



7810 Jetstar Drive, Irving, TX 75063

For Sale or Lease: $\pm 105,675$ SF

Lease Options Starting at $\pm 40,000$ SF



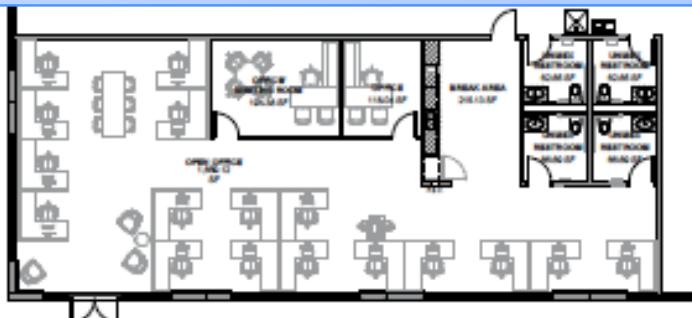
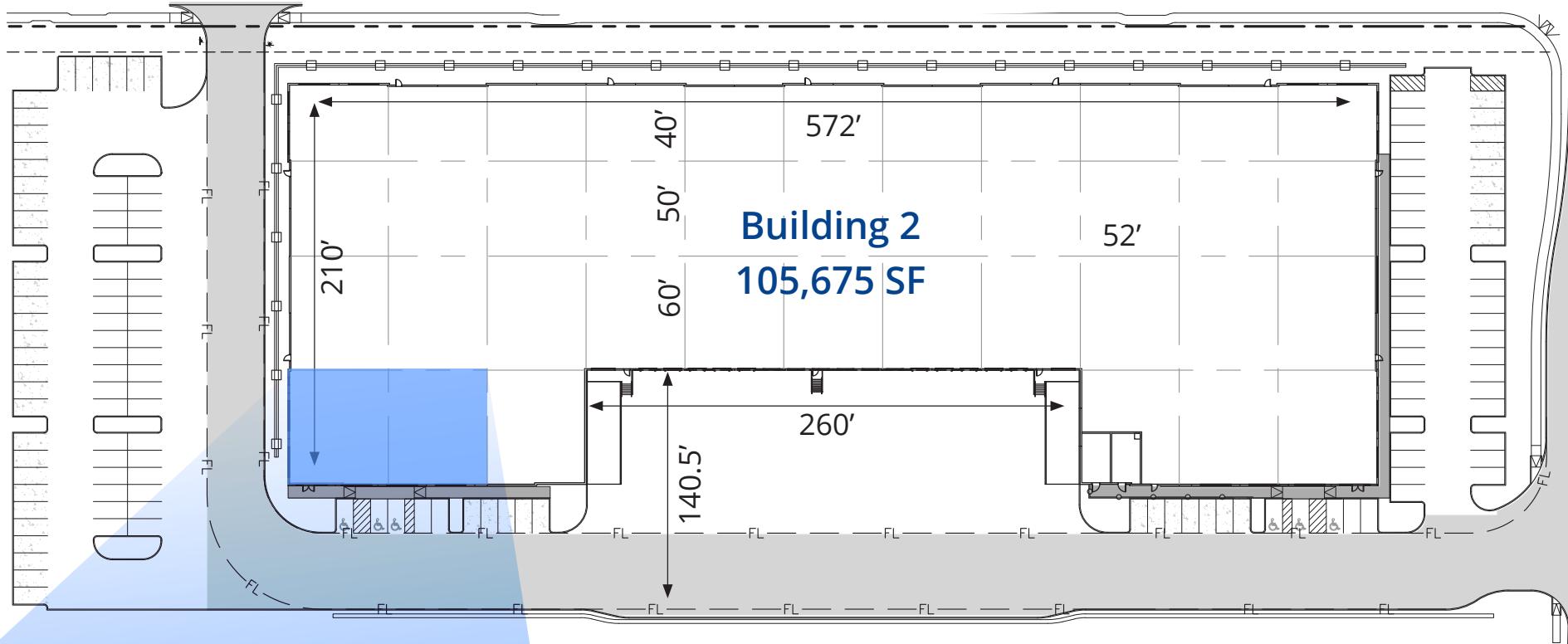
Joint Venture of



