

FOR LEASE

120 IRON HORSE DR, SITE B, HUTTO, TX 78634



10,625 SF Industrial Outside Storage Site

ABOUT THE PROPERTY:

120 Iron Horse Drive, Site B, is a 10,625 SF single- or dual-tenant industrial project located on a 3-acre site in Hutto, TX. This property features grade-level loading, secured and fenced yard spaces, and is located in an established business park. Additionally, it provides convenient access to US-79, and proximity to TX-130. This portion can be combined with site A to be 15,475 SF on a 4.14-acre site.

FEATURES:

- 10,625 SF I.O.S. property
- 3-acre fenced and gated site
- Grade-level loading
- ETJ Zoning
- Quick access to US-79 and TX-130
- Can be combined w/ Site A

PROPERTY HIGHLIGHTS



PROPERTY HIGHLIGHTS



3-ACRE SITE PLAN



Office/Will Call

1,500 SF

16' Clear Height

Two Grade-Level Doors

(2) 12'x12'

Building A

2,100 SF

18' Clear Height

Two Grade-Level Doors

(2) 14'x12'

Building C

2,400 SF

18' Clear Height

Three Grade-Level Doors

(3) 14'x12'

Building B

4,625 SF

18' Clear Height

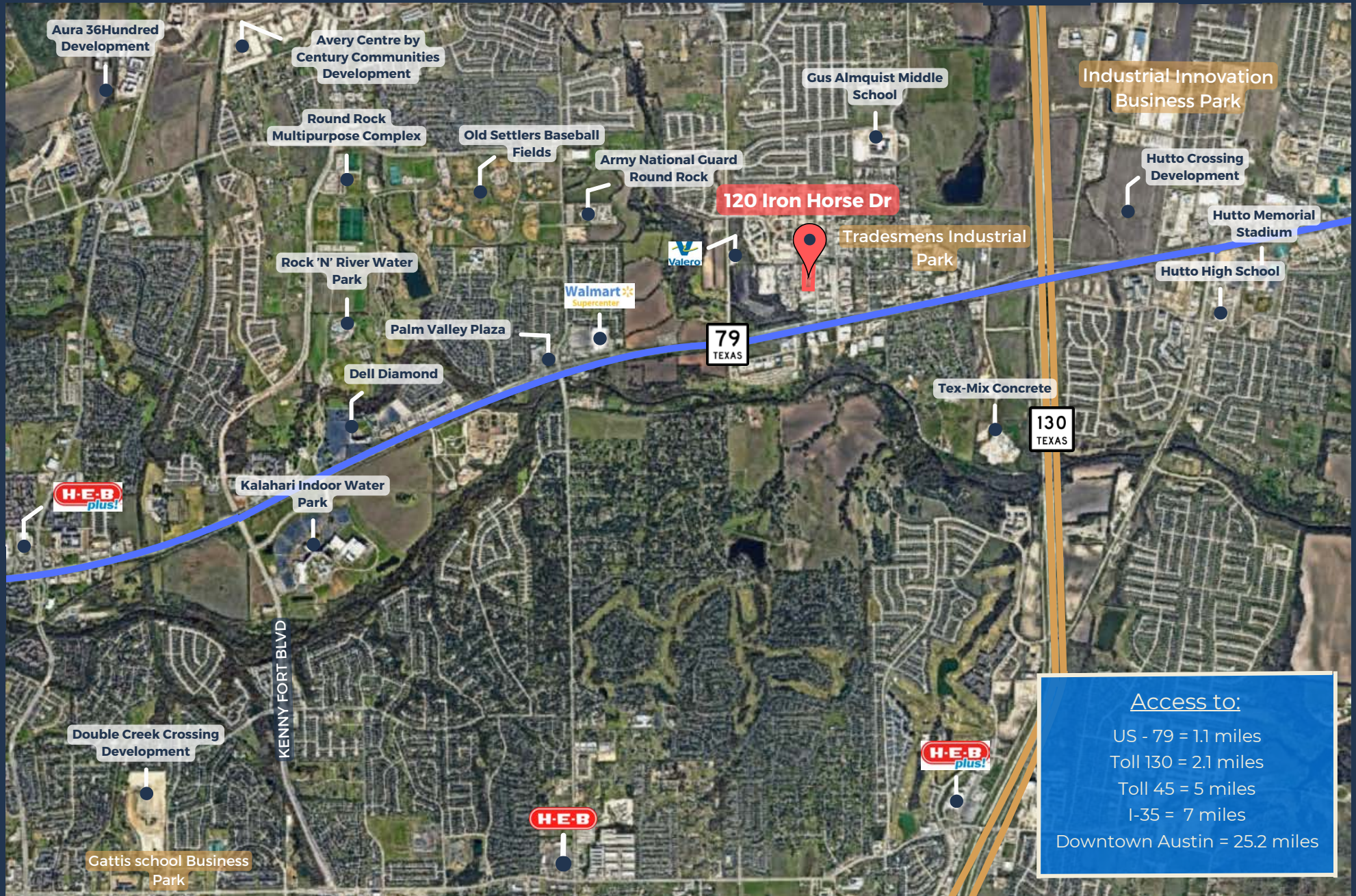
Three Grade-Level Doors

(3) 14'x12'

