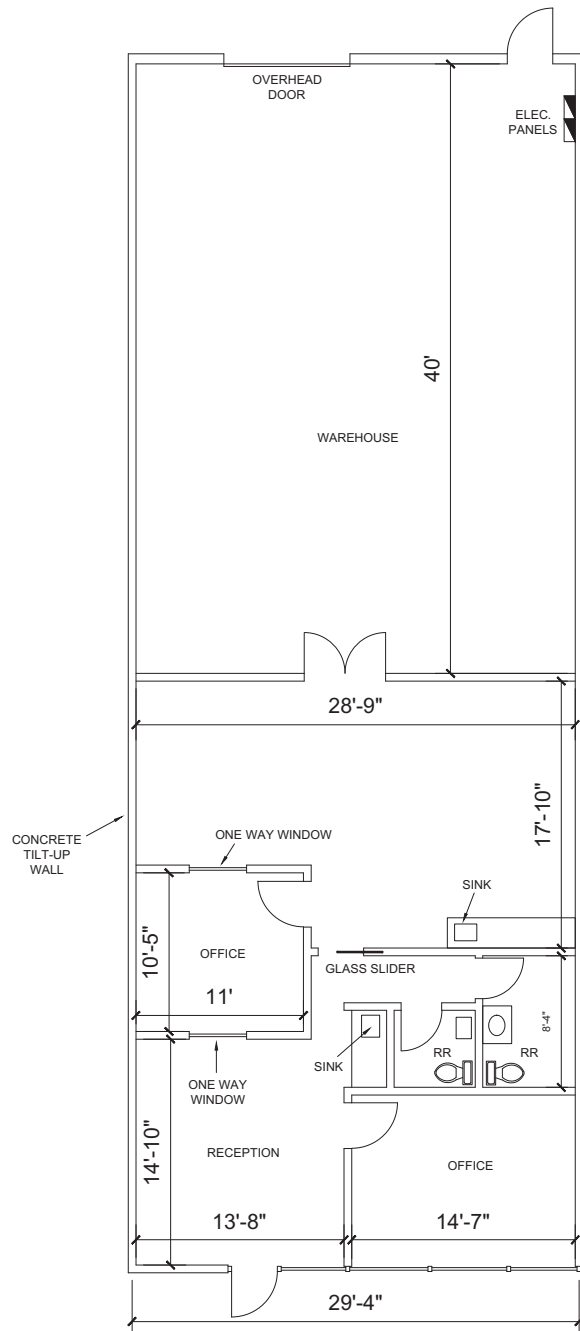
AIRPORT FREEWAY & DOGWOOD PARK | RICHLAND HILLS, TEXAS 76118





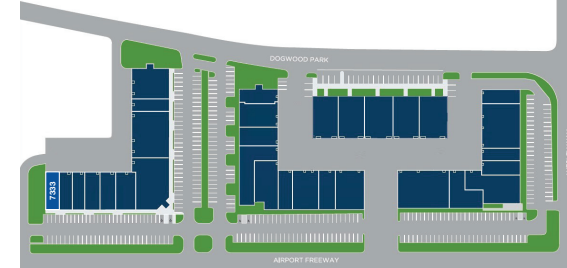
# MIDWAY LIGHT

7333 AIRPORT FREEWAY | RICHLAND HILLS, TEXAS 76118



## PROPERTY FEATURES SUITE 7333

- 2,345 SF
- 1,129 SF office
- 13'6" clear height
- One (1) grade level door
- 100% HVAC
- Ample parking