Property Details

Building 2

7810 Jetstar Drive | Divisible to Multi-Tenant



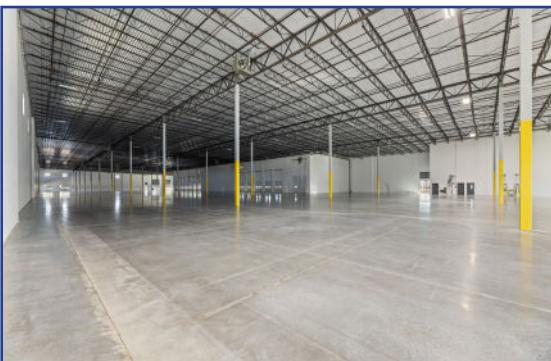
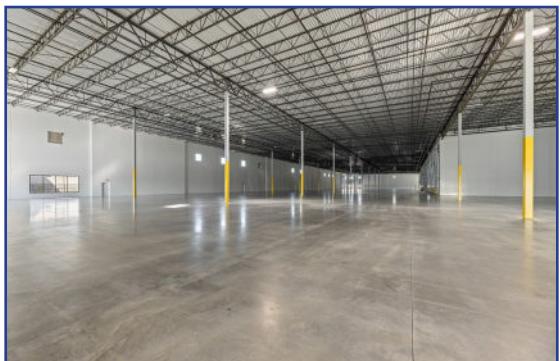
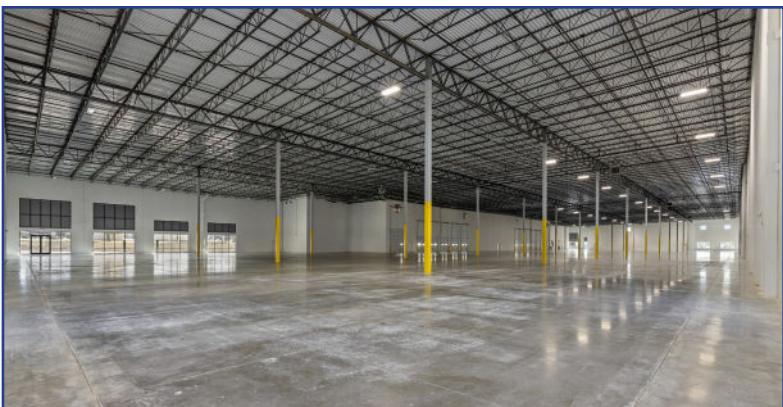
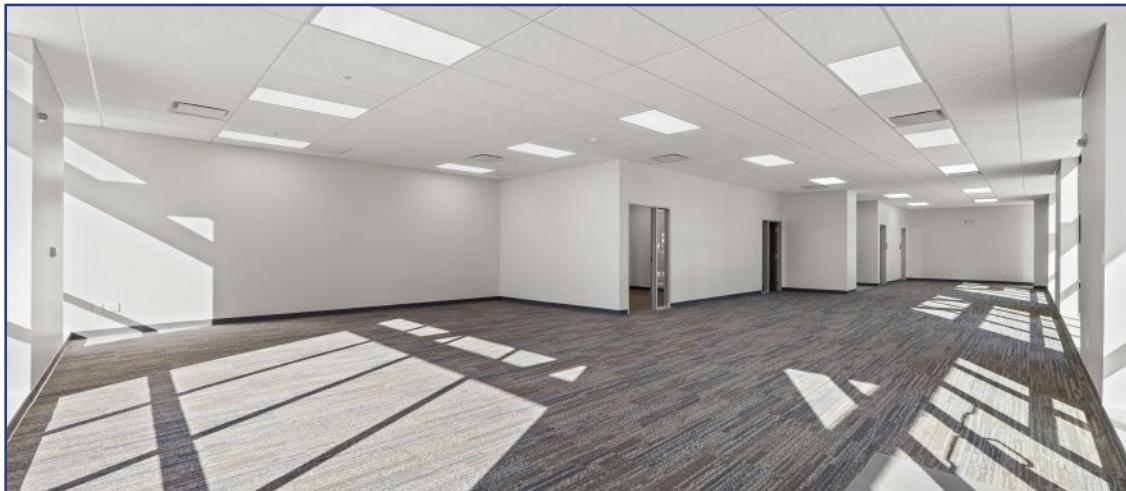
BUILDING DETAILS

