

# FIRST PARK 121 BUILDING F

501 Holfords Prairie Road | Lewisville, TX 75056



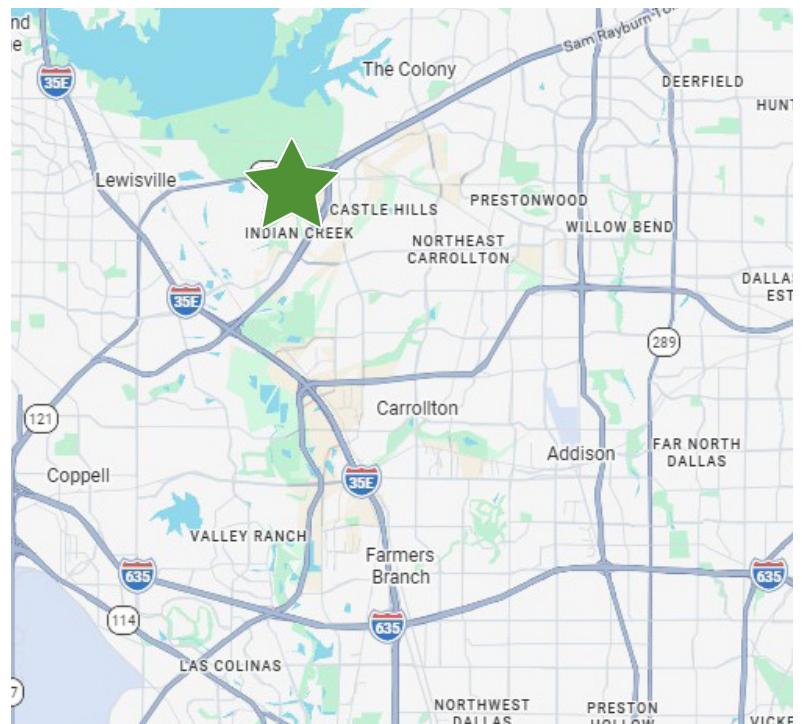
176,182 SQUARE FEET | FOR LEASE

## PROPERTY SPECIFICATIONS

Available Space:	176,182 SF
Spec Office:	3,965 SF
Ceiling Height:	36' clear
Sprinkler System:	ESFR
Dock Doors:	36 Dock High (9' x 10')
Ramps:	2 Ramp (12' x 14')
Roof:	60 Mil TPO
Roof Insulation:	R-20
Trailer Parks:	49
Car Parks:	124
Electrical Service:	1,200 amps at 480 volts

## PROPERTY HIGHLIGHTS

- Business friendly municipality offering Triple Freeport
- Excellent access to SH-121, with close proximity to I-35E and the North Dallas Tollway
- 7 miles from Plano's Legacy Business Park and Frisco's 5 Billion Dollar Mile, and abundant shopping, dining, and other amenities nearby



## BROKER CONTACT

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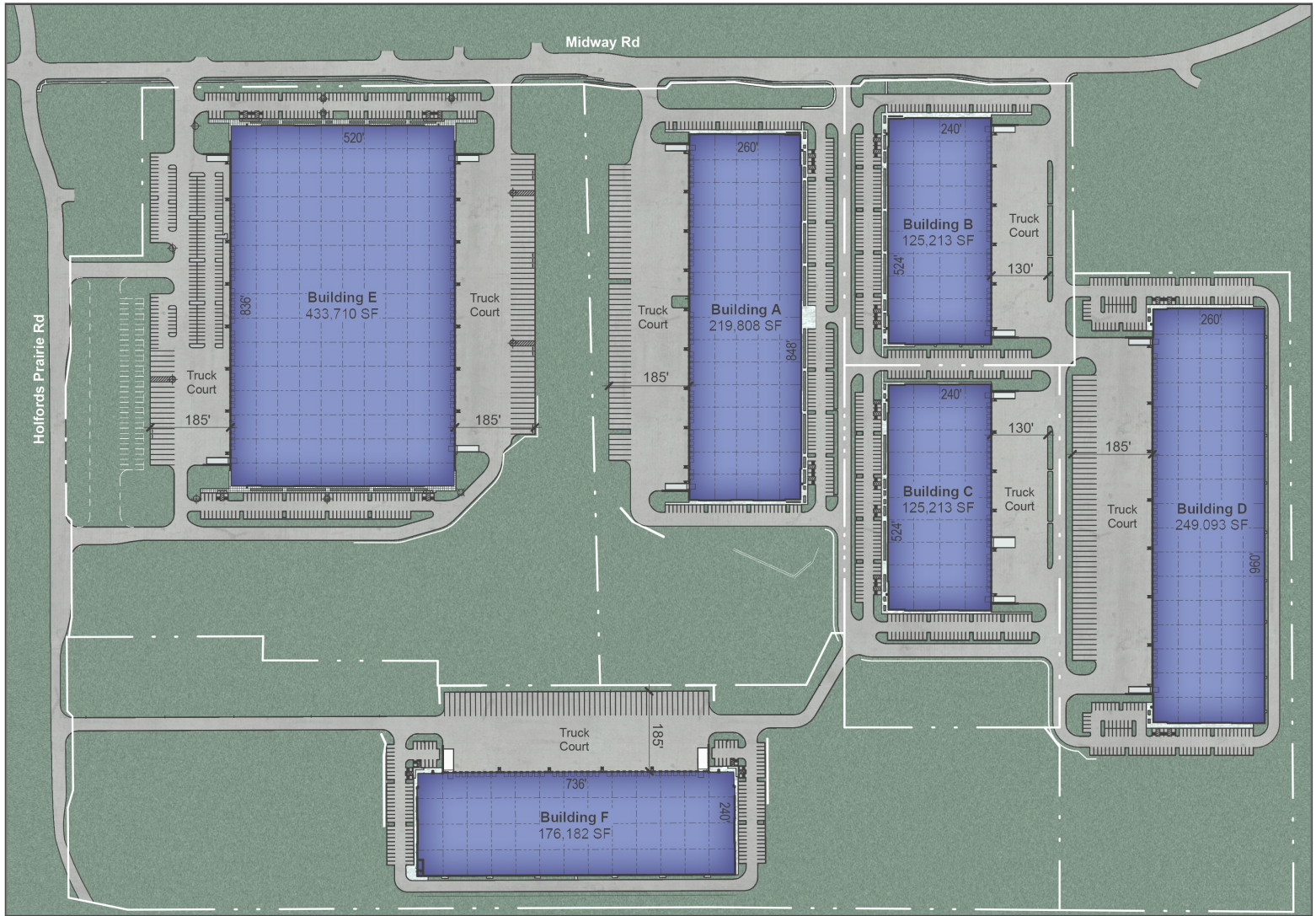
## OWNER CONTACT