**TREY GOODSPEED**  
817.632.6155  
tgoodspeed@holtlunsford.com

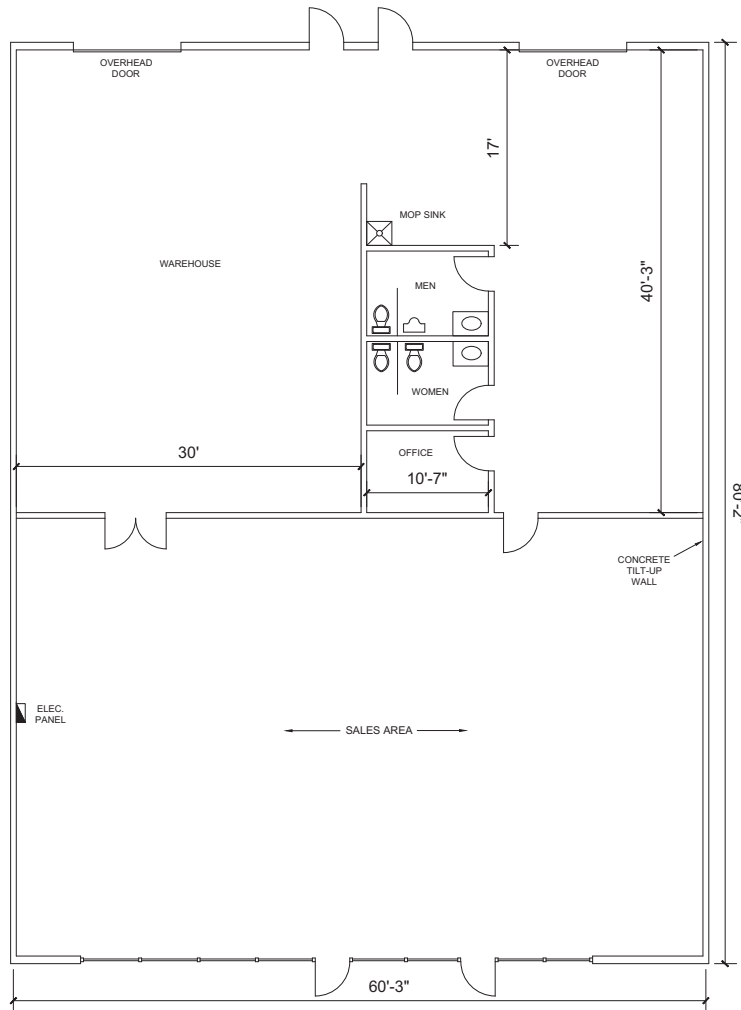
**GRAYSON FLEITZ**  
817.632.6159  
gfleitz@holtlunsford.com

**HOLT LUNSFORD COMMERCIAL**  
1200 Summit Avenue, Suite 300  
Fort Worth, Texas 76102  
www.holtlunsford.com



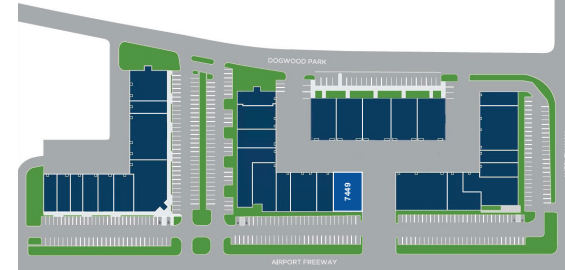
# MIDWAY LIGHT

7449 AIRPORT FREEWAY | RICHLAND HILLS, TEXAS 76118



## PROPERTY FEATURES SUITE 7449

- 4,837 SF
- 3,764 SF office
- 13'6" clear height
- Two (2) dock high doors
- Ample parking
- Available 7/1/2026