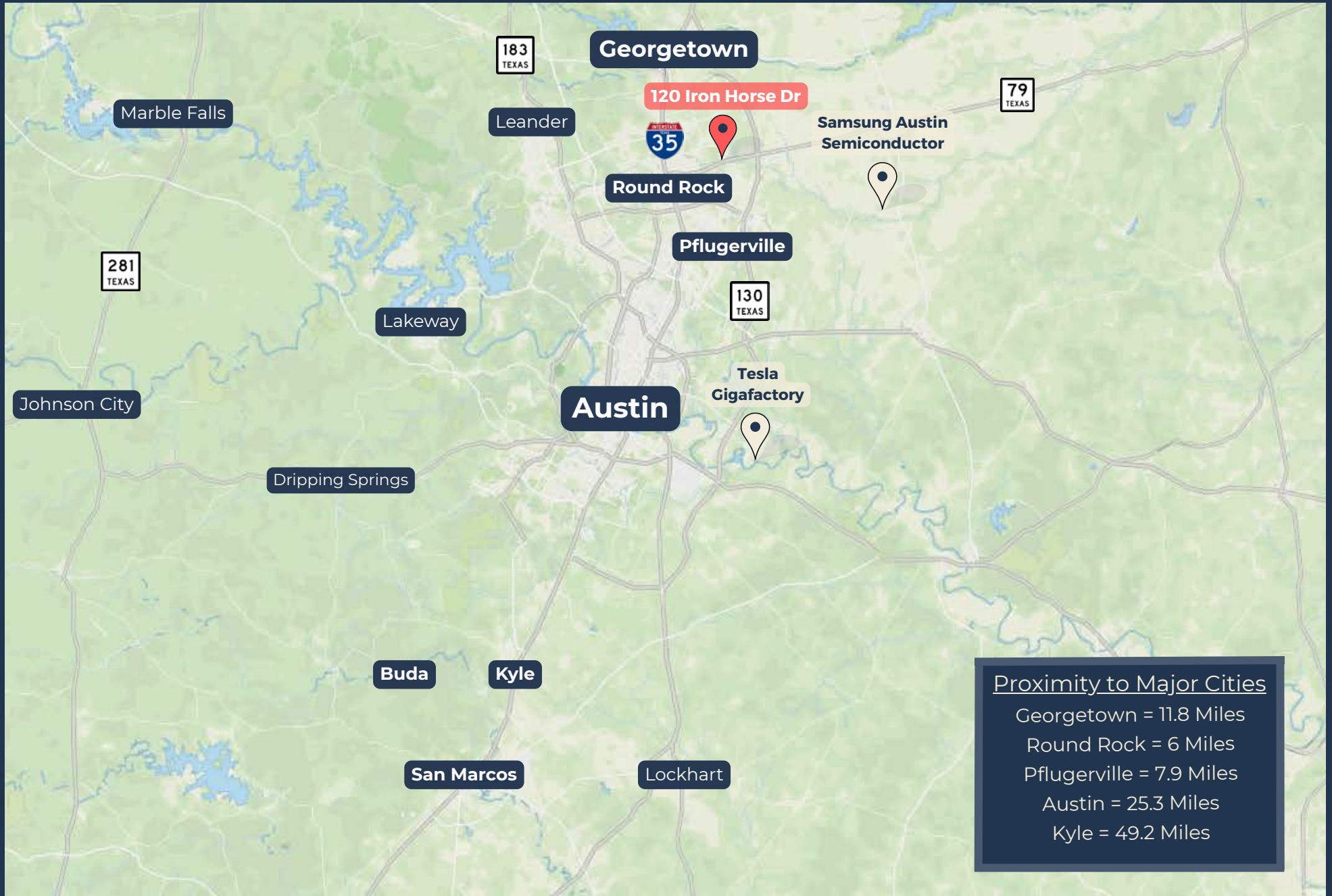
AREA OVERVIEW



AREA OVERVIEW



AREA OVERVIEW





CONTACT OUR TEAM



Cullen Mills
Co-Founder & President
cmills@llanorealty.com
(210) 926-5812



Colin McLellan
Partner
cmclellan@llanorealty.com
(210) 908-6345



Carson Byrd
Senior Associate
cbyrd@llanorealty.com
(210) 941-0289