

**SCOTT
BROWN
COMMERCIAL**

FLEX SPACE FOR LEASE

405 Fort Worth Drive | Denton, TX 76201



PRICE

Call for Pricing

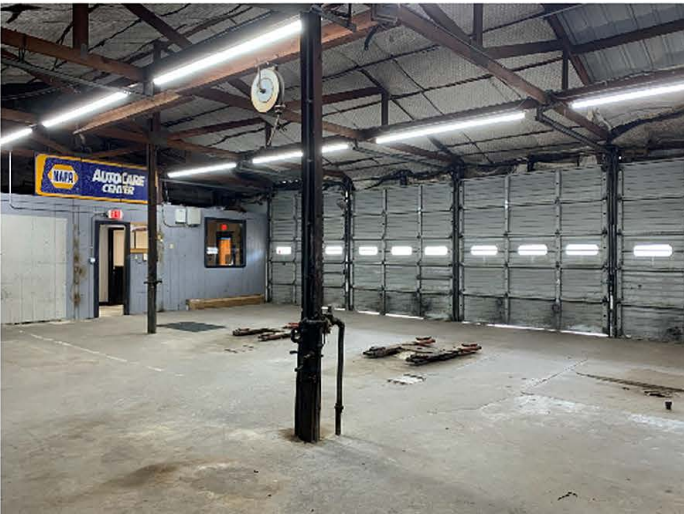
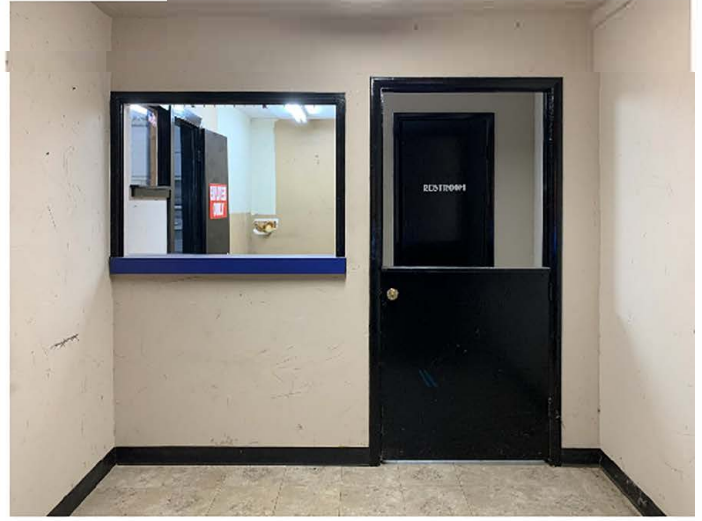
SIZE

Warehouse: 3,545 SF Auto Repair Shop: 2,000 SF
Retail / Office Storefront: 2,000 SF

PROPERTY HIGHLIGHTS

- High visibility & direct access to Fort Worth Drive
- Multi-use property with front and rear parking
- 1 mile from the Denton Square & half a mile from I-35E
- 8 Roll-Up Doors (Auto Shop: 5 | Warehouse: 3)