Building Square Feet:	40K - 105,675 SF	Dock-High Doors:	10 (Expandable)	Power:	TBD
Office Area:	2,589 SF	Grade-Level Doors:	2 with ramps	Building Depth:	210'
Clear Height:	32'	Truck Court:	140.5'	Column Spacing:	52' x 50'
Sprinkler System:	ESFR	Demising Options:	Demising - Duplex	Land Area:	6.14 Acres
Car Parking:	140 Stalls				

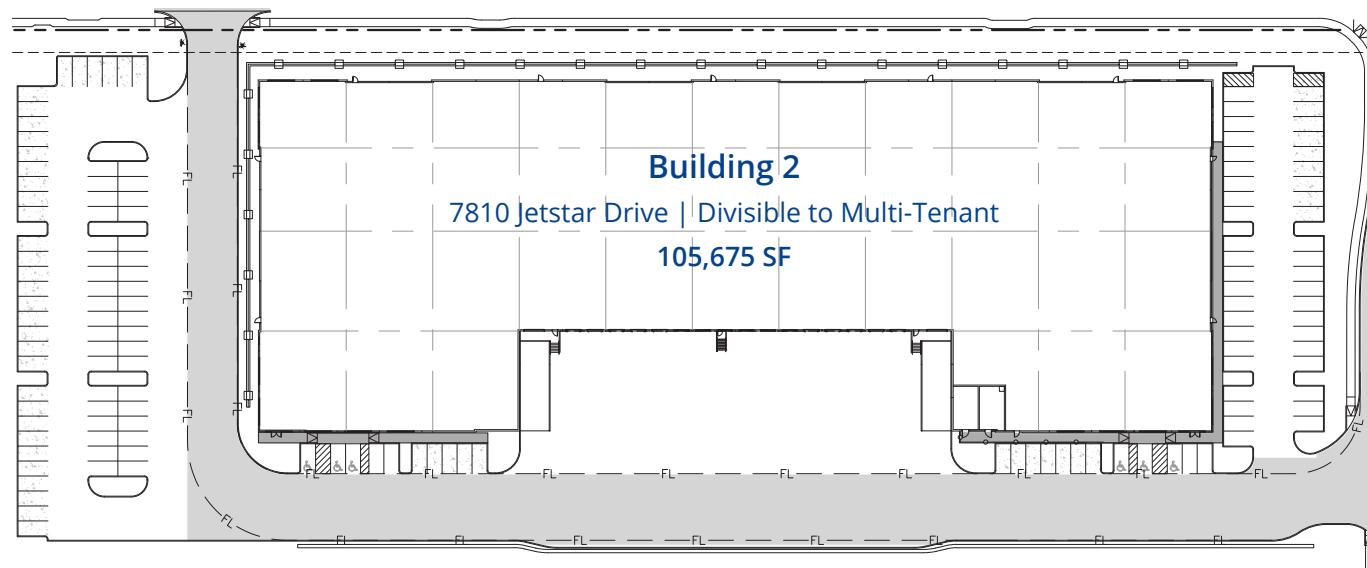
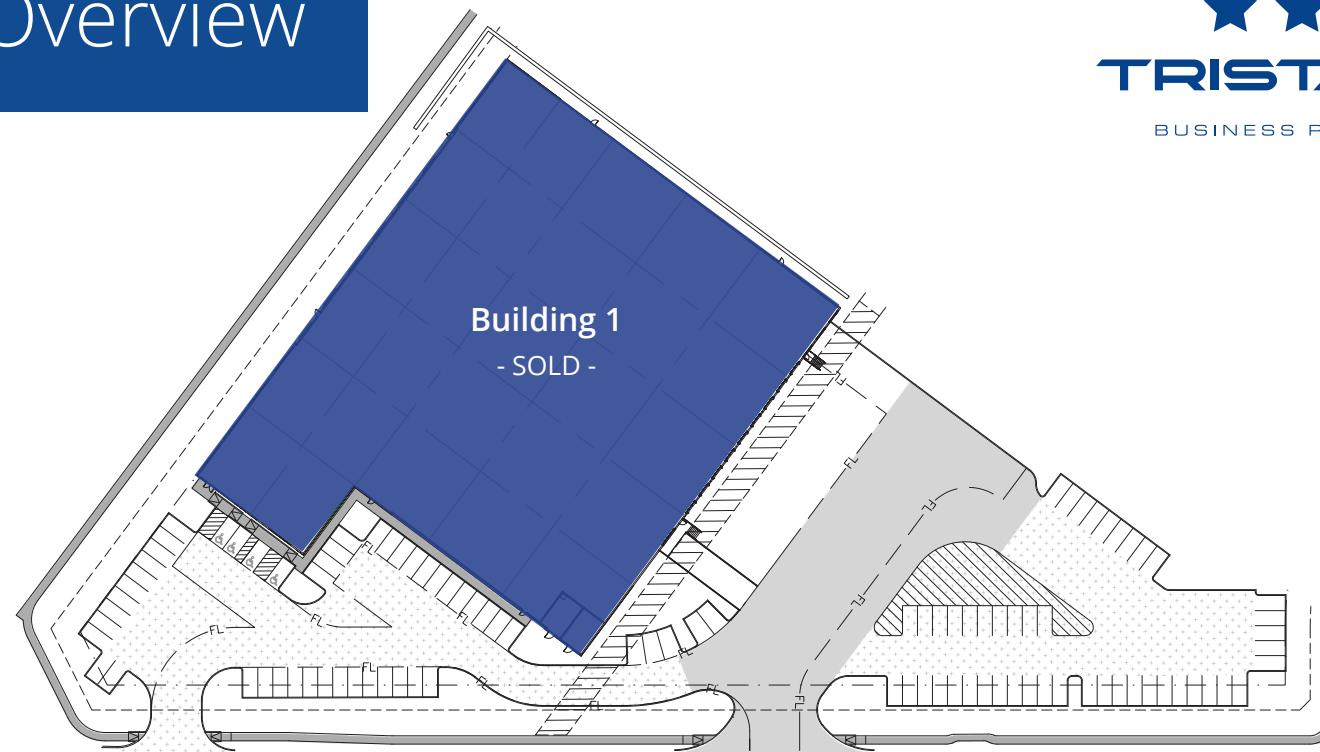
Property Photos

