



savills

For **Lease or Sale**

## 14,000 Total SF Single-Tenant Industrial Site

109 Cypress Drive, Mt. Pleasant, TX 75455

Titus County - Parcel ID 100749

### SITE PROFILE

**+/- 2.9  
Acres Available**

**Ample outdoor storage and laydown  
space or room to expand facility**

**Access to site  
from Route 271  
and 4.5 miles to  
I-30**

**Call For Pricing | +1 704 414 7451**

**Taylor Ferguson**  
Corporate Managing Director

**Leigha Nortier**  
Associate Director

**Harrison Burt**  
Corporate Managing Director

14,000 SF

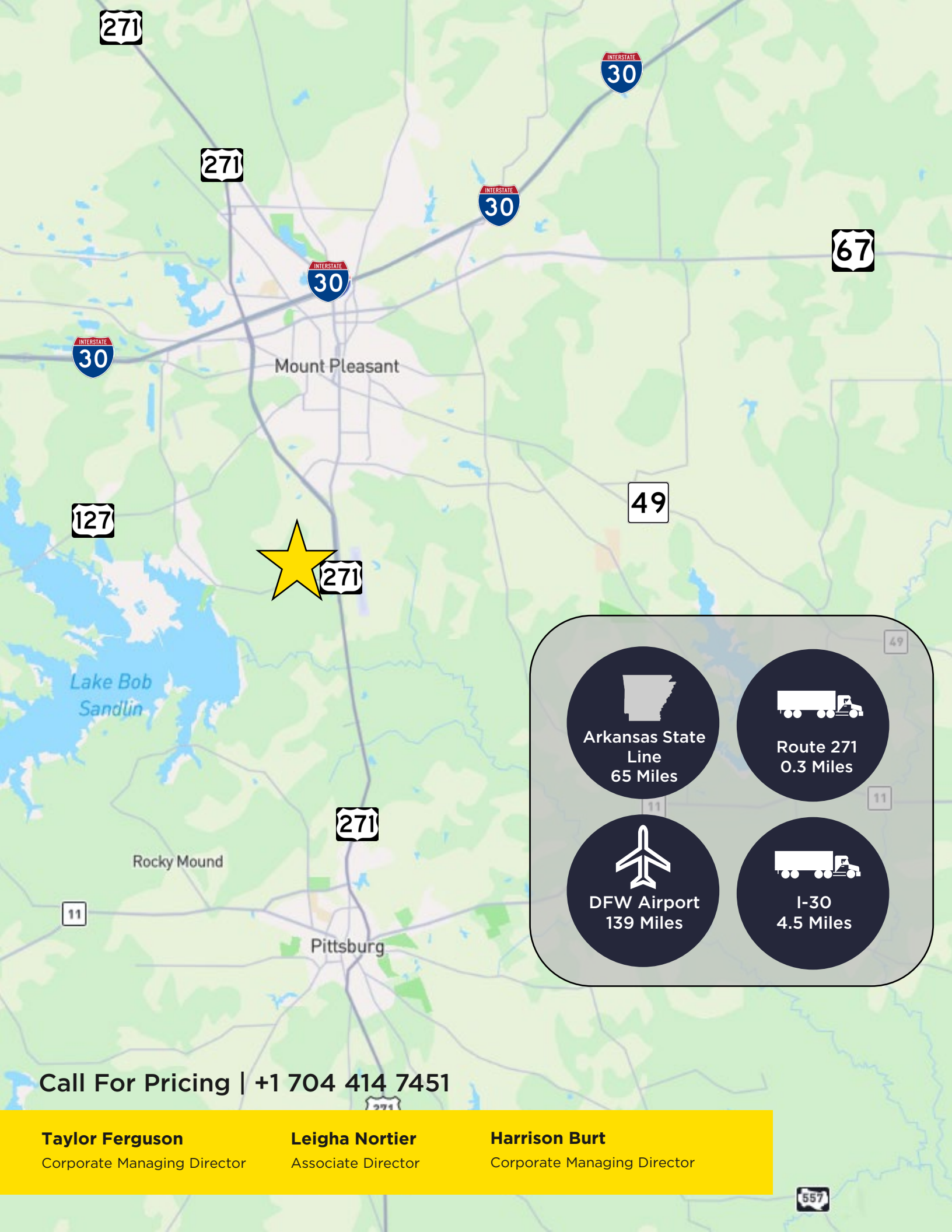


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 Arkansas State Line 65 Miles	 Route 271 0.3 Miles
 DFW Airport 139 Miles	 I-30 4.5 Miles

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<b>Taylor Ferguson</b> Corporate Managing Director	<b>Leigha Nortier</b> Associate Director	<b>Harrison Burt</b> Corporate Managing Director
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