

FOR SALE OR LEASE

214,801 SF DISTRIBUTION CENTER
DIVISIBLE TO 107,400 SQ. FEET
LOCATED AT THE NEC OF RED HAWK DR & HWY 360
3050 RED HAWK DRIVE
TARRANT COUNTY | GRAND PRAIRIE, TX 75052

360 CROSSING @ RED HAWK



Ready for Occupancy!



PROPERTY INFORMATION

- DIVISIBLE TO 107,400 SQ. FEET
- Located in South GSW, approximately 1.3 miles north of IH-20
- Situated on 12.53 Acres
- Rear Load Design
- 36 ft. Clear Height
- ESFR Fire Protection System
- 60 Ft. Loading "Speed Bay"
- Thirty-Eight (38) 9' x 10' Dock High Loading Doors
- Two (2) 12' x 14' Ramped Drive-In Doors
- 178 Car Parks
- 49 Trailer Parking Spaces
- 60 Mil TPO Roof System
- LEED Certified
- Clerestory Warehouse Windows for Ample Natural Lighting
- Located within a Triple Freeport Inventory Tax Exemption Zone
- Approximately 3,000 SF of Spec Office Space
- 12 Levelers
- 1500 KVA Transformer



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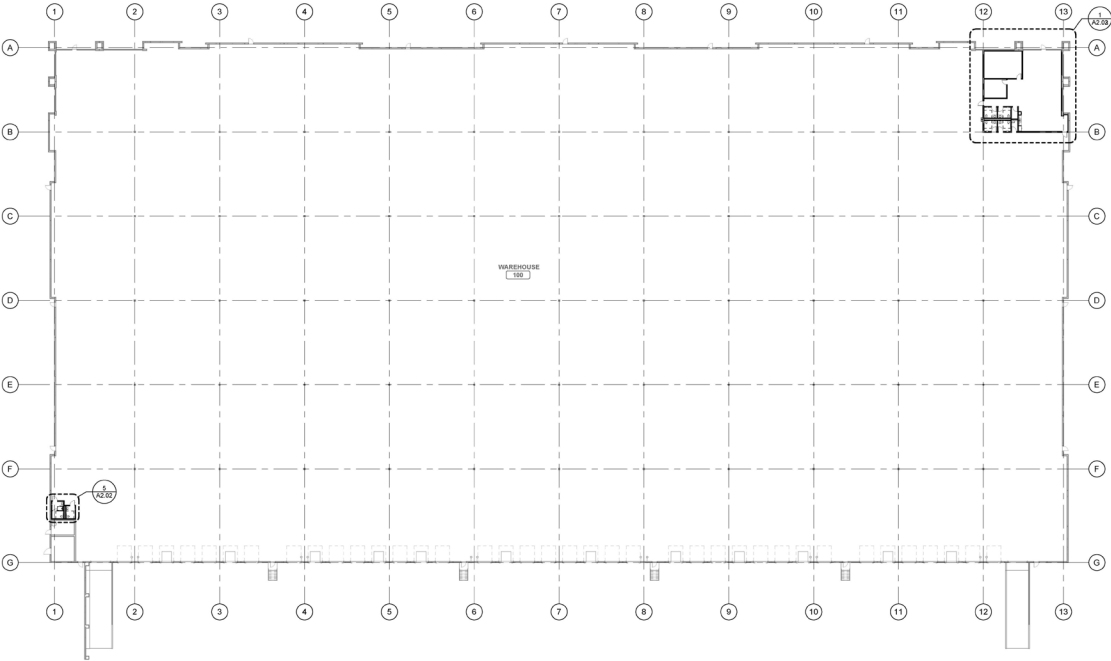


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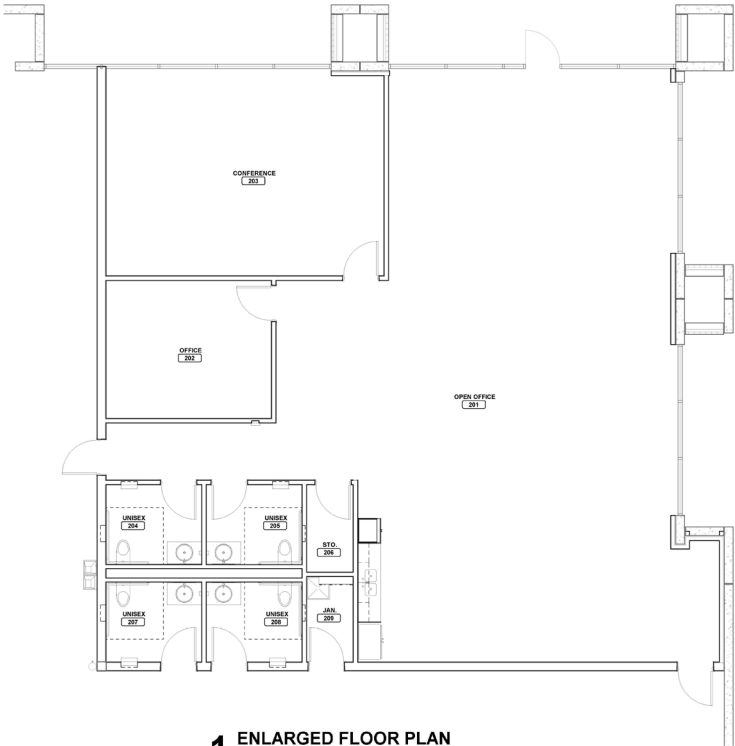
SPEC OFFICE FLOOR PLAN



