

4911 CONFLANS ROAD

IRVING, TEXAS



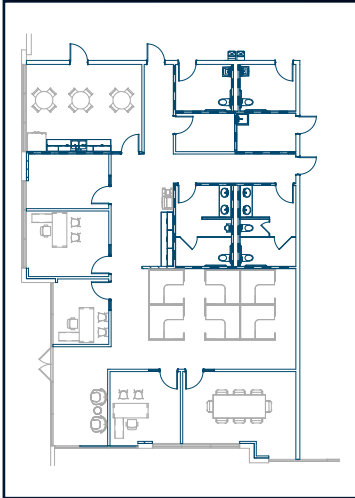
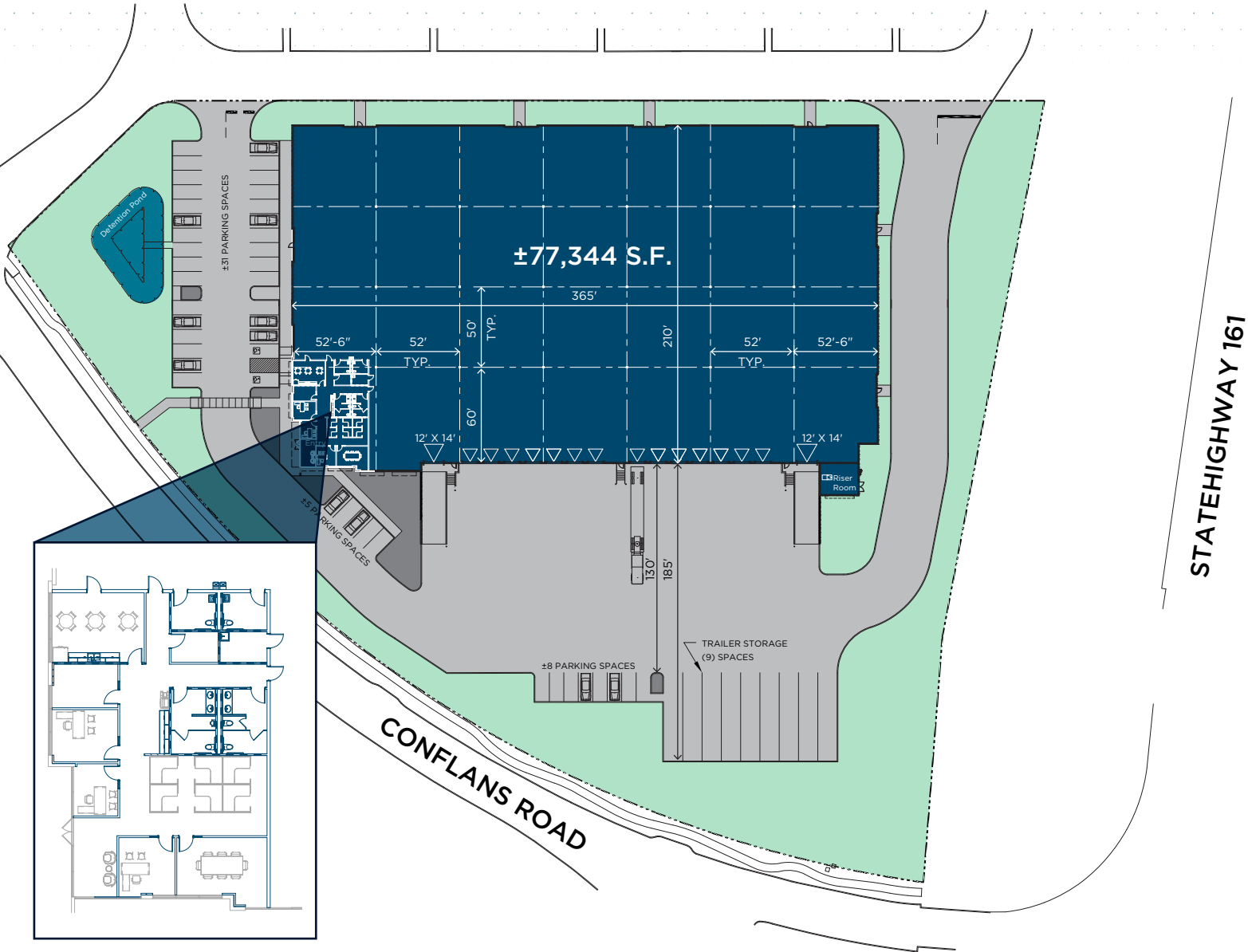
± 77,344 SF

Available for Sale or Lease
Q3 2026

Developed by:  **ALLIANCE**
INDUSTRIAL COMPANY

 **CUSHMAN &
WAKEFIELD**

PROPERTY OVERVIEW



77,344
SF



32'
Clear Height



44
Auto Parking Spaces



3,029
Spec Office SF



14
Dock High Doors



1000 kVa
Transformer



9
Trailer Parking Spaces



50' X 52'
Typical Bays with
60' Speed Bay



ESFR
Sprinkler System



2
Ramped Doors (12' x 14')

ULINE

SAMSUNG

APL Logistics

Pedregal
the fruit company

HUSSMANN®

HELLO FRESH

183

161

183

Kubota

OMEGA ENVIRONMENTAL

UNITED STATES POSTAL SERVICE®

PARISH-BAE PH POWER-HOUSE

ESSENDANT™
BEYOND ESSENTIAL

ASC
Engineered Solutions

amcor

SONOCO

Expeditors

GSM OUTDOORS
THINK OUTSIDE

TRADER JOE'S

360

Refresco



4911 CONFLANS ROAD

Drive Times

DFW International Airport	2.5 Miles
Dallas Love Field Airport	11.7 Miles
Dallas CBD	15.8 Miles
Fort Worth CBD	22 Miles



FOR MORE INFORMATION, PLEASE CONTACT:

DAVID ESEKE, SIOR
 Vice Chairman
 +1 972 663 9852
 david.eseke@cushwake.com

CLAY BALCH, SIOR
 Executive Managing Director
 +1 972 663 9853
 clay.balch@cushwake.com

JAY BENNER
 Managing Director
 +1 205 864 7086
 jay.benner@cushwake.com



Developed by:
ALLIANCE
 INDUSTRIAL COMPANY