

FOR LEASE - 5,400 - 40,500 SF
122 VALLEY RIDGE BLVD
LEWISVILLE, TX 75057



**NEW CONSTRUCTION
READY FOR OCCUPANCY!**

LOCATION

COUNTY	Denton
MARKET	Northwest
SUBMARKET	Lewisville

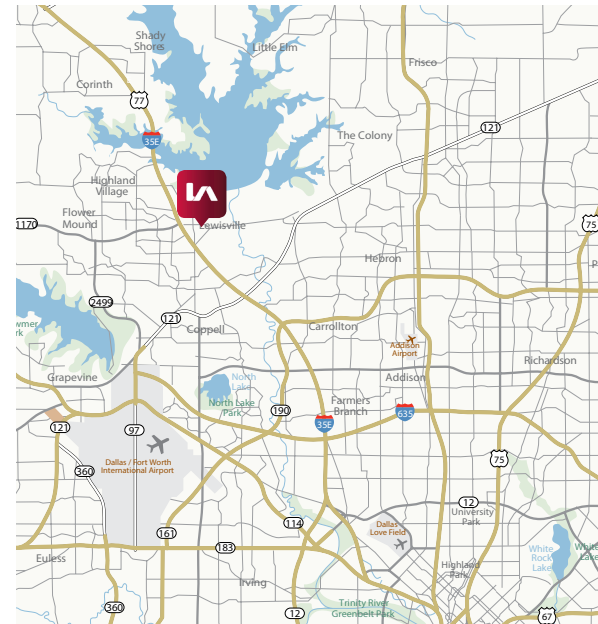
BUILDING HIGHLIGHTS

TOTAL BUILDING SF	40,500 SF
CLEAR HEIGHT	22'

LISTING HIGHLIGHTS

AVAILABLE SF	5,400 - 40,500 (Divisible to 5,400, 12,150, and 17,550SF)
SPEC OFFICE SF	±1,170
SPRINKLERED	Yes
LOADING	Suites A-F : 1 Dock Doors & 1 Ramped Dock Door Suite G: 2 Dock Door & 1 Ramped Dock Door

COMMENTS	Available March 2021 Class A Rear Load space Tilt Wall Construction Move-In Ready Can combine suites totaling 10,800, 12,150, or 17,550 SF Extra Parking in Rear 1 mile from Interstate 35 Tenant Signage on Front of Building
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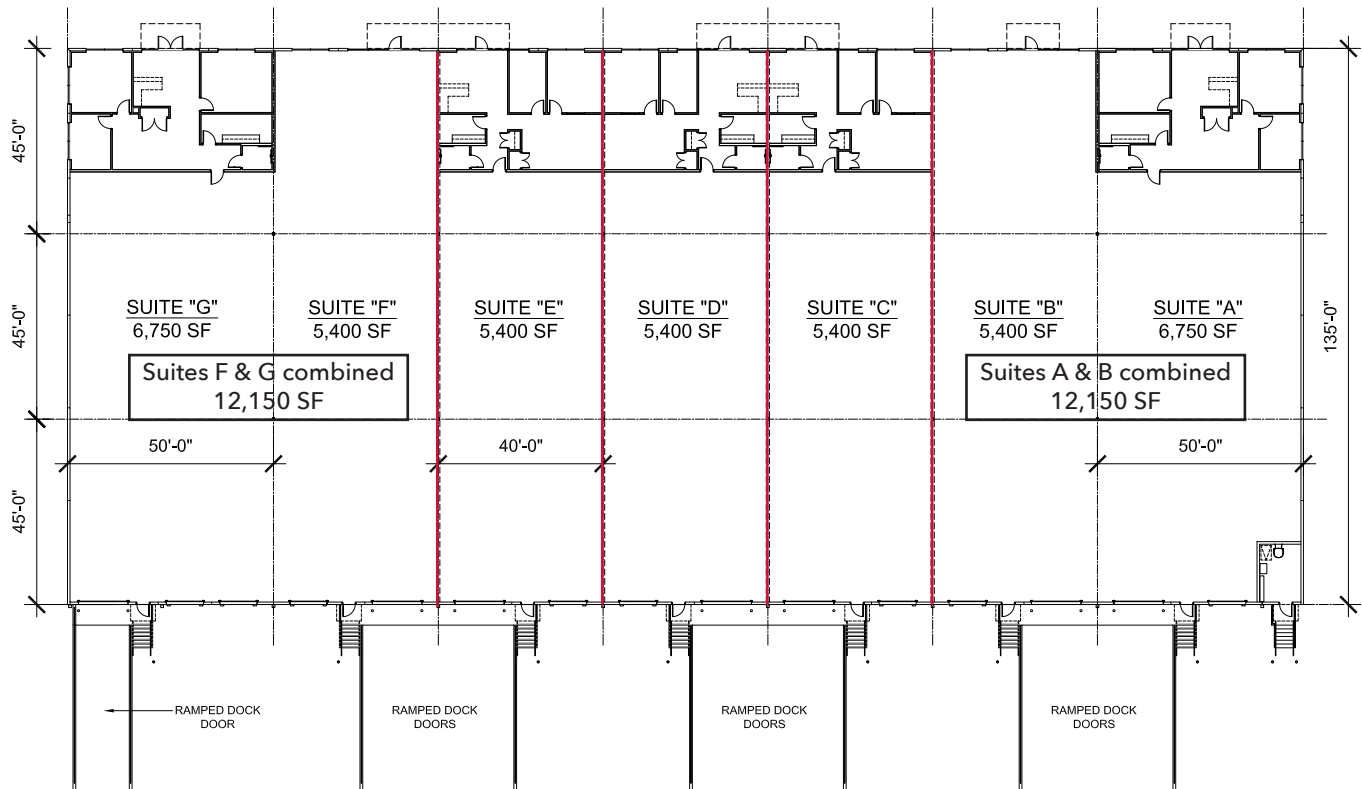
Developed By:



14950 Quorum Drive, Suite 100 | Dallas, TX 75254 | www.leedallas.com



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