

FOR LEASE

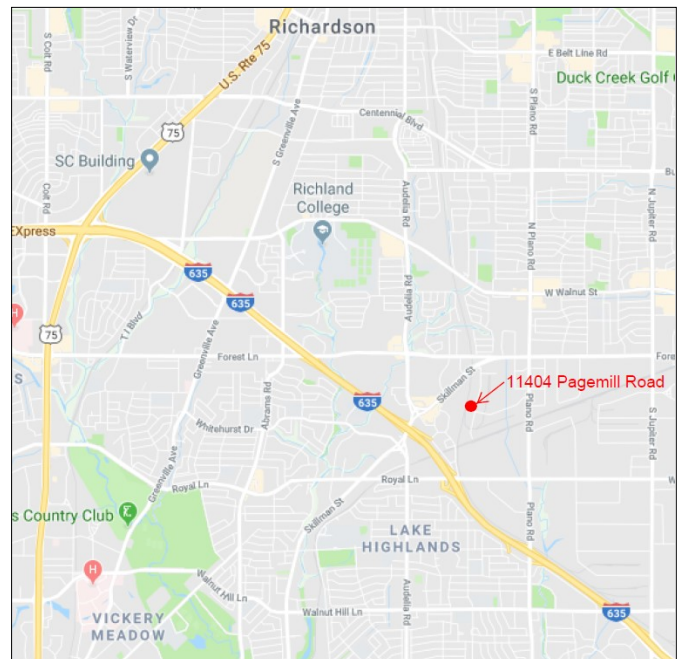
Office/Warehouse

11404 Pagemill Road, Dallas, TX



Features:

- 56,256 SF Office/Warehouse
- Can be Duplexed:
- 21,600 SF (11404 Pagemill Road)
 - 2,830± SF Office
 - 3 Dock High Doors
- 34,656 SF (9609 Chartwell Drive)
 - 2,470± SF Office
 - 6 Dock High Doors
- 22' Clear Height
- Above Standard Electrical Service
- Fully Fenced Truck Court
- Class IV Sprinkler System



Carlson Commercial, LLC

Commercial Real Estate Services

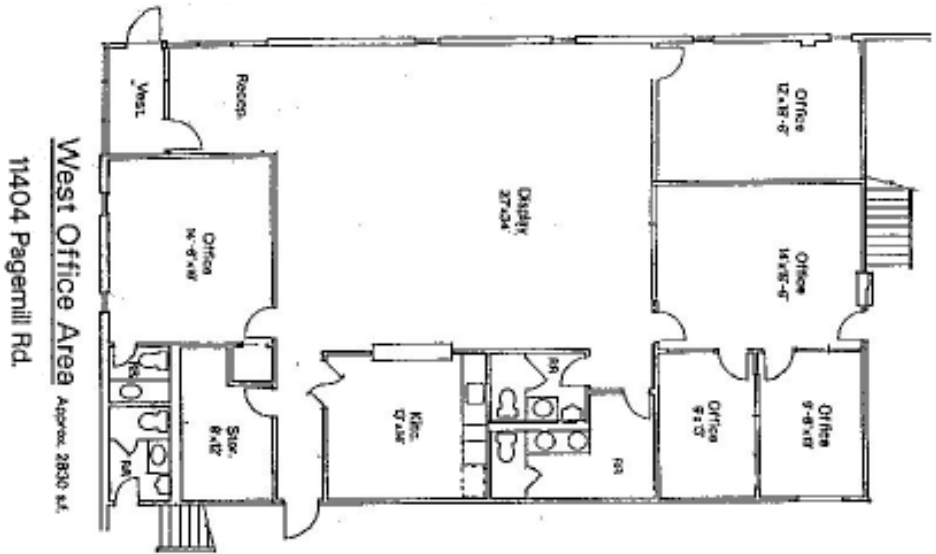
6009 West Parker Road, Suite 149-334

Plano, TX 75093

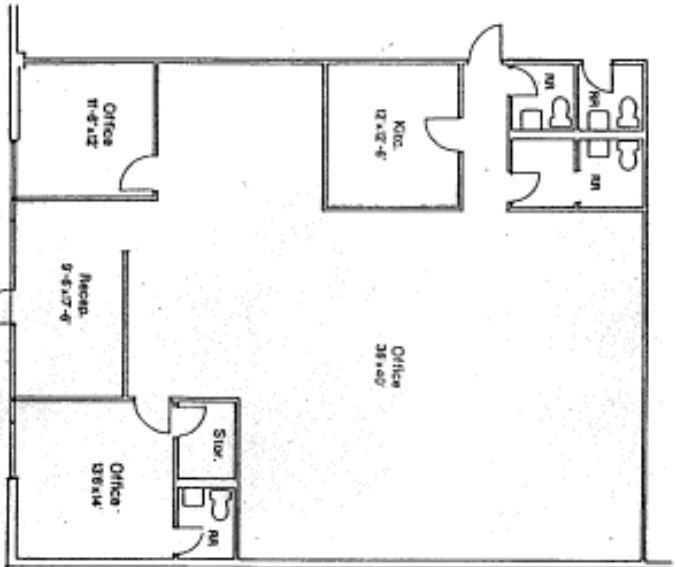
Richard Carlson

(972) 934-8655

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West Office Area Approx. 2830 s.f.
11404 Pagemill Rd.



East Office Area Approx. 2470 s.f.
9609 Chartwell Dr.

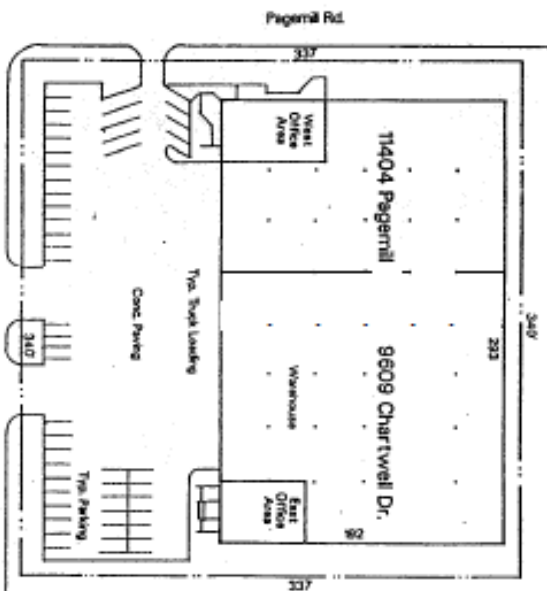
Office / Warehouse

11404 Pagemill Rd. / 9609 Chartwell Dr.
Dallas, Texas

56,256 s.f.

Features:

- Convenient Access to I-10 / 270
- 22' Clear Height
- Fully Spectralized
- Dock Height Loading
- Skylights at Warehouse Areas
- Heavily Storage



Chartwell Dr.



Site Plan



Location Map