

# FOR SALE OR LEASE 25,000 SF



## → OVERVIEW

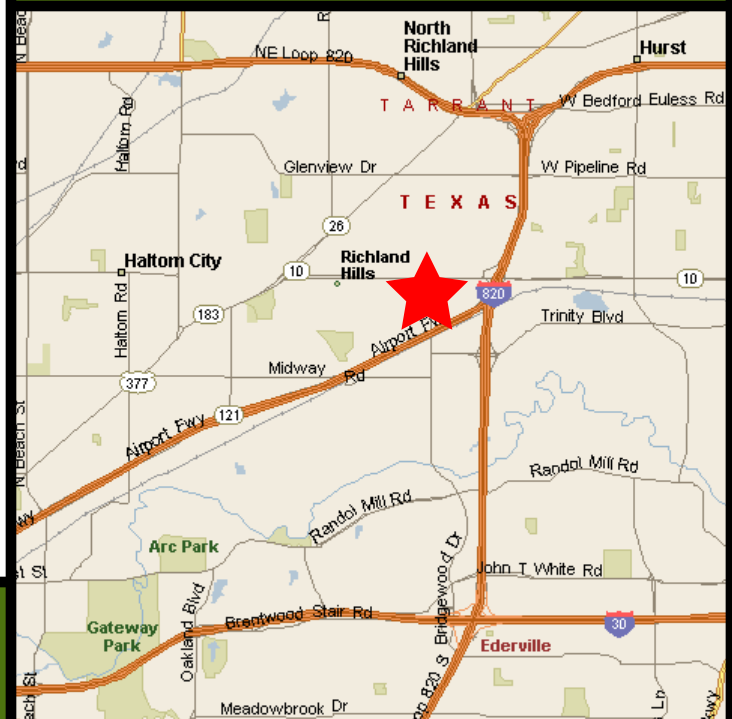
7450 Whitehall offers 25,000 square feet of warehouse-distribution space in Midway Business Park:

- Available January 1, 2010
- Single tenant facility
- Zoned Light Industrial (I-1)

## → PROPERTY STATISTICS

<b>Available SF</b>	25,000 square feet
<b>Office SF</b>	11,459 square feet
<b>Ceiling Height</b>	16' clear height
<b>Number of Doors</b>	3 dock high
<b>Location</b>	Prime location, easily accessible from Airport Freeway, Loop 820 and I-35
<b>Building</b>	Professionally owned and managed

## 7450 Whitehall Street Richland Hills, TX



[www.firstindustrial.com](http://www.firstindustrial.com)

### FIRST INDUSTRIAL REALTY TRUST

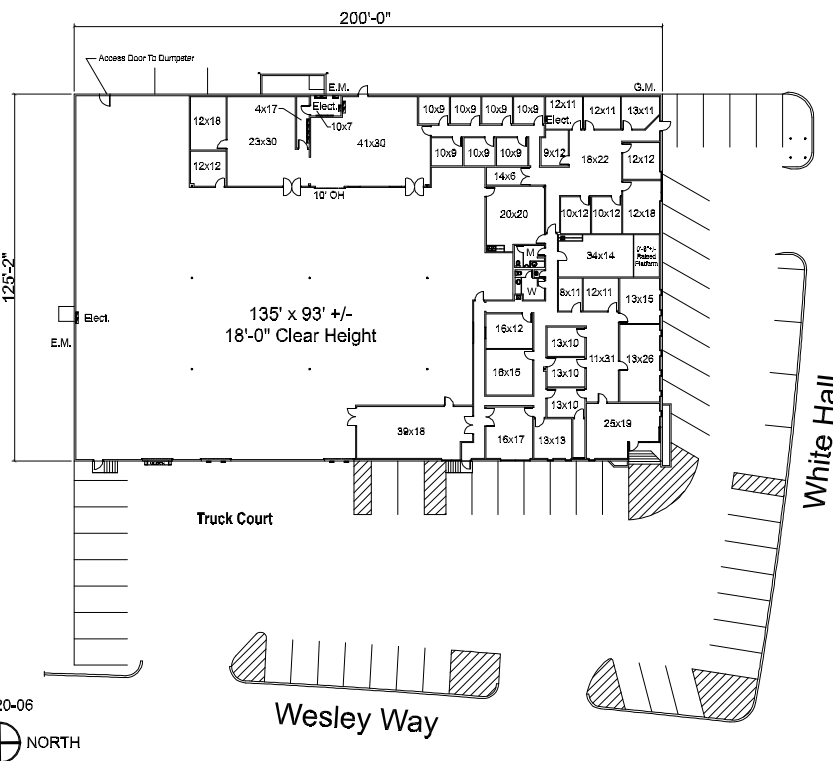
4505 Excel Parkway Suite 600 Addison, TX 75001

T: (972) 386-4700 F: (972) 386-4540 [www.firstindustrial.com](http://www.firstindustrial.com)



7450 Whitehall Street  
Richland Hills, TX

# FOR SALE OR LEASE 25,000 SF



25,000 S.F. TOTAL / 11,459 S.F. OFFICE AREA

→ CONTACT

our exclusive agent:

**NAI Robert Lynn**  
Commercial Real Estate Services, Worldwide.

**Todd Hubbard, SIOR**  
Executive Vice President  
(817) 885-8333, Ext. 112  
thubbard@robertlynn.com

**Michael Newsome**  
Associate  
(817) 885-8333, Ext. 165  
mnewsome@robertlynn.com

**NAI Robert Lynn**  
4851 LBJ Freeway  
Suite 1000  
Dallas, TX 75244  
(214) 256-7100

All information furnished regarding the property for sale, rental or financing is obtained from sources deemed reliable. No representation is made to the accuracy thereof and is submitted subject to errors, omissions, change of price rental or other conditions, prior sale, lease, or financing, or withdrawal without notice. First Industrial Realty Trust, Inc. represents the Seller in this transaction and as such owes all duties and obligations thereto.

**FIRST INDUSTRIAL REALTY TRUST**  
4505 Excel Parkway Suite 600 Addison, TX 75001  
T: (972) 386-4700 F: (972) 386-4540 www.firstindustrial.com

**FIRST**  
INDUSTRIAL  
REALTY · TRUST