Building 2

7810 Jetstar Drive | Divisible to Multi-Tenant



Property Overview



Ingress/Egress

DFW Airport
3 Mins Drive

Fort Worth CBD
30 Mins Drive

Love Field Airport
18 Mins Drive

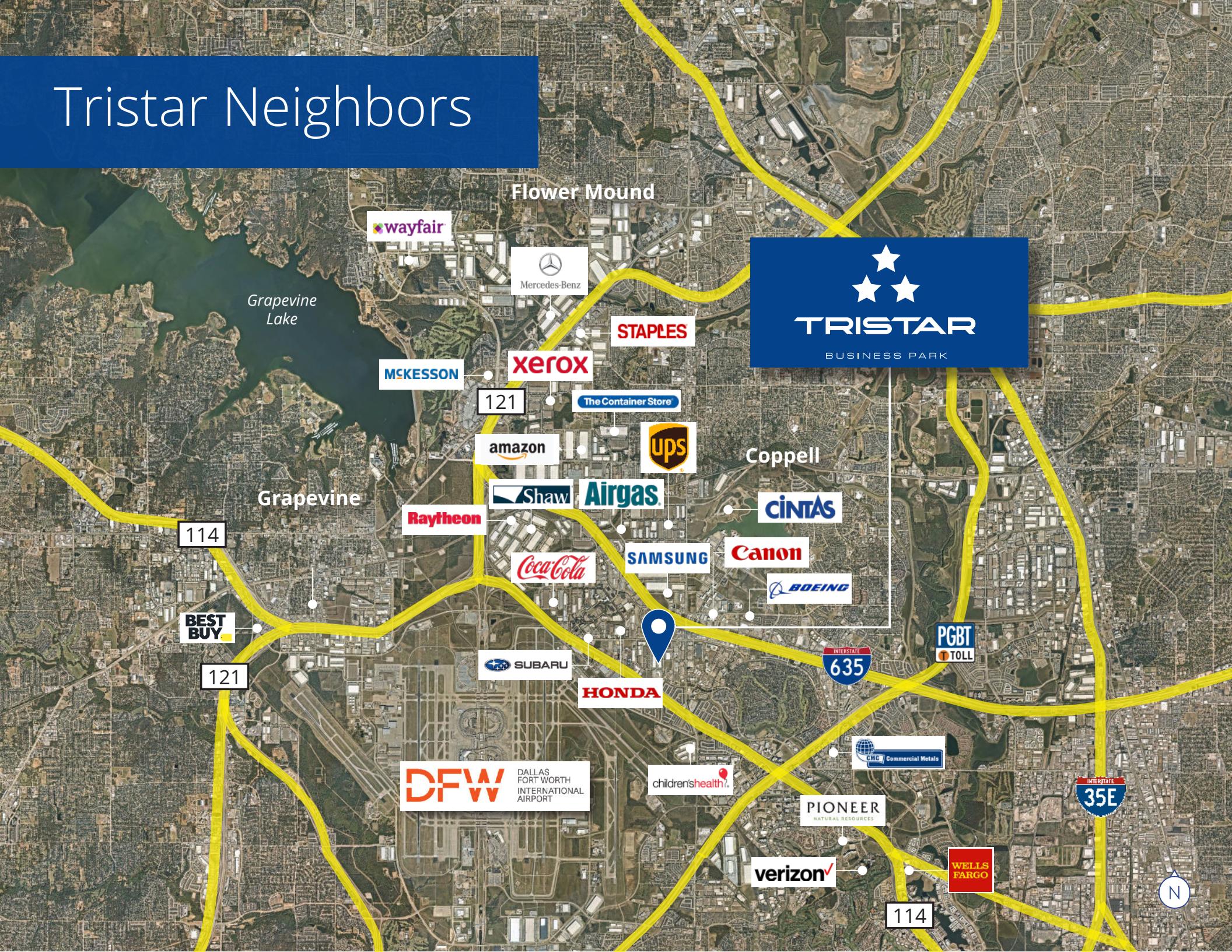
St. Hwy. 114 Visibility
121,000 vehicles per day

