

Industrial Flex Space For Lease

138 LEOPARD RD.
RHOME, TX 76078

10,000 - 12,500 SQFT



LANCARTE
COMMERCIAL

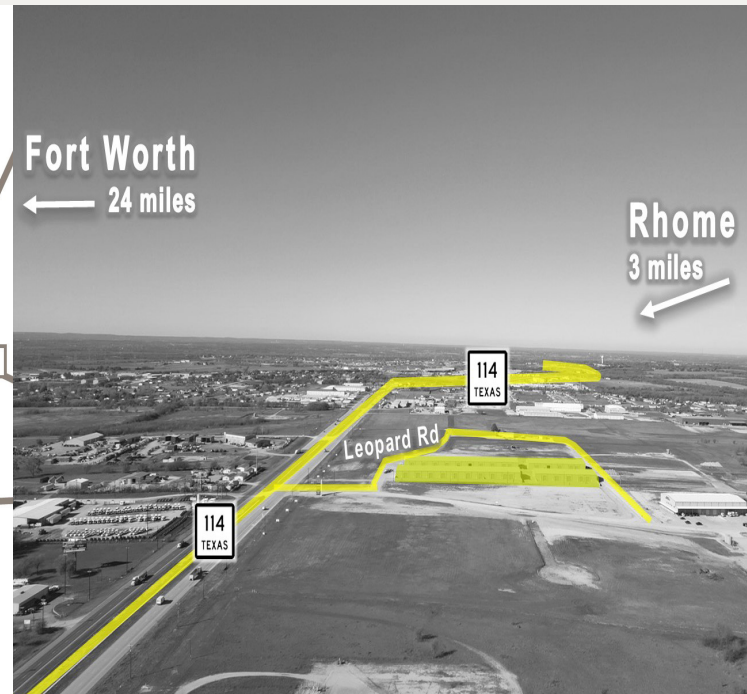
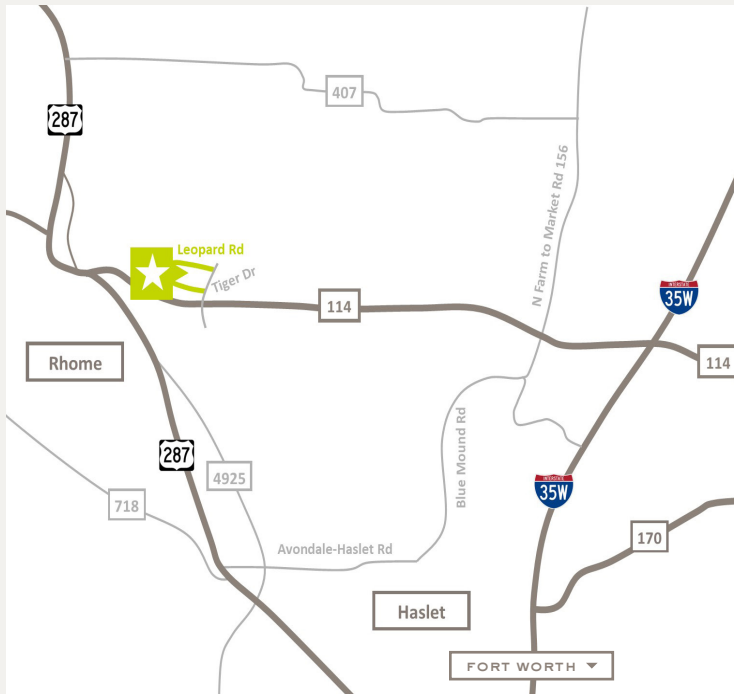
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LEASE RATE: CONTACT BROKER

PROPERTY FEATURES

- 10,000 - 12,500 SF Available
- (2) 50,000 SF Buildings
- (2) 25,000 SF Buildings
- 20' Clear Height (26' Middle)
- 14' Grade Level Doors
- 3-Phase 480 Power Available
- No Interior Building Columns
- 100-Foot Building Depth
- Security Cameras
- Decel/Accel Lane - Longest on Hwy 114
- Designated Ample Parking
- Fenced Yard Space Included
- Finish Out Allowance Available
- Building & Monument Signage Available

LOCATION HIGHLIGHTS

This property offers easy access to Highways 114, 35W, and 287, and located in one of the fastest-growing commercial and residential markets in the DFW Metroplex. It is conveniently located just 20 minutes away from Alliance Texas, an expansive 18,000-acre development by Hillwood. This area boasts an impressive 850,000 square feet of existing retail space, a global logistics hub, 2,000,000 square feet of Class A office space, and over 10,000 single-family homes, making it a hub of activity and opportunity.



