



LEWISVILLE 121

INDUSTRIAL PARK

PRIME INDUSTRIAL / FLEX SPACE IN THE HEART OF LEWISVILLE

3,000 SF – 32,000 SF Available

For More Information:

Mac Hall
mac.hall@streamrealty.com
T: 214.560.2371

Jess Jacoby
jess.jacoby@streamrealty.com
T: 214.267.0487





* Exterior images have been digitally retouched.

3,000 SF – 32,000 SF
Available

206,503 SF Park

20'-24' Clear Height

10.98 Acres Site

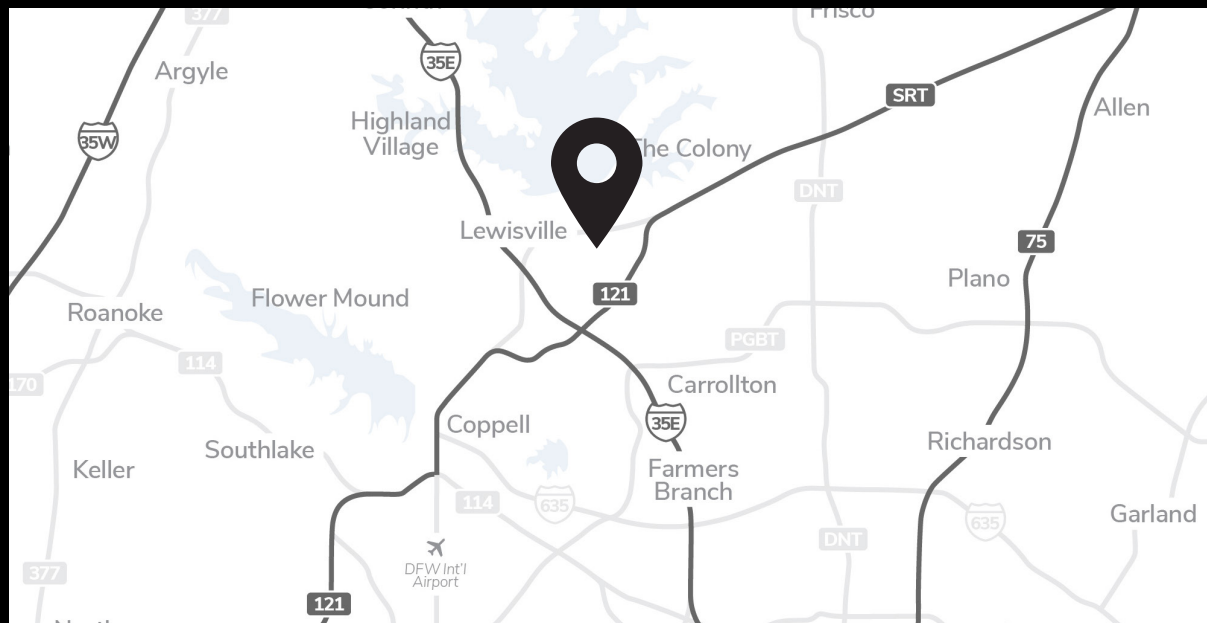
Clear Span, Cross Dock Loading

Frontage on Hwy 121 Business

Newly Renovated

LEWISVILLE 121 INDUSTRIAL PARK consists of 6 buildings and totals 206,503-square-feet of premier industrial / flex space. Strategically located along Highway 121 Business, here, you are only minutes from Hwy 121, I-35E, and DFW Airport. Move in ready spaces are well suited for automotive, distribution, warehousing, and other light industrial uses. Ample parking, fully insulated warehouse spaces, and flexible build out options make this park the ideal location for growing business.

Convenient Access to
HWY 121 & I-35 E



1.8 Miles / 5 MINUTE

Hwy 121 (Sam Rayburn Tollway)

