



WOODLANDS | **FOR LEASE**

2003-108TH STREET, GRAND PRAIRIE, TX 75050

PROPERTY SUMMARY



PROPERTY DESCRIPTION

2003 108th Street one space available for Lease.

PROPERTY HIGHLIGHTS

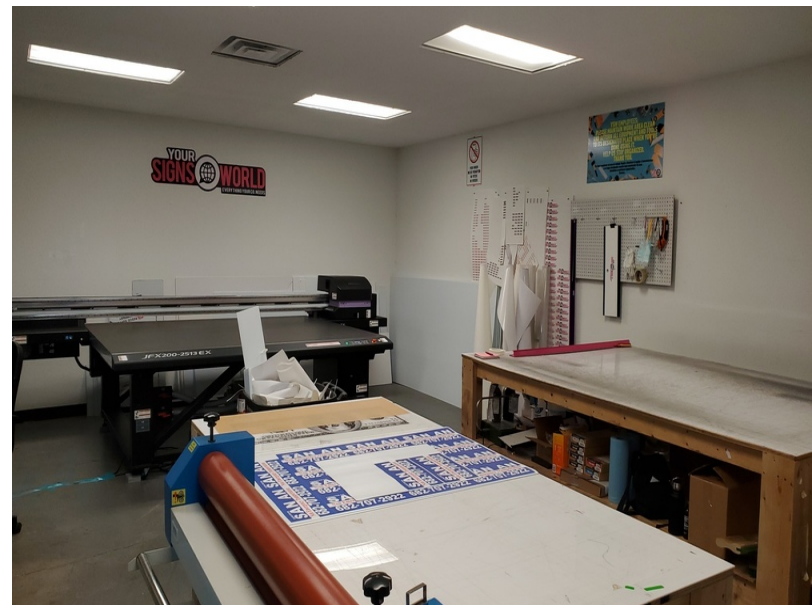
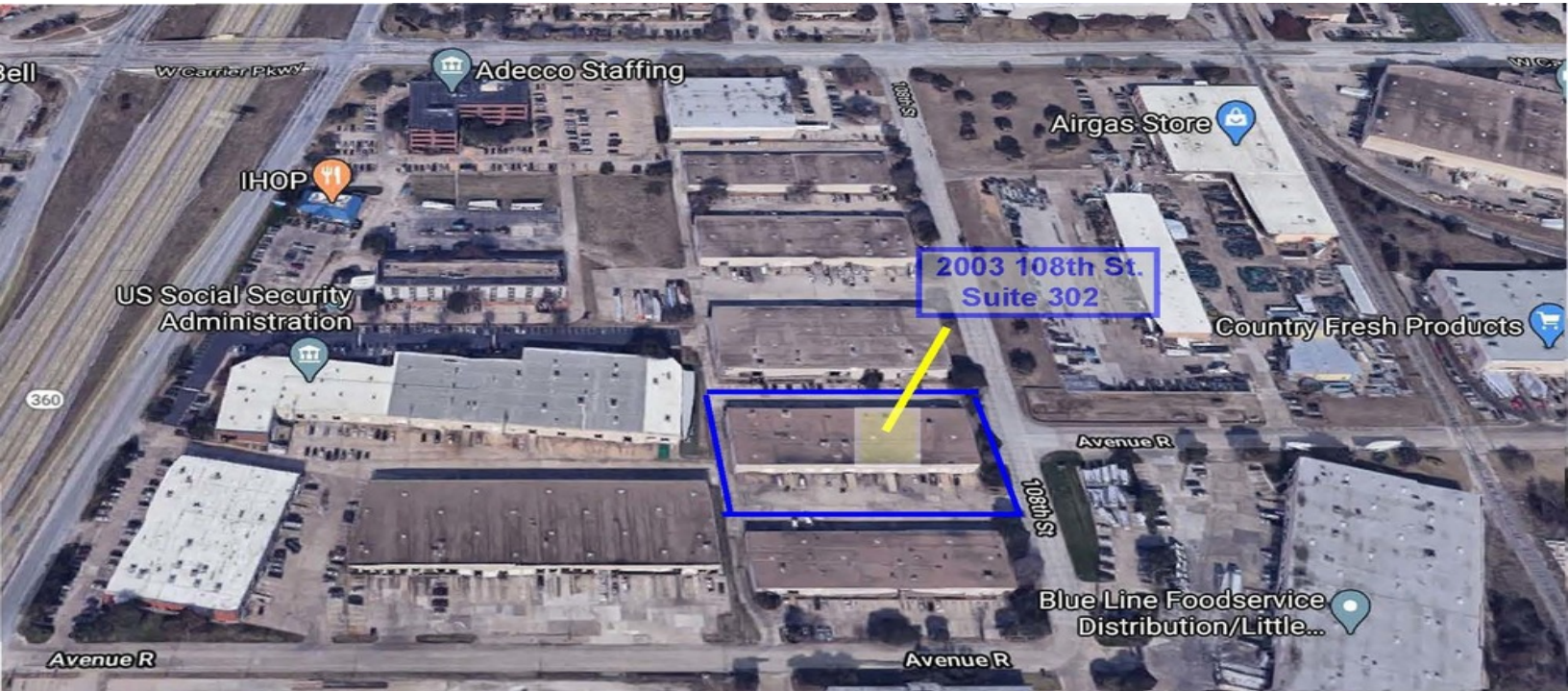
- Industrial Flex Space Available
- Suite 302 is 7,495 SF
- Dock & Ramp with Over Sized Door
- Office/1,946 sf
- Four Privates/Break/Conference with Reception
- Office Restroom/Warehouse Restroom
- Large Truck Court
- Quick and easy access to Hwy 360 and 161
- 7 minutes from south entry of DFW Airport

