



COMMERCIALCOVE



BUILT IN
2025

FLEX WAREHOUSES FOR LEASE!

**10263 HWY 69 N
TYLER TX 75706**

**MOVE IN SPECIAL
\$99 FIRST MONTH
RENT**

START AT **\$0.80/sq ft per Month**

TYPE **COMMERCIAL & INDUSTRIAL**

SIZE **5250 SQFT EACH BUILDING
30,000 SQFT AVAILABLE**



BUILDING STREET VIEW



WAREHOUSE



OFFICE



BATHROOM

UNIT OVERVIEW

Luxury warehouse at its best, with spacious rooms, top-of-the-line amenities, LED lighting, security camera surveillance, office space, ac, and restrooms.

7'X10'
OFFICE

 6'X8'
BATHROOM

12'X14'
OVERHEAD
DOOR

1 TON AC
INCLUDED!

24 HR
ACCESS

SECURITY CAMERA
SURVEILLANCE

100amp Breaker
Panel

Overnight Security
Lights

CONTACT US



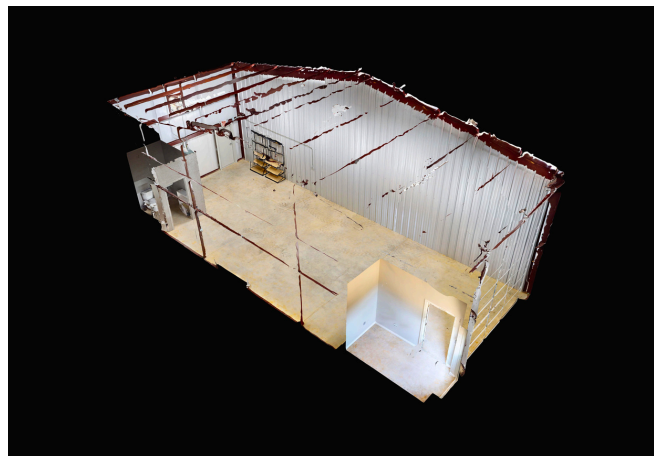
903-502-4030



MO@SCARBOROUGHCRE.COM



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AVERAGE DAILY TRAFFIC: 25,032

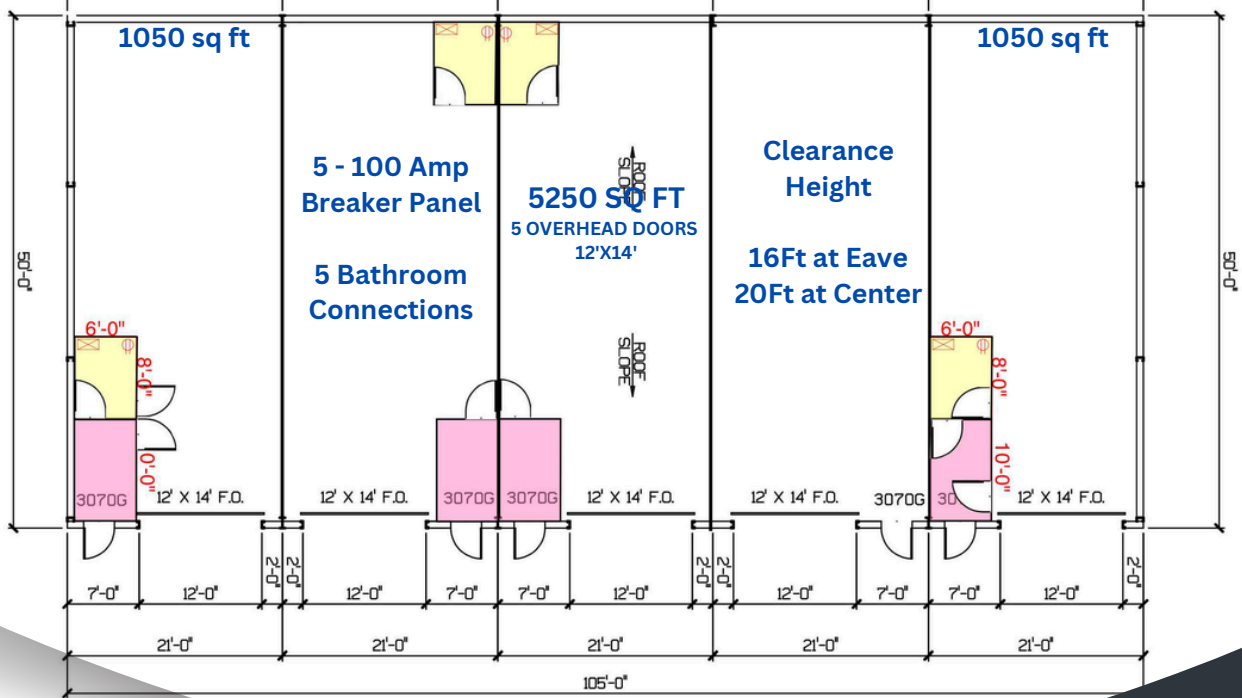
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Flex Warehouse for Lease

Discover the epitome of warehouse luxury with our spacious and versatile flex warehouse, designed to meet all your business needs.

Features Include:

- Expansive Rooms: Generous spaces for all your operations.
- Ample Warehouse Space: Ideal for storage, logistics, manufacturing and more.

Top-of-the-Line Amenities:

- LED Lighting: Energy-efficient lighting throughout the facility.
- 24/7 Security Camera Surveillance: Ensuring your assets are protected.
- Office Space: Complete with air conditioning for comfort.
- Convenient Restroom Facilities: Essential amenities for your team.
- Natural gas service by Center Point Energy : Power your machinery
- 100amp Breaker Panel: Reliable power supply for all your equipment.
- Overnight LED Lighting: Keeps your operations illuminated round-the-clock.

Experience the best in warehouse luxury and efficiency. Contact us today for a tour and leasing information.

[CONTACT US](#)



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