

# 1625 Lancaster Dr

1625 Lancaster Dr, Grapevine, TX 76051

Presented by  
TLC Realty, Inc.



## Price: \$18.50 /SF/Yr

Currently a Medical Office for OB/Gyn group. Available October 1, 2021. Free Standing single tenant building. Local Owners. Will consider TI with lease rate increase. minimum 5 year term. Next to Baylor Grapevine Hospital. Texas Oncology and many others in a medical subdivision. At intersection of SH 114 and SH 26. Easy access to DFW, Alliance Airport, Southlake, Tx has some of the best housing options and Lake Grapevine.

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Comfortable established Medical Community with local owner



**Tim Lancaster**

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**TLC Realty, Inc.**

4100 Heritage Ave, Suite 105  
Grapevine, TX 76051

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Listing space

1st Floor

|                 |                  |
|-----------------|------------------|
| Space Available | 11,502 SF        |
| Rental Rate     | \$18.50 /SF/Yr   |
| Date Available  | Now              |
| Service Type    | Triple Net (NNN) |
| Space Type      | Relet            |
| Space Use       | Office           |
| Lease Term      | Negotiable       |

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## Property Photos



20210630\_125348



20210630\_125354

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## Property Photos



20210630\_125406



20210630\_125419

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## Property Photos



20210630\_125427



20210630\_125452

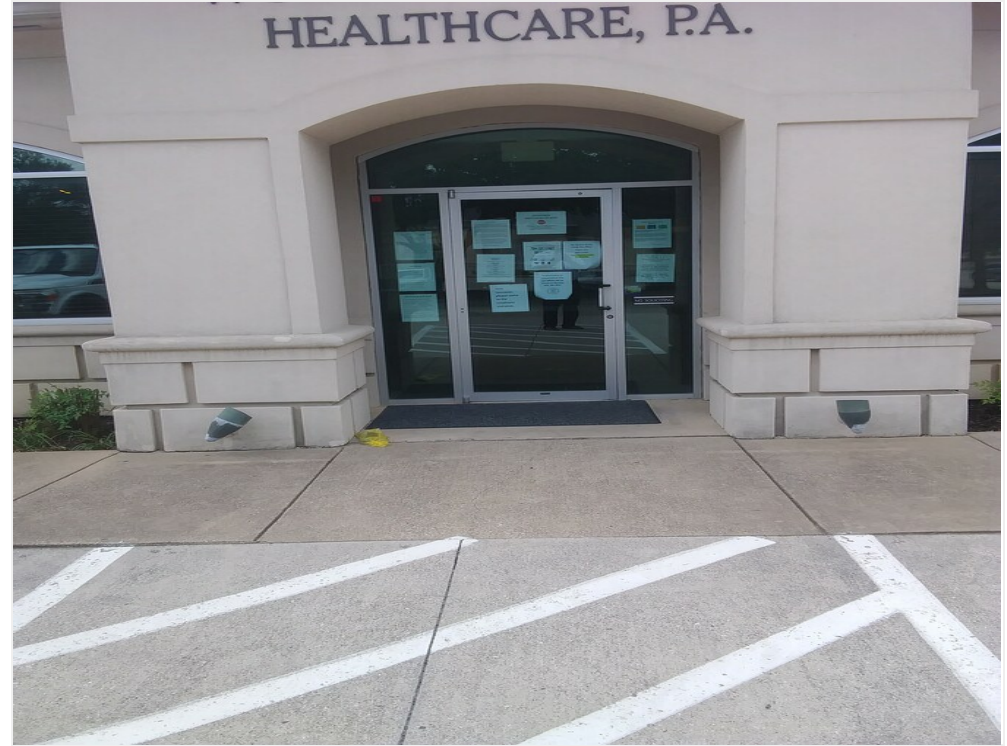
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## Property Photos



20210630\_125634



20210630\_125720

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## Property Photos



20210630\_125751



20210630\_125846

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## Property Photos



20210630\_130000



Building Photo

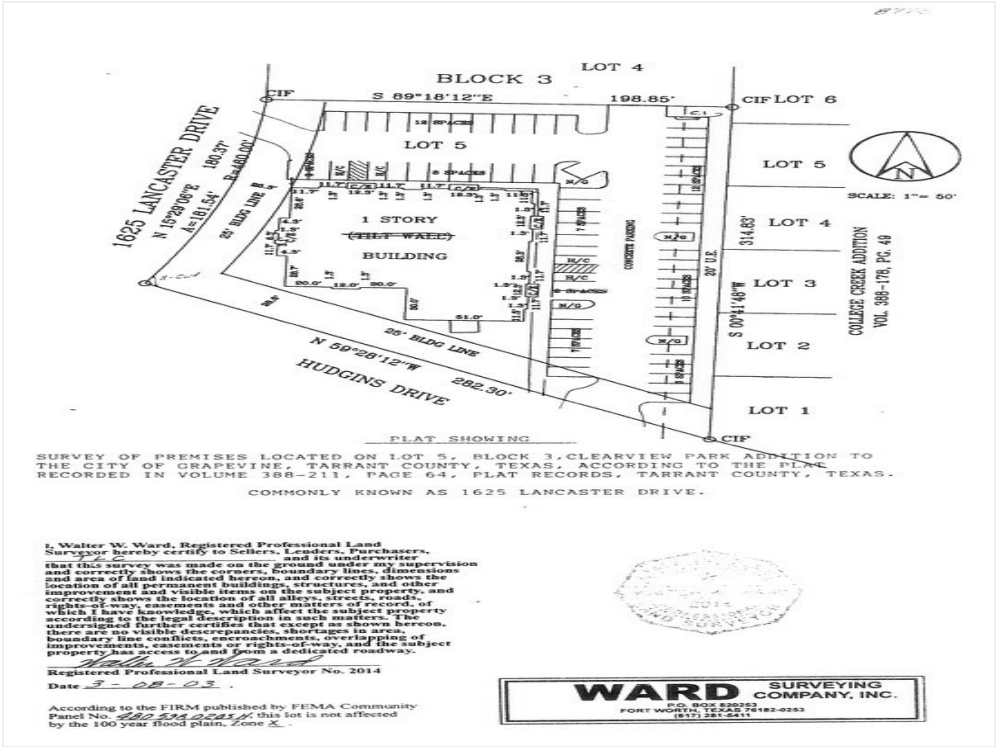
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## Property Photos



Building Photo



survey 1625 Lancaster 3.8.2003

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## Location

