



PROPERTY SUMMARY

PROPERTY:	DeliverIt Pharmacy Building		
LOCATION:	2901 Brown Trail Bedford, TX 76021		
POTENTIAL USE:	Professional Office General Office Medical Office		
AVAILABILITY:	2901 Brown Trail, 2 nd Floor, +/- 4,654 RSF		
SIGNAGE:	Available		
UTILITIES:	Tenants Expense – All existing to the site		
PARKING:	Ample		
RATE:	\$20.00 / SF / Yr Full Service		
TERMS:	Negotiable		
COMMENTS:	2901 Brown Trail presents a well-located office opportunity within the highly accessible Bedford / Hurst / Euless Mid-Cities corridor. The property benefits from its central location between Dallas and Fort Worth, with convenient access to Highway 121, Highway 183, and Airport Freeway, as well as proximity to DFW International Airport. The available +/- 4,654 SF second-floor space offers a flexible layout suitable for a variety of professional office or medical office users serving the surrounding residential and commercial population.		
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