5.6 Mile / 8 MINUTES

I-35 E

14.1 Miles / 16 MINUTES

DFW Airport

30.3 Miles / 40 MINUTES

Dallas CBD

38.4 Miles / 44 MINUTES

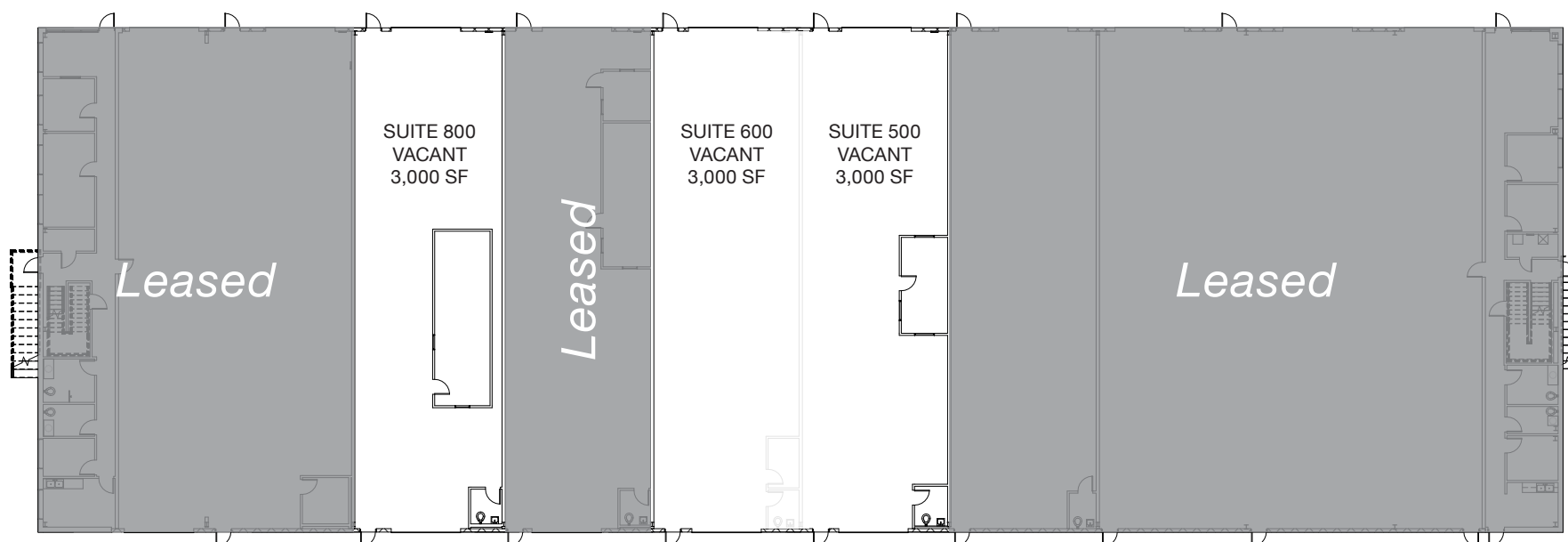
Fort Worth CBD

19.7 Miles / 26 MINUTES

Denton CBD

Building 1590B

3,000 – 9,000 SF Available



Suite 500, 600 & 800

Total Available: 3,000 - 9,000 SF

Office: Minimal Office in place

Doors: Two (2) 14'x16' Oversized Grade Level Doors

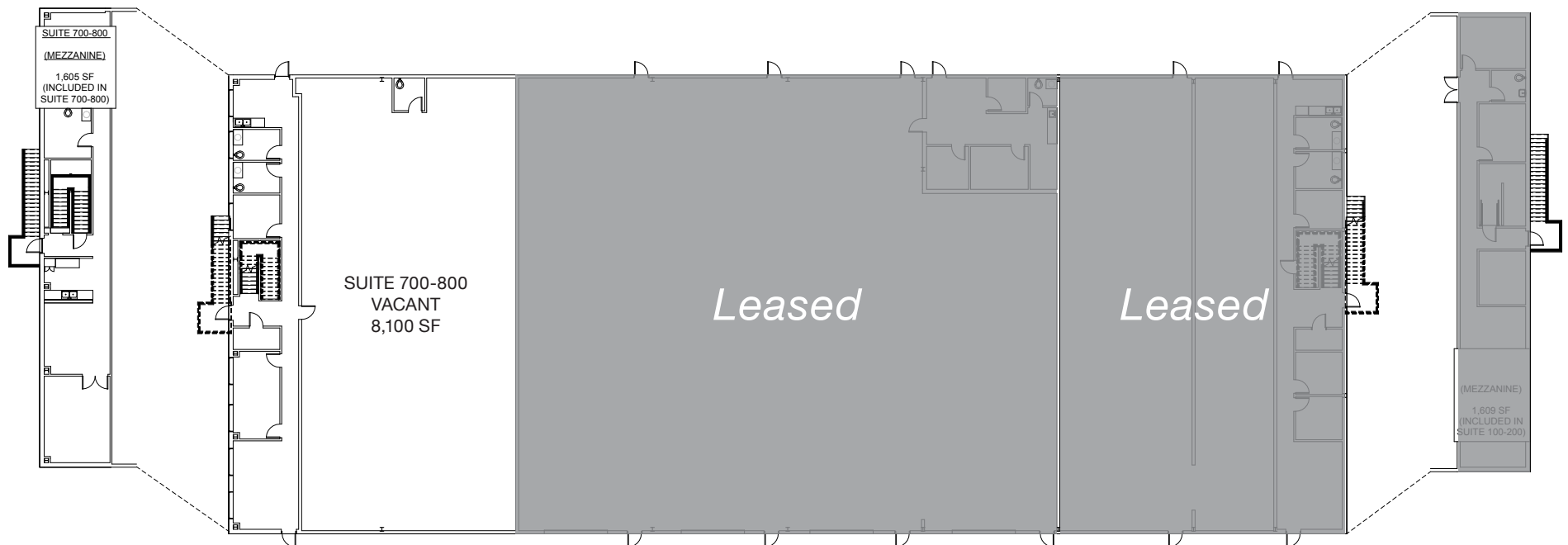
Loading: Clear Span Warehouse & Cross Dock Loading