**TREY GOODSPEED**  
817.632.6155  
tgoodspeed@holtlunsford.com

**GRAYSON FLEITZ**  
817.632.6159  
gfleitz@holtlunsford.com

**HOLT LUNSFORD COMMERCIAL**  
1200 Summit Avenue, Suite 300  
Fort Worth, Texas 76102  
www.holtlunsford.com

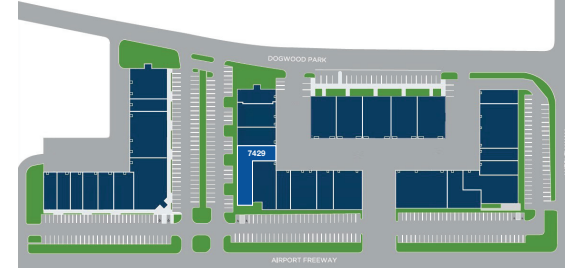
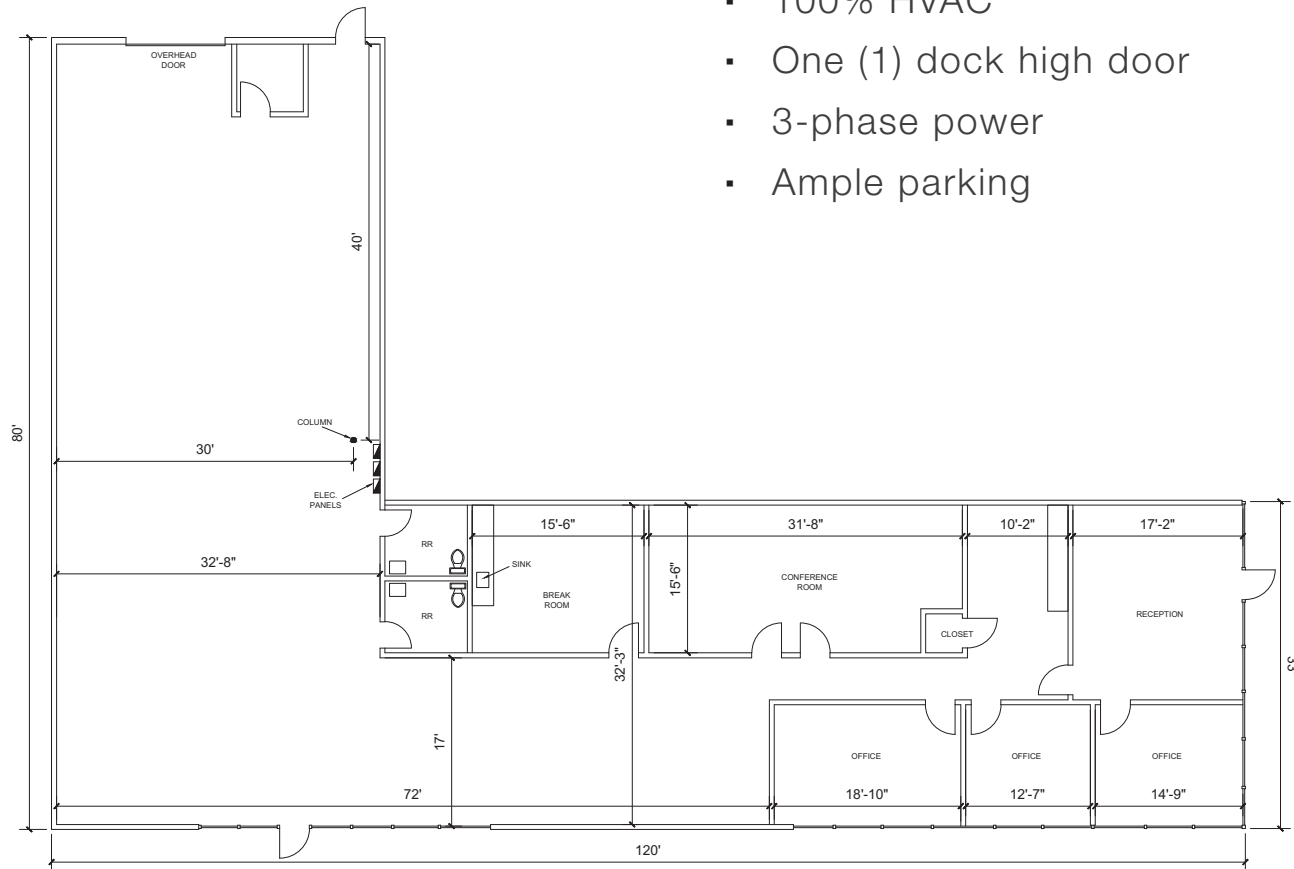