OFFERING SUMMARY

Lease Rate:	\$8.25
Opex:	\$2.80
Available SF:	7,495 SF
Lot Size:	2.95 Acres
Building Size:	56,648 SF

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ADDITIONAL PHOTOS



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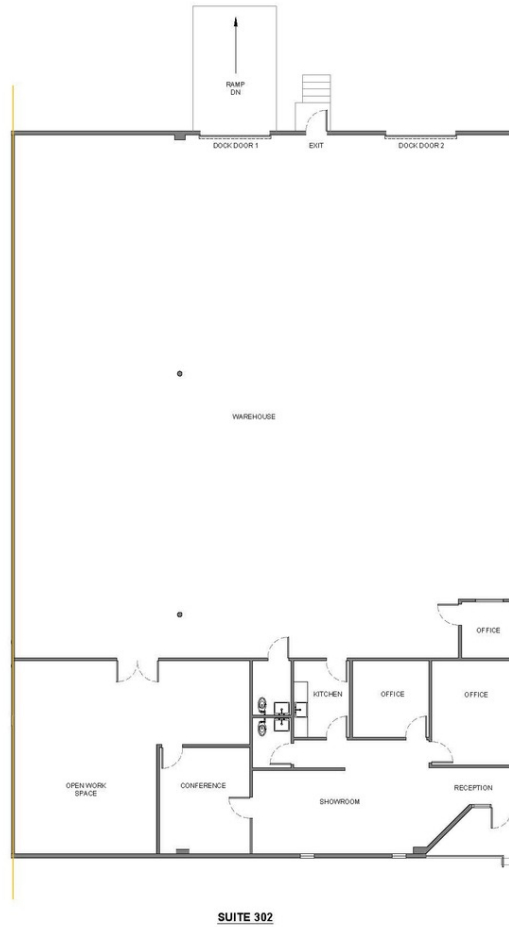
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ADDITIONAL PHOTOS

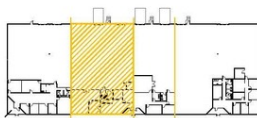


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FLOOR PLANS



KEY PLAN:



RR CAPTIAL MANAGEMENT, INC.