PHOTOS

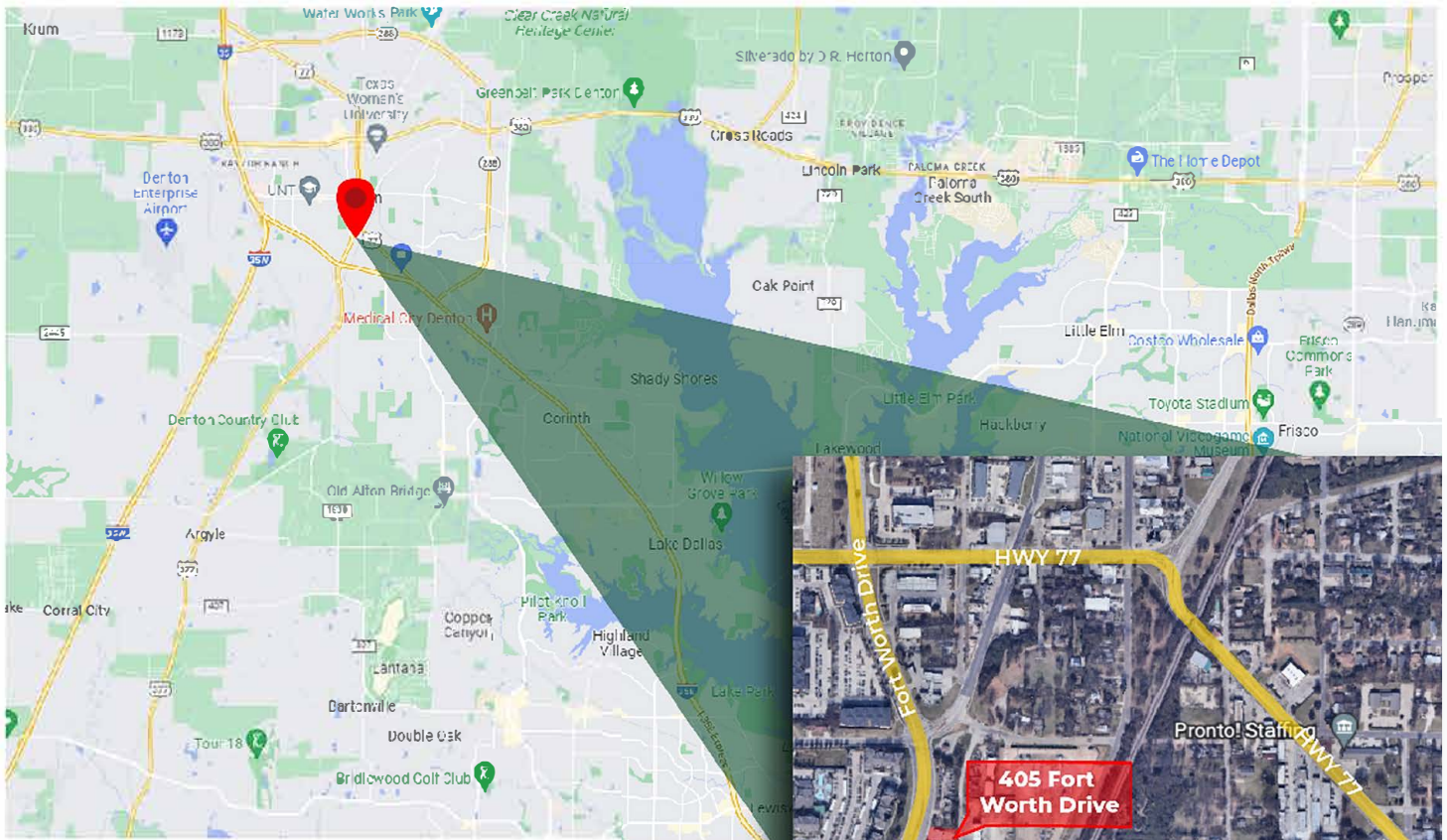


CHRISTIAN
SCOFFIELD

PHOTOS



MAPS 405 Fort Worth Drive | Denton, TX



DRIVE TIME

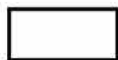
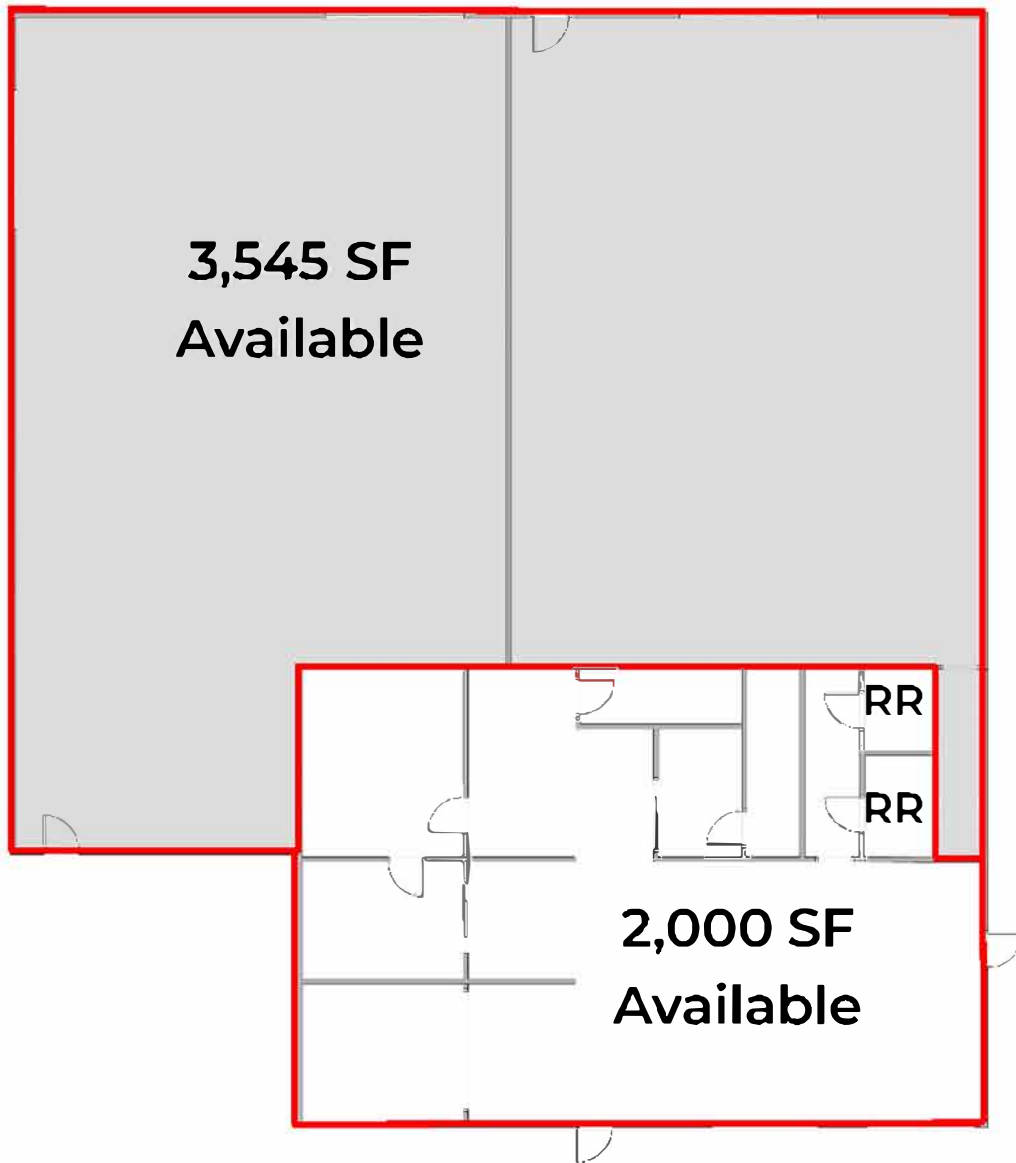
Fort Worth Dr	Direct Access
HWY 77	2 Minutes
I-35	3 Minutes
Denton Square	3 Minutes
TWU Campus	5 Minutes
HWY 380	5 Minutes
UNT Campus	6 Minutes
Rayzor Ranch	7 Minutes



Available

- Retail / Office Store Front: 2,000 SF
- Auto Repair Shop: 2,000 SF
- Warehouse: 3,545 SF

