



## Blue Smoke

2402 Blue Smoke; 2446 & 2402 Ludelle St, Fort Worth, TX  
76105

Industrial Warehouse/Distribution 22,800 SF

For Lease

**\$7 - \$8/SF/YR**

Property Size

**140,700 SF**

Clear Height

**1'5"**

Property Type

**Industrial -  
Warehouse/Distribution**

Date Updated

**Jun 09, 2022**

# Space Available

2440 Ludelle St

Space Type

**Industrial**

Lease Rate

**\$7 - \$8/SF/YR**

Total Space Available

**5,400 SF**

Divisible Space

**5,400 - 5,400 SF**

Available Date

**Immediate**

Lease Type

**NNN**

Renewal Option

**Yes**

Sublease

**No**

Space Type  
**Industrial**

Lease Rate  
**\$7 - \$8/SF/YR**

Total Space Available  
**10,800 SF**

Divisible Space  
**10,800 - 10,800 SF**

Available Date  
**Immediate**

Lease Type  
**NNN**

Renewal Option  
**Yes**

Sublease  
**No**

## 2406 Ludelle St

Space Type  
**Industrial**

Lease Rate  
**\$7 - \$8/SF/YR**

Total Space Available  
**2,400 SF**

Divisible Space  
**2,400 - 2,400 SF**

Available Date  
**Immediate**

Lease Type  
**NNN**

Renewal Option  
**Yes**

Sublease  
**No**

## 2408 Ludelle St

Space Type  
**Industrial**

Lease Rate  
**\$7 - \$8/SF/YR**

Total Space Available  
**1,800 SF**

Divisible Space  
**1,800 - 1,800 SF**

Available Date  
**Immediate**

Lease Type  
**NNN**

Renewal Option  
**Yes**

Sublease  
**No**

Space Type  
**Industrial**

Lease Rate  
**\$7 - \$8/SF/YR**

Total Space Available  
**2,400 SF**

Divisible Space  
**2,400 - 2,400 SF**

Available Date  
**Immediate**

Lease Type  
**NNN**

Renewal Option  
**Yes**

Sublease  
**No**