Dallas CBD
20 Mins Drive

Belt Line Rd. Visibility
40,460 vehicles per day

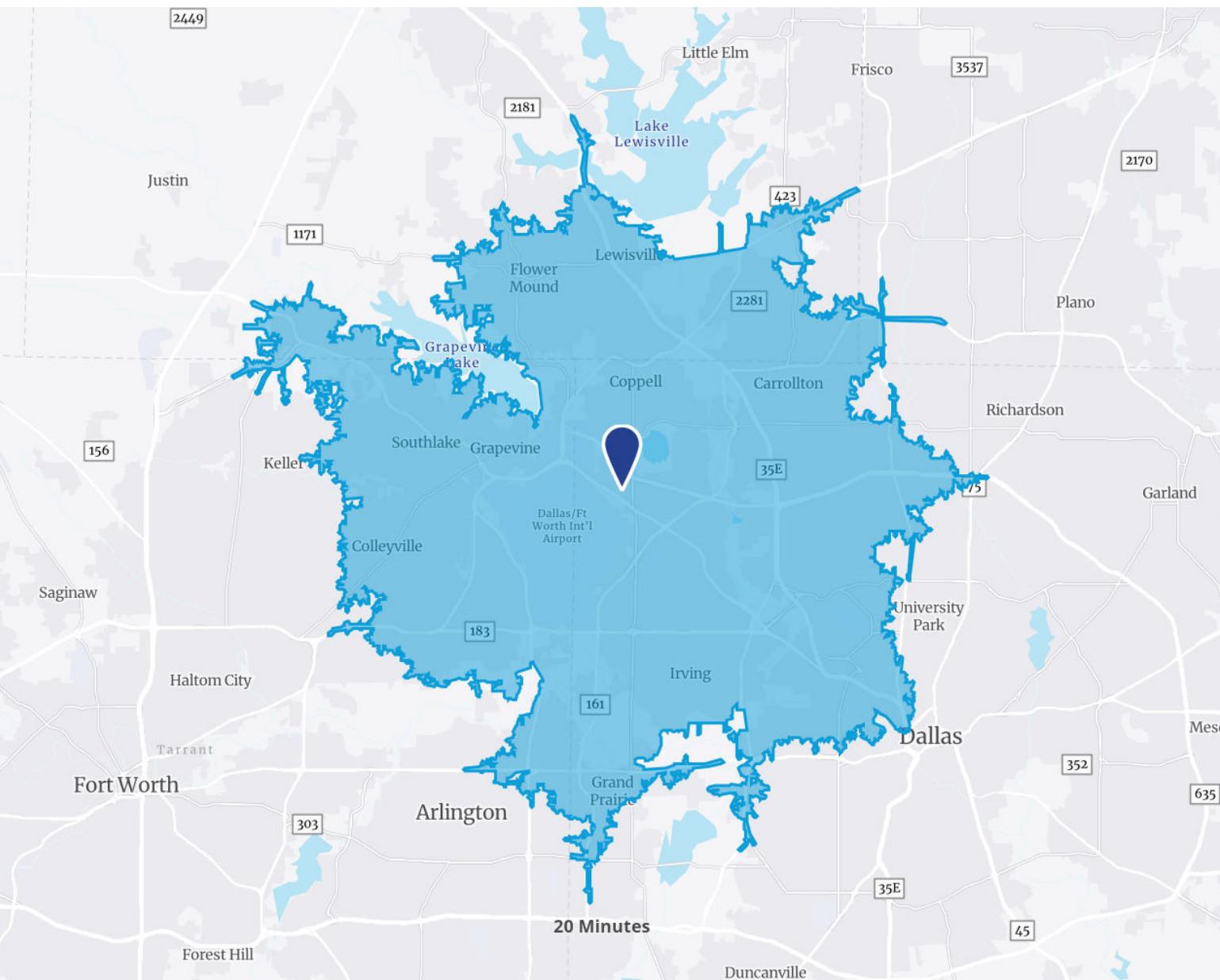


Tristar Neighbors



Strong Labor Pool

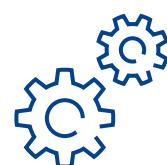
within a 20-min drive



1.23M
2022
Population



\$118,324
2022 Average
Household Income



143,534
Blue Collar
Population



Contact

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Joint Venture of

Hopewell 
DEVELOPMENT



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