

241,909 SF

Industrial Space For Lease



Prologis Heritage Business Park 3



1001 Nolen Drive, Suite 400
Grapevine, TX 76051 USA

LOCATION

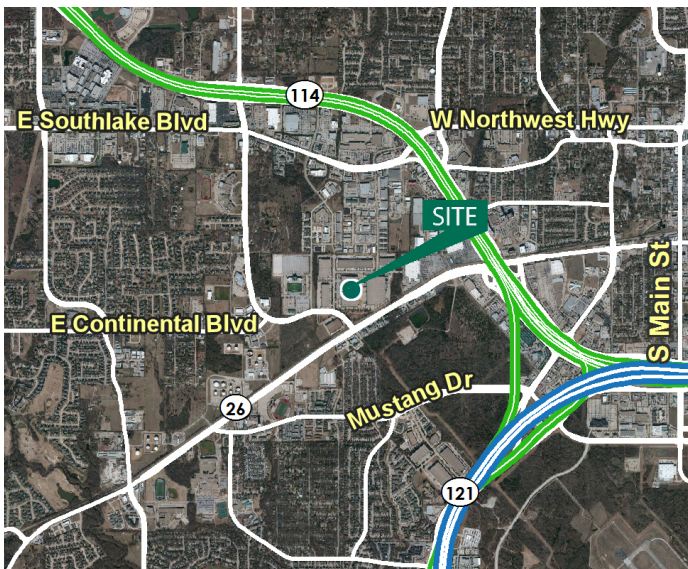
- Close proximity to DFW International Airport
- Easy access to Hwy 114, 121, and 360

FACILITY

- 241,909 sf available
- Divisible to approximately 100,000 sf
- 13,401 sf office
- 2,988 sf mezzanine break room
- 100% HVAC
- 32' clear height
- 4,000 amps of power
- 40' x 50' typical bay spacing
- 48 (10' x 10') overhead dock doors, 28 with levelers and restraints
- 3 (10' x 10') overhead dock doors with ramps
- ESFR sprinkler system
- 219 auto parking spaces

ADVANTAGES AND AMENITIES

- Access to the [Prologis Essentials](#) platform, which includes:
 - [Operations Essentials](#)
 - [Energy + Sustainability Essentials](#)
 - [Mobility Essentials](#)
 - [Workforce Essentials](#)



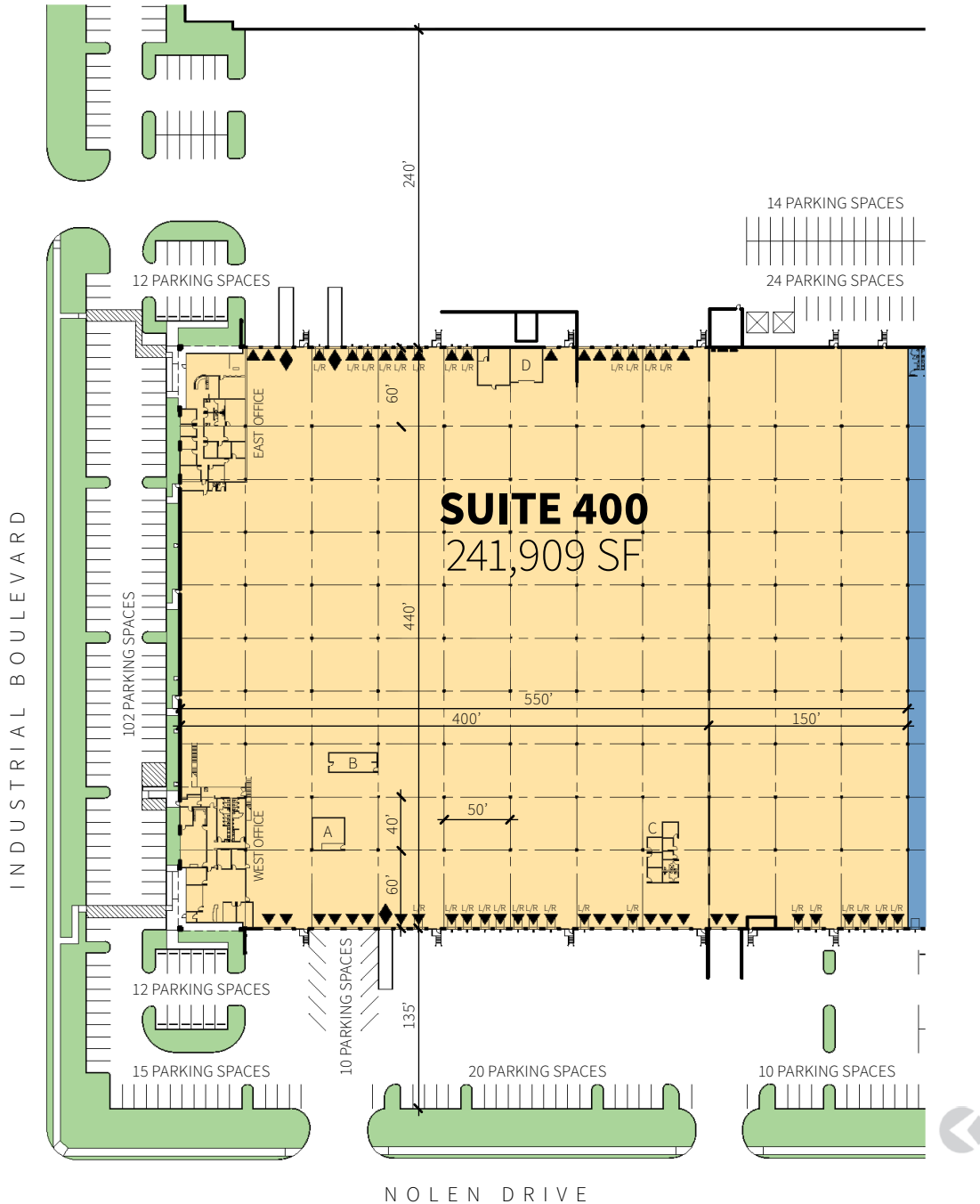
Prologis Essentials: your single-source service for efficient move-in and operations at prologisessentials.com