Floor Plans



Store Front / Office
Space

Retail / Office Space: 2,000 SF Available



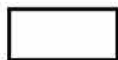
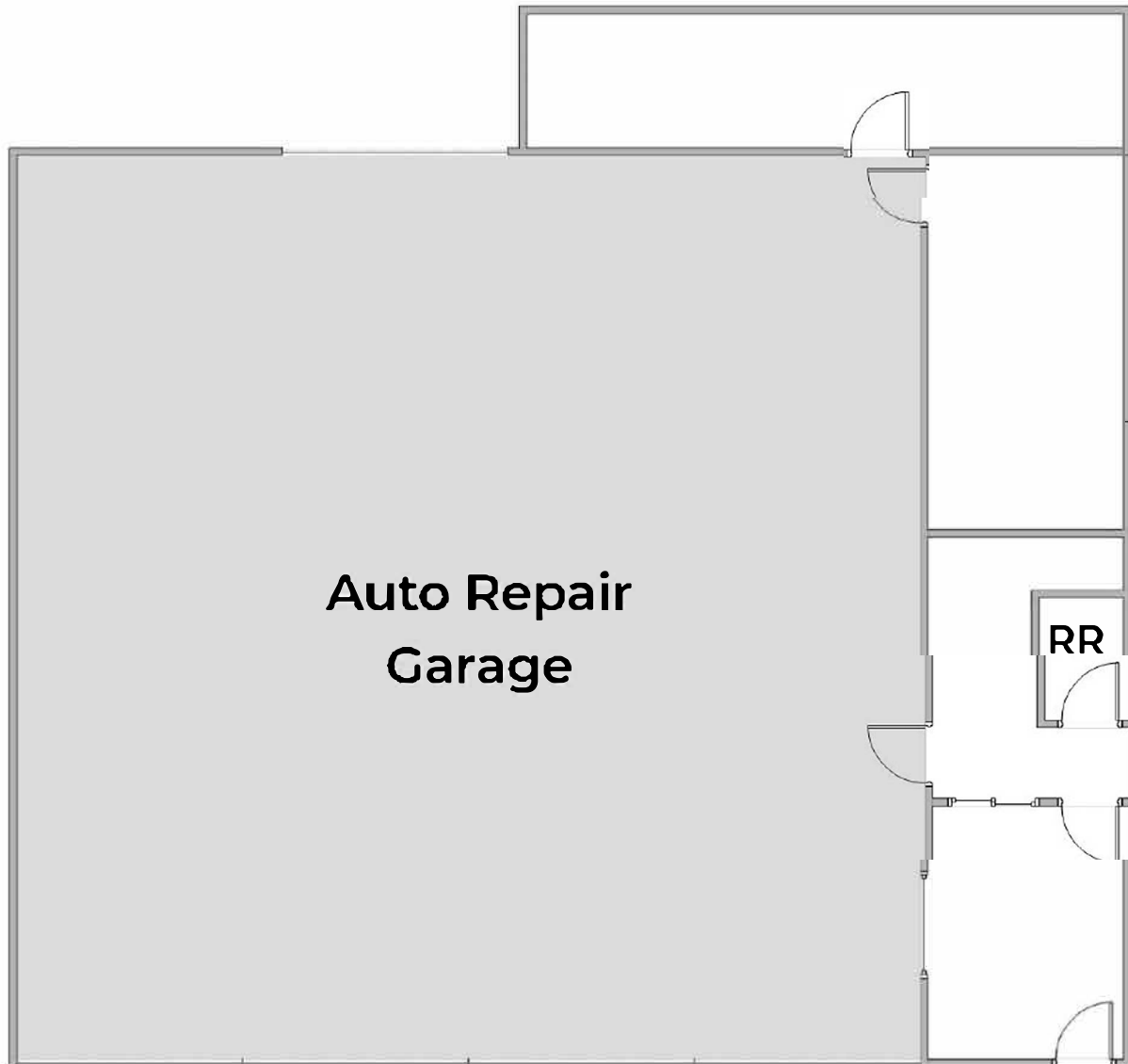
Warehouse

Warehouse Space: 3,545 SF Available

Christian Scofield is a highly motivated and experienced professional with a strong background in commercial real estate. He has a proven track record of identifying and securing prime commercial properties for his clients. Christian is a member of the National Association of Realtors and is committed to providing exceptional service and expertise in all aspects of commercial real estate.

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Store Front / Office
Space



Warehouse

Auto Repair Shop: 2,000 SF Available

Christian Scofield is a highly motivated and experienced professional with a strong background in commercial real estate. He has a proven track record of identifying, negotiating, and closing deals for both buyers and sellers. Christian is currently seeking qualified investors for a commercial real estate opportunity in the Dallas area. For more information, please contact Christian at [Phone Number] or [Email Address].

CHRISTIAN
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Investment Opportunity | Dallas, TX | 214-555-1234