Clear Height: 20'-24' Clear Height

Fire Suppression: Fully Sprinklered

Building 1590C

8,100 SF Available



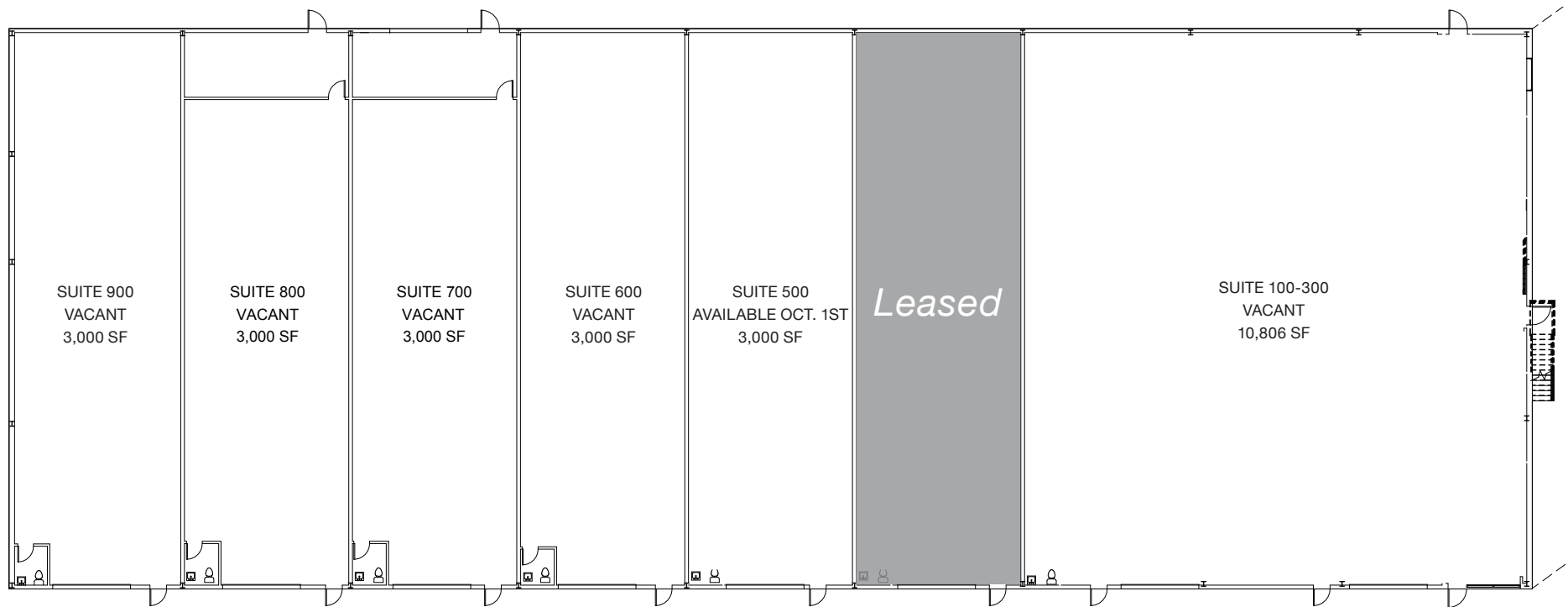
Suite 700-800

Total Available: 8,100 SF
Office: 2,000 SF (includes mezzanine)
Doors: Two (2) 14'x16' Oversized Grade Level Doors

Loading: Clear Span Warehouse & Front Loading
Clear Height: 20'-24' Clear Height
Fire Suppression: Fully Sprinklered

Building 1620C

3,000 – 25,806 SF Available



Suite
100-300, 500-900

Total Available: 3,000 - 25,806 SF

Office: Minimal Office in Place

Doors: Two (2) 14'x16' Oversized Grade Level Doors

Loading: Clear Span Warehouse & Cross Dock Loading

Clear Height: 20'-24' Clear Height

Fire Suppression: Fully Sprinklered

Location

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