**Robert Allen**  
Senior Regional Director  
972.419.5715  
rallen@firstindustrial.com

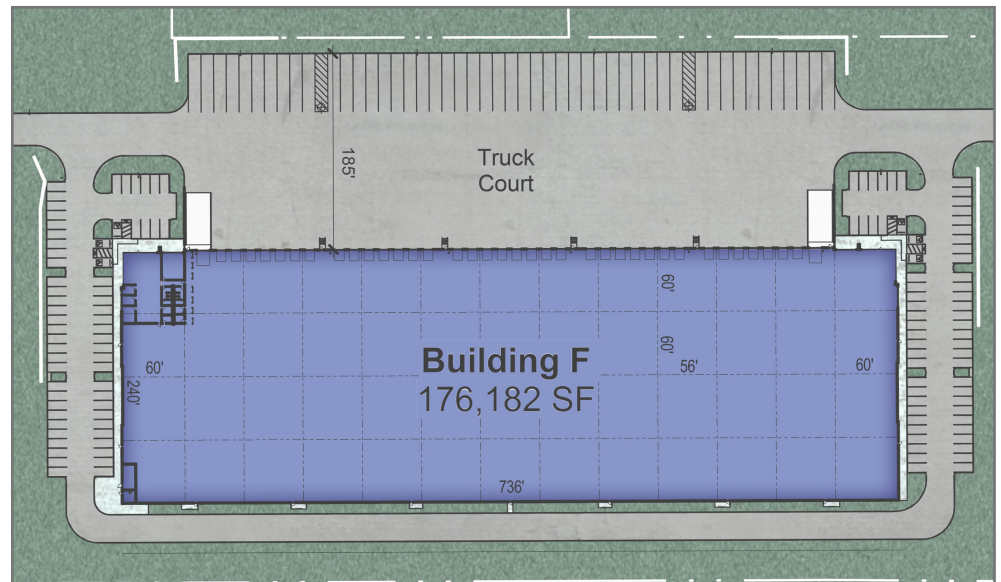
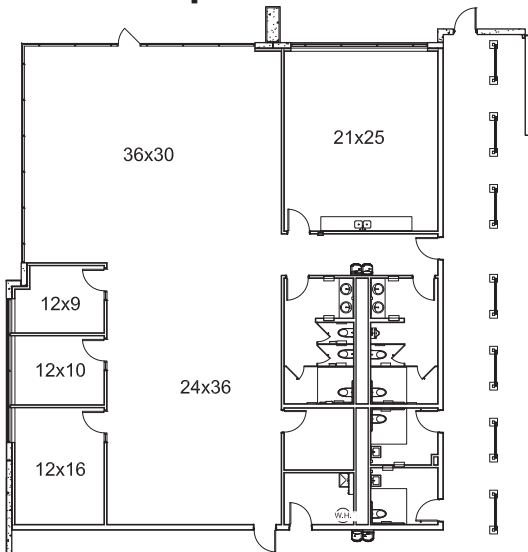


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## Spec Office



5310 Harvest Hill Road, Suite 270 Dallas, TX 75230 972.386.4700

[www.firstindustrial.com](http://www.firstindustrial.com)

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