# MIDWAY LIGHT

7429 AIRPORT FREEWAY | RICHLAND HILLS, TEXAS 76118

## PROPERTY FEATURES SUITE 7429

- 5,190 SF
- 100% HVAC
- One (1) dock high door
- 3-phase power
- Ample parking



**TREY GOODSPEED**  
817.632.6155  
tgoodspeed@holtlunsford.com

**GRAYSON FLEITZ**  
817.632.6159  
gfleitz@holtlunsford.com

**HOLT LUNS福德 COMMERCIAL**  
1200 Summit Avenue, Suite 300  
Fort Worth, Texas 76102  
www.holtlunsford.com

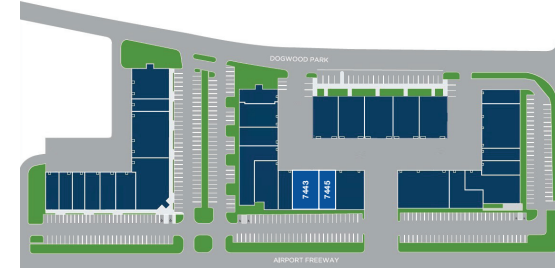
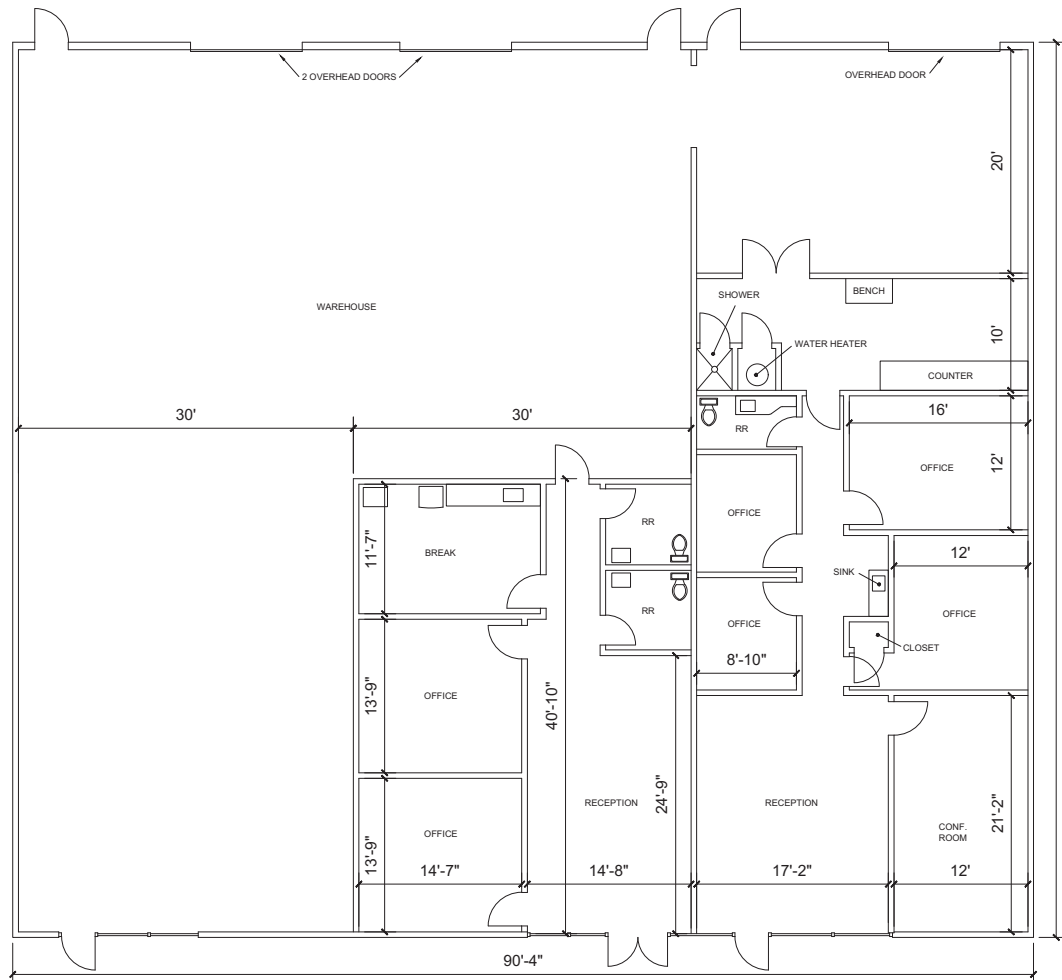