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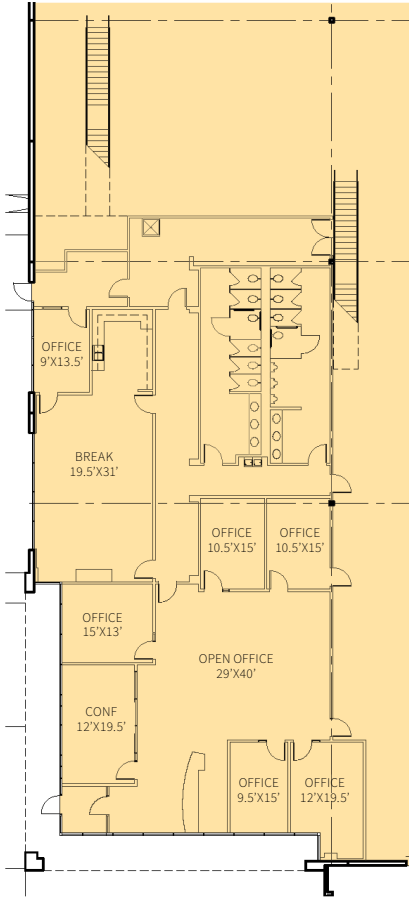
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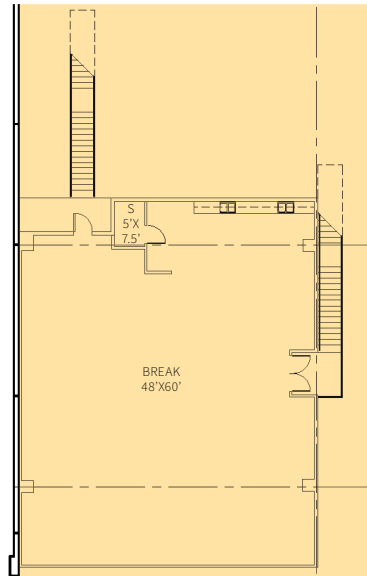
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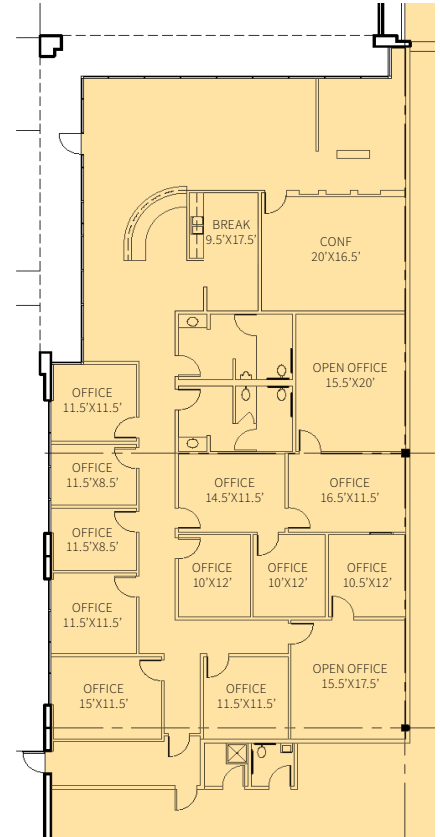
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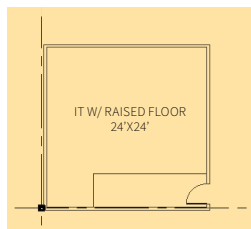
West Office
4,956 sf



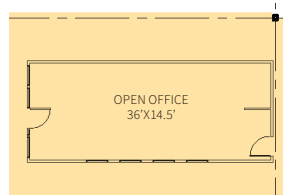
Mezzanine Break Room
2,988 sf



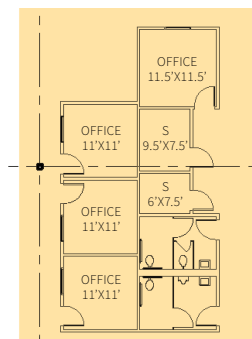
East Office
4,967 sf



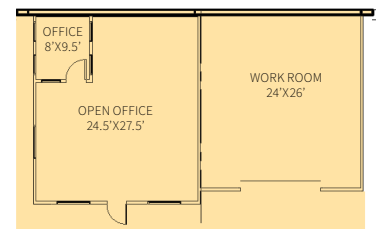
Warehouse Office A
617 sf



Warehouse Office B
565 sf



Warehouse Office C
901 sf



Warehouse Office D
1,395 sf

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