



- Outside storage, fenced on three sides with automatic front gate.
- Located out of city limits, no zoning.
- 16' clear height, clear span.
- Single phase power
- Automotive users on a case-by-case basis.
- Located just off FM 917.
- Tenants pay for own trash and separately metered electric, plus pro-rata share of water.
- Outside storage limitations include allowing access from adjacent tenants to their rear doors.

Availability:

Suite B +/-4,000 SF \$5,150.00 Mo.

Warehouse/office suite with outside storage. Office features a reception/waiting area, an office, and a restroom. Warehouse features two 12'w x 14'h grade-level overhead doors with mezzanine storage.

Lease Rate:

\$15.45 SF
Modified Gross

Location:

Near 287, 287 Business, and Highway 360

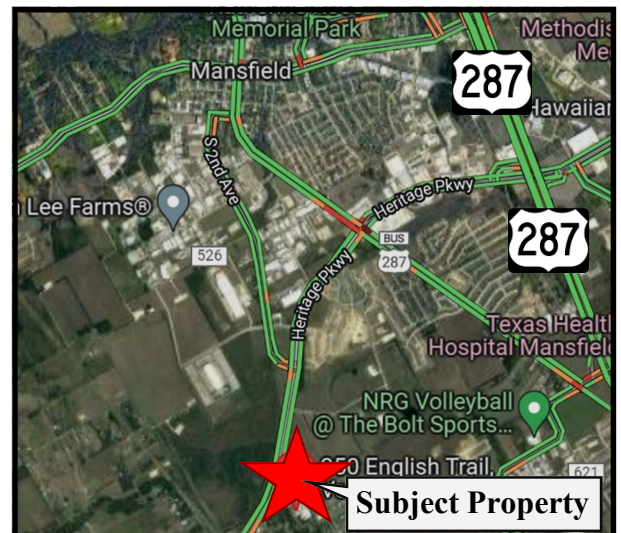
Use:

Industrial



Offered for lease exclusively by:

Mote & Associates
Contact: Sarah R. Mitchell
M: 469-569-3019
O: 972-296-2856
326 Cooper Street, Suite A1
Cedar Hill, TX 75104





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O: 972-296-2856

sarahm@moteandassociates.com

326 Cooper Street, Suite A1

Cedar Hill, TX 75104



MOTE & ASSOCIATES

Suite B Interior

350 English Trail, Venus, TX



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MOTE & ASSOCIATES

Suite B Warehouse

350 English Trail, Venus, TX



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MOTE & ASSOCIATES

Aerial View

350 English Trail, Venus, TX



Suite B Storage

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Business Map

350 English Trail, Venus, TX



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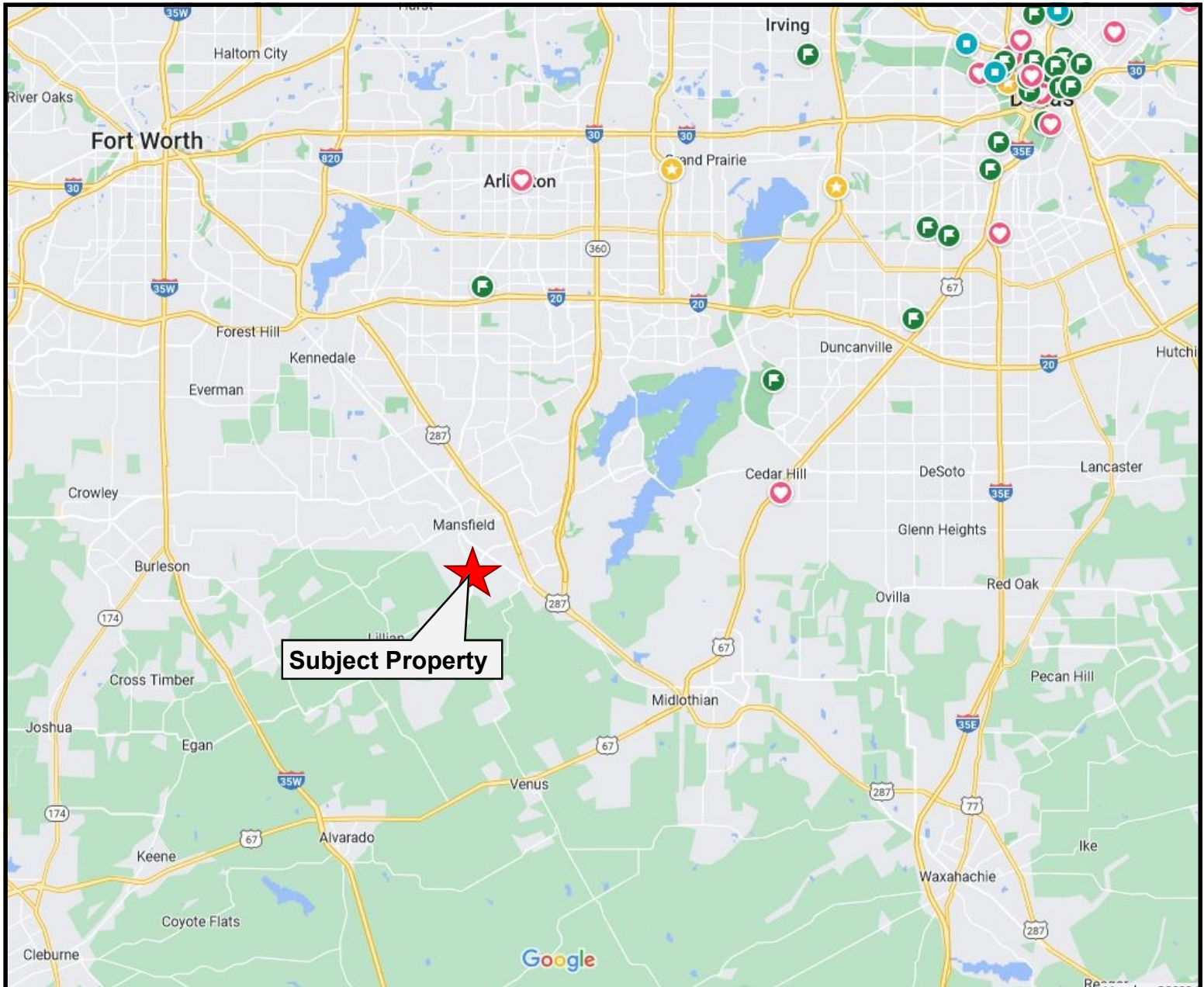
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Area Map

350 English Trail, Venus, TX



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