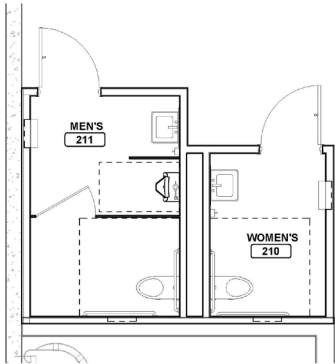
FLOOR PLAN LEGEND

- EXIST. TO REMAIN
- NEW CONSTRUCTION
- PARTITION TYPE SYMBOL (B30A U.N.O.)
- F.E.C. RECESSED FIRE EXTINGUISHER CABINET
- F.E.C. SURFACE MOUNTED FIRE EXTINGUISHER CABINET
- F.E. BRACKET MOUNTED FIRE EXTINGUISHER
- CR CARD READER
- 60" CLEAR FLOOR SPACE
- 30" x 48" CLEAR FLOOR SPACE

1 OVERALL FLOOR PLAN
Scale: 1" = 20'-0"



1 ENLARGED FLOOR PLAN
Scale: 1/4" = 1'-0"

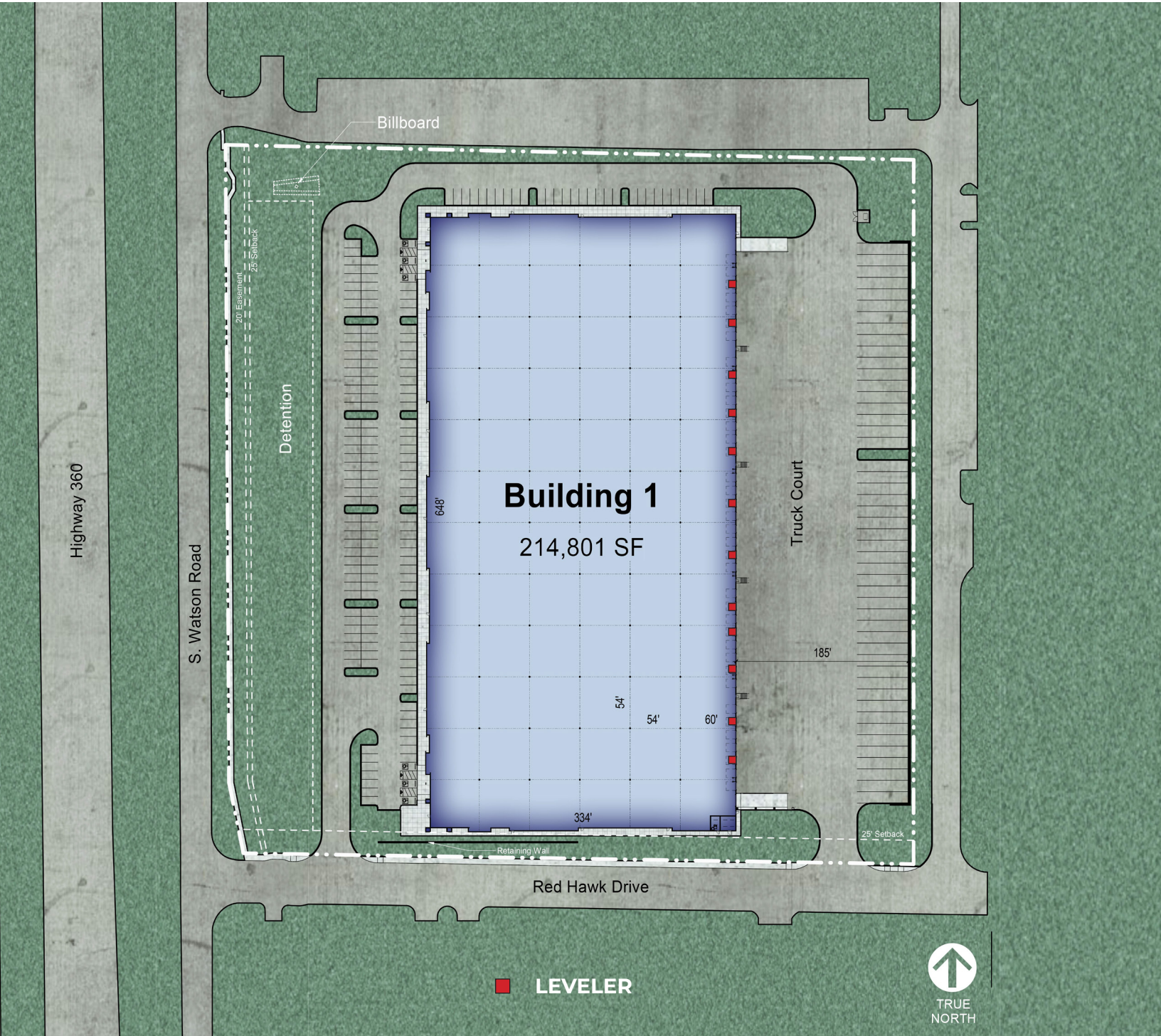


2 ENLARGED FLOOR PLAN
Scale: 1/4" = 1'-0"

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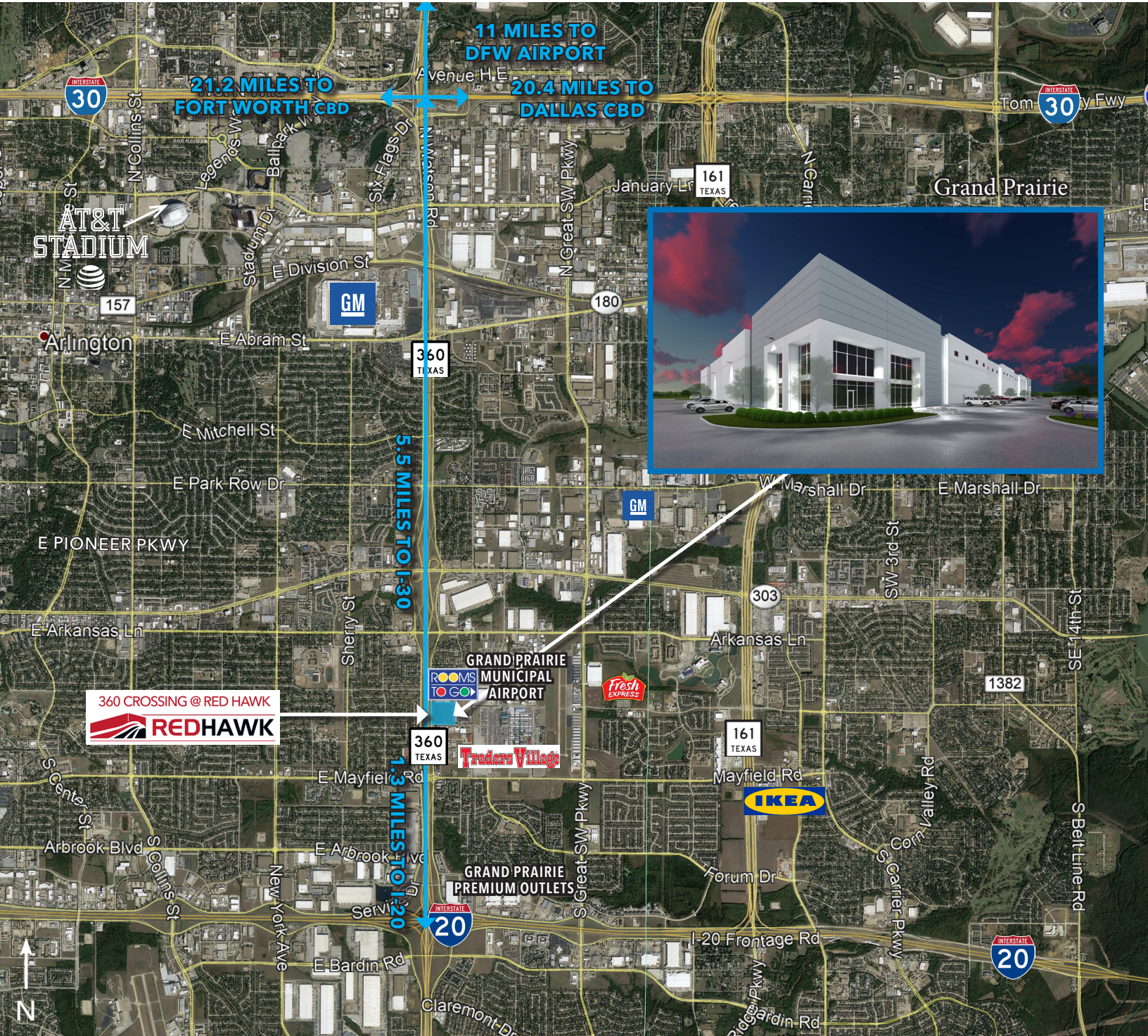
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