100,500 SF MODERN INDUSTRIAL

4335 W NORTHGATE DR, IRVING TX 75062



AVAILABLENOW

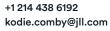


Jones Lang LaSalle Brokerage, Inc











166,460 SF Industrial Park with availabilities from 25K to 100K SF

Estelle Creek is an Industrial Park comprised of two new construction Class A warehouse/distribution buildings. Strategically located in the City of Irving, this park is located in the heart of the Dallas-Fort Worth metroplex and immediately adjacent to the DFW International Airport. It features two buildings totaling 166,460 square feet with excellent frontage and access along State Highway 161 and West Northgate Drive.

PROPERTY DETAILS

4335 W NORTHGATE DRIVE, IRVING TX 75062



SQUARE FOOTAGE:

±100,500 SF



OFFICE:

2,295 SF



TRUCK COURT:

130'



COLUMN SPACING:

54' X 52'



STAGING BAY:

60' X 54'



CLEAR HEIGHT:

32'



DEPTH:



154'6"



DOCK DOORS:

19



DRIVE IN DOORS:

2



INSULATION:

R VALUE OF 20.5









CONFIGURATION:

REAR LOAD



CAR PARKING:

=

SPRINKLERS:

** ESFR

52



AVAILABLE POWER:

1.200 AMP



CORPORATE NEIGHBORS























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