FLOOR PLAN

SCALE: 1/16" = 1'-0"

SUITE 302

2003 108TH ST. GRAND PRAIRIE, TX 75050

OFFICE AREA: 1,948 SQFT

WAREHOUSE AREA: 5,549 SQFT

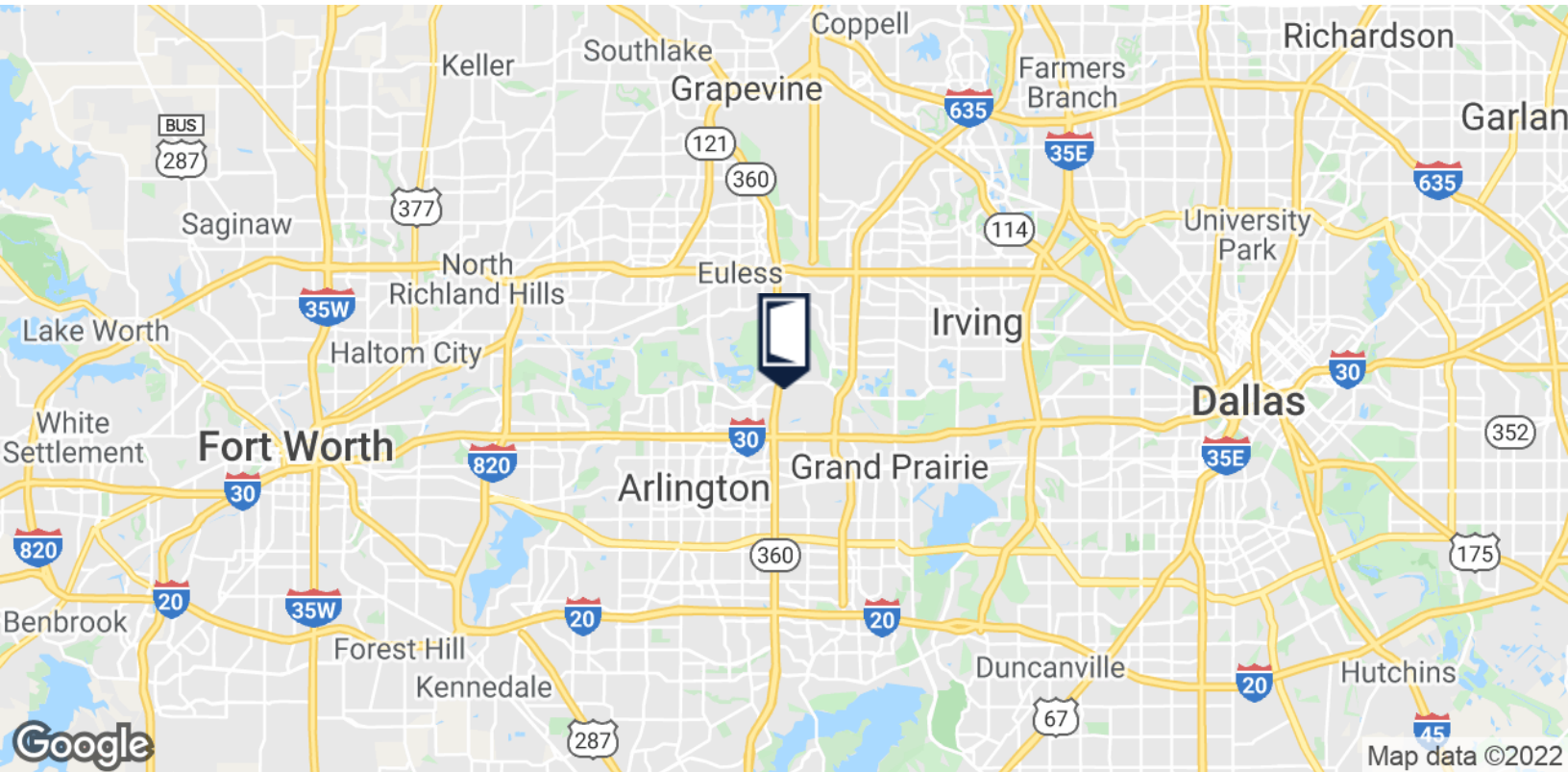
TOTAL AREA: 7,495 SQFT

studio whitebox

4 6 9 - 7 4 4 - 5 5 9 3
DRAWN BY: STUDIO WHITEBOX DATE: 04.19.2021

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LOCATION MAPS



2003-108TH STREET, GRAND PRAIRIE, TX 75050

THE WOODLANDS BUSINESS PARK

2001 108TH STREET SUITE 105
GRAND PRAIRIE, TX 75050



Property Details & Highlights

Building Name	The Woodlands Business Park
Property Type	Industrial
Property Subtype	Warehouse/Distribution
APN	06455476
Building Size	29,250 SF
Lot Size	2.95 Acres
Year Built	1980
Number of Floors	1
Construction Status	Existing
Free Standing	No

3,974 SF of industrial flex space.
Great Location with easy access to 360 and 161.