# MIDWAY LIGHT

7443-7445 AIRPORT FREEWAY | RICHLAND HILLS, TEXAS 76118

## PROPERTY FEATURES SUITE 7443-7445

- 7,360 SF
- 3,192 SF office
- 13'6" clear height
- One (1) dock door
- Two (2) ramped semi high doors
- Ample parking



**TREY GOODSPEED**  
817.632.6155  
tgoodspeed@holtlunsford.com

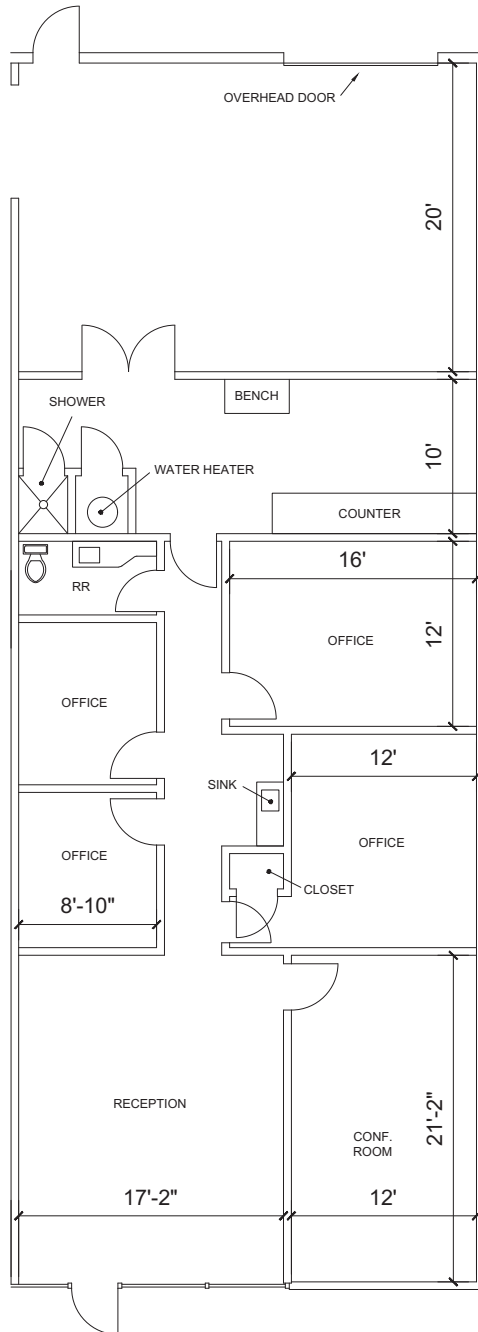
**GRAYSON FLEITZ**  
817.632.6159  
gfleitz@holtlunsford.com