RELENTLESSLY PURSUING WHAT MATTERS.

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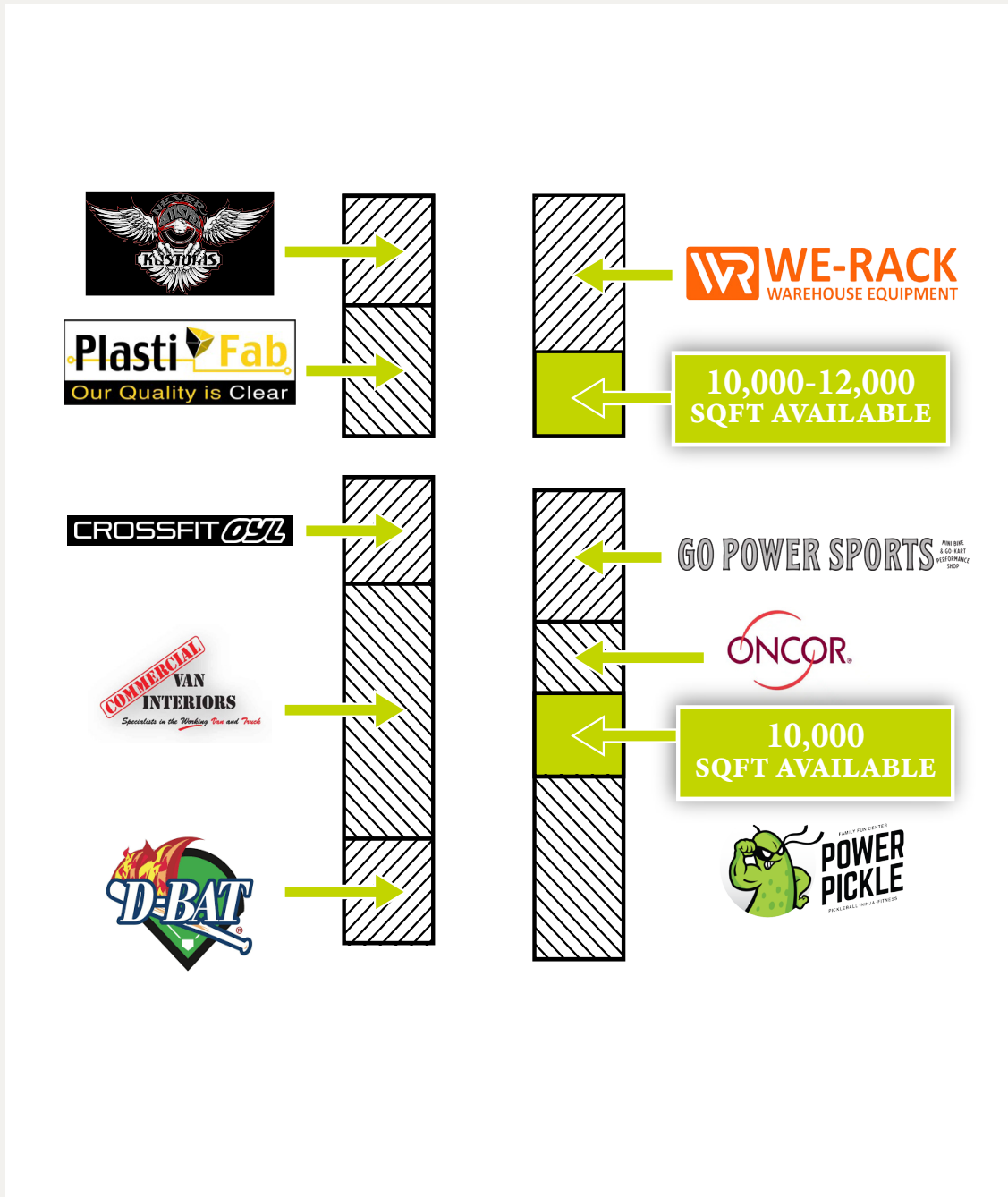
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SITE PLAN



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EXTERIOR PHOTOS



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PHOTOS



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