- Three Privates with reception area.
- Rear load with grade access.
- 947 sf of office with balance of 3,027 sf warehouse.
- 16' Clear
- Standard power.

Property Summary



OFFERING SUMMARY

Available SF:	3,974 SF
Lease Rate:	\$7.50 SF/yr (NNN)
Lot Size:	2.95 Acres
Year Built:	1980
Building Size:	29,250 SF
Zoning:	Commercial
Market:	Dallas/Ft Worth
Submarket:	Great SW/Arlington Ind/Upper Great Southwest Ind

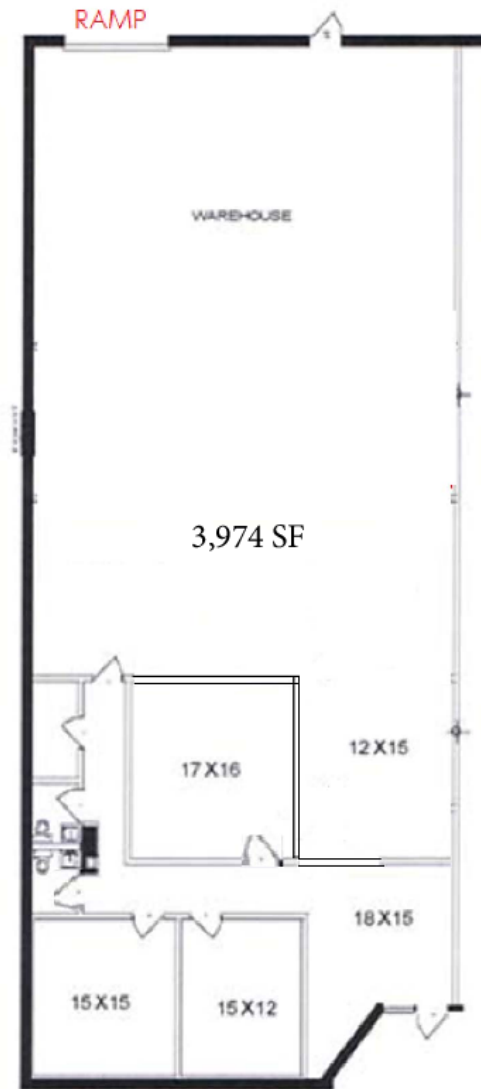
PROPERTY OVERVIEW

3,974 SF of industrial flex space.
Great Location with easy access to 360 and 161.

PROPERTY HIGHLIGHTS

- Three Privates with reception area.
- Rear load with grade access.
- 947 sf of office with balance of 3,027 sf warehouse.
- 16' Clear
- Standard power.

Floor Plans



Additional Photos



Additional Photos



Aerial Map



Google

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Location Maps