**HOLT LUNSFORD COMMERCIAL**  
1200 Summit Avenue, Suite 300  
Fort Worth, Texas 76102  
www.holtlunsford.com



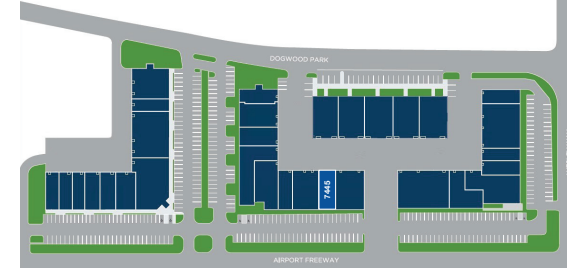
# MIDWAY LIGHT

7445 AIRPORT FREEWAY | RICHLAND HILLS, TEXAS 76118



## PROPERTY FEATURES SUITE 7445

- 2,550 SF
- 1,967 SF office
- 13'6" clear height
- One (1) dock door
- Ample parking



**TREY GOODSPEED**  
817.632.6155  
tgoodspeed@holtlunsford.com

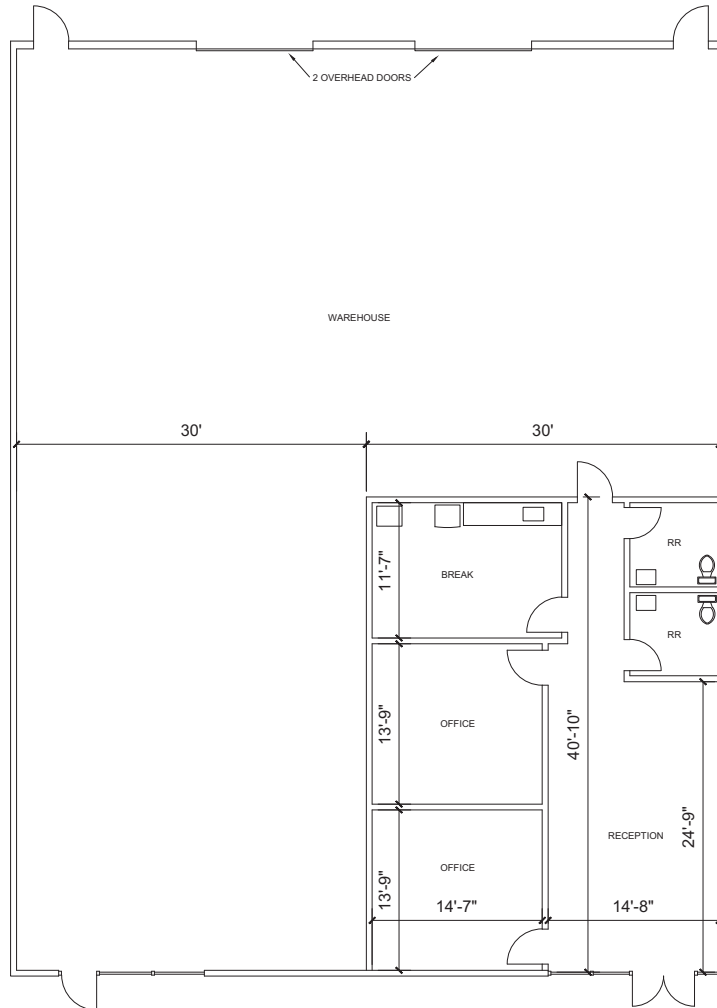
**GRAYSON FLEITZ**  
817.632.6159  
gfleitz@holtlunsford.com

**HOLT LUNSFORD COMMERCIAL**  
1200 Summit Avenue, Suite 300  
Fort Worth, Texas 76102  
www.holtlunsford.com



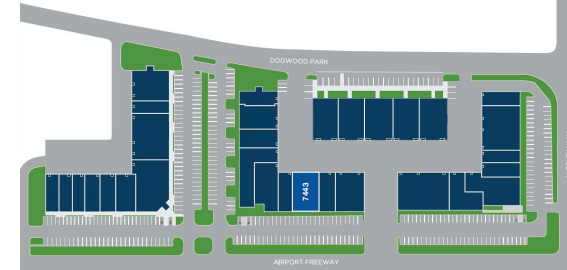
# MIDWAY LIGHT

7443 AIRPORT FREEWAY | RICHLAND HILLS, TEXAS 76118



## PROPERTY FEATURES SUITE 7443

- 4,810 SF
- 1,225 SF office
- 13'6" clear height
- Two (2) ramped semi high doors
- Ample parking



