

Industrial ★ PARTIAL SUBLEASE

10,000 - 16,000 SF

LanCarte.com

4924 CAMBRIDGE ROAD, FORT WORTH, TX 76155



 **LANCARTE**
COMMERCIAL
BROKERAGE ★ PROPERTY MANAGEMENT

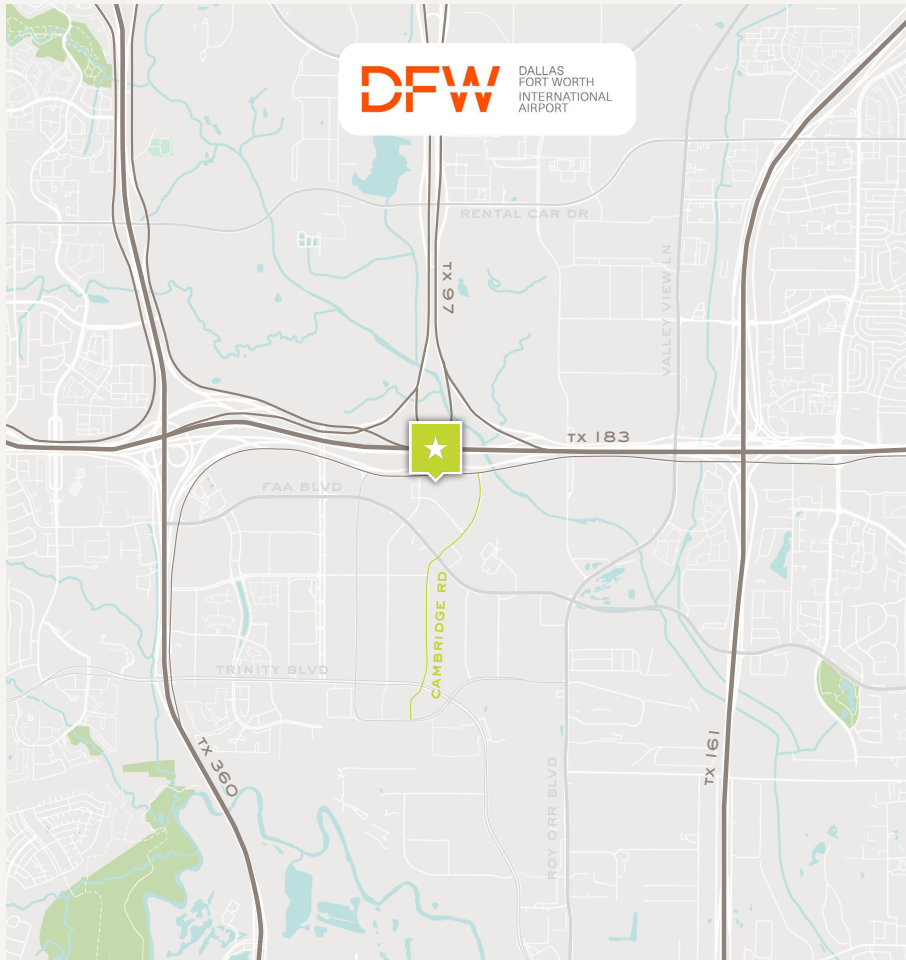
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PROPERTY FEATURES

- Term through 10/31/2030 (4+ years remaining)
- +/- 10,000 SF Warehouse
- 3,000 SF Showroom
- 3,000 SF Office
- Fenced Outside Storage Available
- 24' Clear Height
- Built in 2007
- 2 Dock High Doors (shared)
- Zoning: F1
- Hwy 183 Frontage with signage space available

LOCATION OVERVIEW

This industrial sublease offers a central DFW location with excellent connectivity. The property features visibility along Highway 183 and is just minutes from Highway 161 and Highway 360, providing convenient access throughout the Metroplex. Located directly across from Dallas/Fort Worth International Airport and nearly equidistant from Dallas and Fort Worth, the site is well-positioned for logistics, distribution, and service-oriented users seeking access to the entire DFW market.

LEASE RATE & STRUCTURE

\$12.16 PSF NNN



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Relentlessly Pursuing What Matters

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