

MERCER
COMMERCIAL

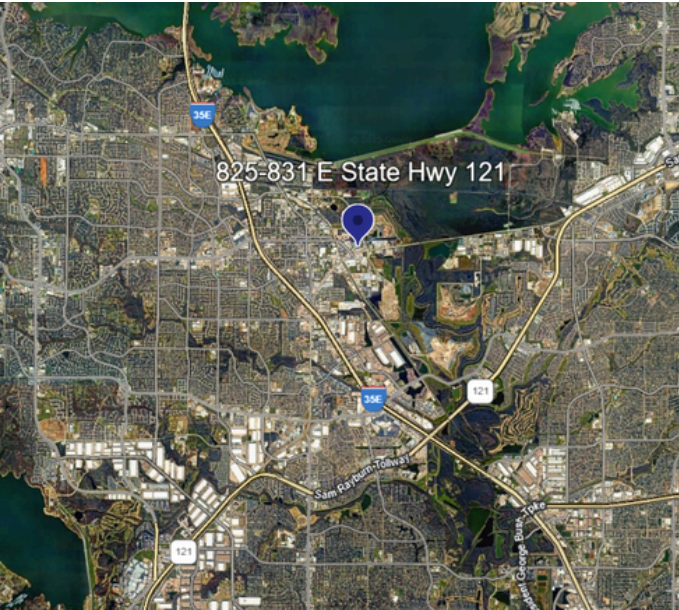


COMPANY
REAL ESTATE

SALE & LEASE

10,137 SF ON 3.69 AC

831 E STATE HIGHWAY 121, LEWISVILLE, TX 75207



PROPERTY FEATURES

- 10,137 SF
- Land Area: 3.69 AC
- Zoning: Heavy Industrial
- Highway 121 Frontage
- Surface: Gravel & Dirt
- Fenced & Secured Yard
- Tenant Improvement Allowance

TURNER PETERSEN, SIOR

Vice President

(214) 906-4220

tpetersen@mercercorpany.com

THOMAS MERCER

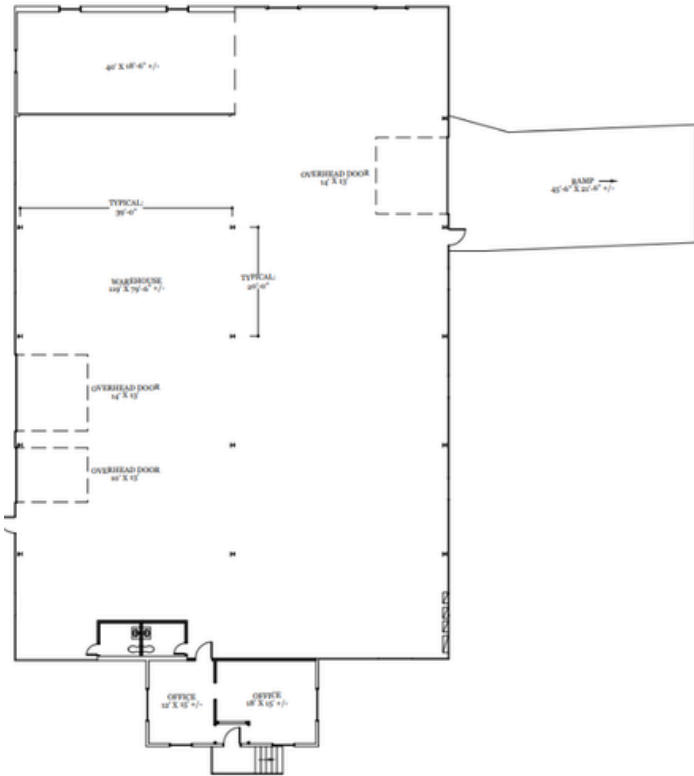
Associate

(972) 974-6240

tmercercorpany.com

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831 E STATE HIGHWAY 121, LEWISVILLE, TX 75207



PROPERTY SPECS:

- 10,137 SF
- Warehouse Area: 9,573 SF
- Office SF: 506
- Land Area: 3.69 AC
- Side Loading
- Clear Height: 13' - 16'
- Grade Level Doors: 2 (14' x 13')
- Ramp: 1 (14' x 13')
- Security: Fenced & Lit Yard
- Hwy 121 Business Frontage Access

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tmercerc@mercerc-company.com

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified before purchase or lease.

AVAILABLE

10,137 SF ON 3.69 AC

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831 E STATE HWY 121



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HIGHWAY ACCESS

5 MINS TO 35

7 MINS TO 121



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Mercer Company
2461 N Stemmons Fwy, Dallas, TX 75207

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