**TREY GOODSPEED**  
817.632.6155  
tgoodspeed@holtlunsford.com

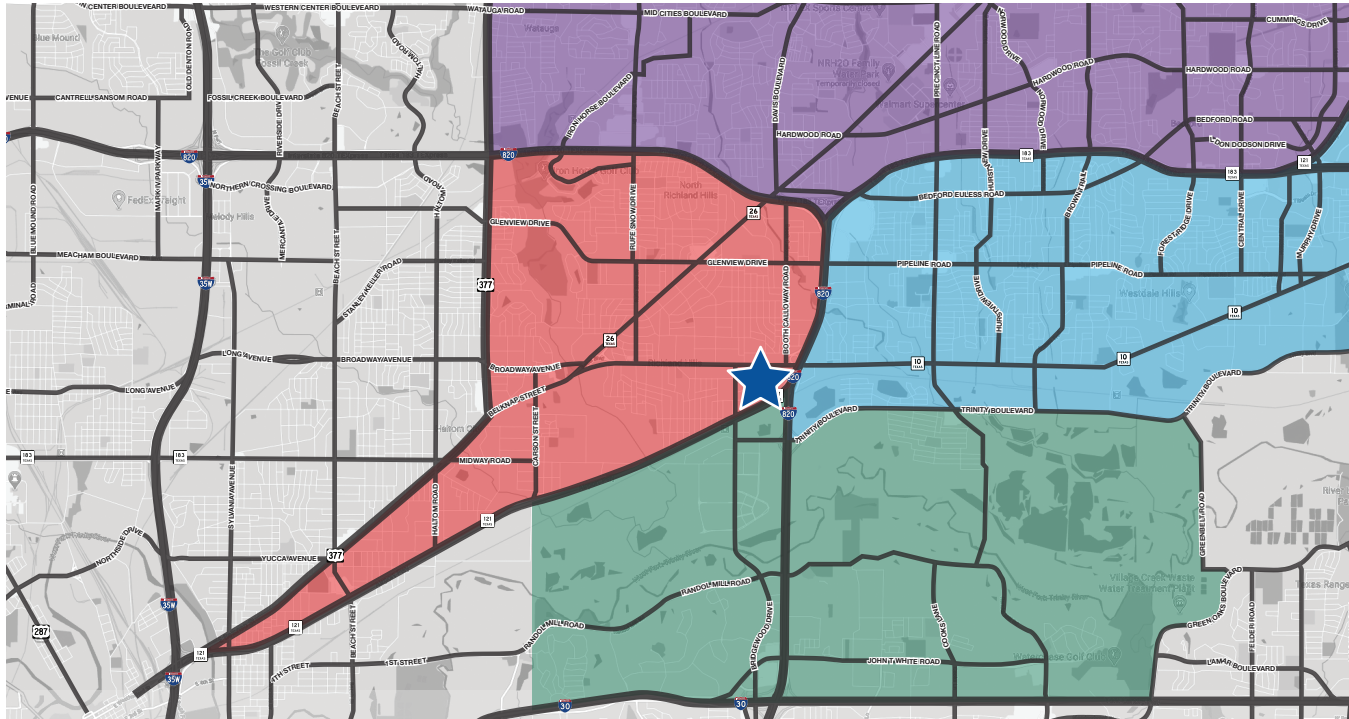
**GRAYSON FLEITZ**  
817.632.6159  
gfleitz@holtlunsford.com

**HOLT LUNSFORD COMMERCIAL**  
1200 Summit Avenue, Suite 300  
Fort Worth, Texas 76102  
www.holtlunsford.com



# AMENITIES

## AIRPORT FREEWAY & DOGWOOD PARK | RICHLAND HILLS, TEXAS 76118



Academy Sports & Outdoors  
 NRH20 Family Water Park  
 Walmart Supercenter  
 NYTEX Sports Centre  
 Tarrant County College – Northeast  
 The Home Depot  
 Lifetime Fitness  
 U-Haul Moving and Storage  
 In-N-Out Burger  
 At Home  
 Dollar Tree  
 WinCo Foods  
 Sam's Club  
 Lowe's Home Improvement  
 Tom Thumb

Alley Cats Entertainment  
 LA Fitness  
 Iron Horse Golf Club  
 Diamond Oaks Country Club  
 ALDI  
 Big Lots  
 Kroger  
 Walmart Neighborhood Market  
 Medical City NRH  
 Walgreens  
 Autozone Auto Parts  
 O'Reilly Auto Parts  
 McDonald's  
 NRH Municipal Court  
 Planet Fitness  
 Dollar General  
 Enterprise Rent-A-Car  
 The Link Event & Recreation Center

The Shops at NorthEast Mall  
 Texas Department of Public Safety  
 Best Buy  
 DICK'S Sporting Goods  
 Pipeline Village  
 Melbourne Plaza  
 Office Depot  
 Bed Bath & Beyond  
 Michaels  
 CVS  
 Target  
 Starbucks  
 Chipotle Mexican Grill  
 Chick-fil-A  
 Whataburger  
 Five Guys  
 Jersey Mike's Subs  
 Witten's Grill & Sports Cafe

BJ's Restaurant & Brewhouse  
 FedEx Office Print & Ship Center  
 Hurst Community Park  
 O'Reilly Auto Parts  
 Tuesday Morning  
 Ulta Beauty  
 Cavender's Boot City  
 JOANN Fabrics & Crafts  
 Conn's HomePlus  
 Walmart Neighborhood Market

The Home Depot  
 U-Haul Moving & Storage  
 Albertsons  
 Restaurant Depot  
 Woodhaven Country Club – Golf Course  
 Family Dollar  
 Sam's Club  
 Lowe's Home Improvement  
 Discount Tire  
 Taco Casa  
 Wendy's  
 Jack in the Box  
 Taco Casa  
 Chicken Express  
 Subway

**TREY GOODSPEED**  
 817.632.6155  
[tgoodspeed@holtlunsford.com](mailto:tgoodspeed@holtlunsford.com)

**GRAYSON FLEITZ**  
 817.632.6159  
[gfleit@holtlunsford.com](mailto:gfleit@holtlunsford.com)

**HOLT LUNS福德 COMMERCIAL**  
 1200 Summit Avenue, Suite 300  
 Fort Worth, Texas 76102  
[www.holtlunsford.com](http://www.holtlunsford.com)





# Information About Brokerage Services



Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

## TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

## A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

## A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

**AS AGENT FOR OWNER (SELLER/LANDLORD):** The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent. **An owner's agent fees are not set by law and are fully negotiable.**

**AS AGENT FOR BUYER/TENANT:** The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent. **A buyer/tenant's agent fees are not set by law and are fully negotiable.**

**A buyer/tenant's agent fees are not set by law and are fully negotiable.**

**AS AGENT FOR BOTH - INTERMEDIARY:** To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
  - o that the owner will accept a price less than the written asking price;
  - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  - o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

**AS SUBAGENT:** A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must the interests of the owner first.

## TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

**LICENSE HOLDER CONTACT INFORMATION:** This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Holt Lunsford Commercial, Inc.	359505	hlunsford@holtlunsford.com	972.241.8300
Licensed Broker/Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Mario Zandstra	312827	mzandstra@holtlunsford.com	972.241.8300
Designated Broker of Firm	License No.	Email	Phone
	License No.	Email	Phone
Licensed Supervisor of Sales Agent/Associate	License No.	Email	Phone
	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone