

Rockwall PARK



A TWO BUILDING, CLASS A,
315,906 SF INDUSTRIAL PARK
192,915 SF AVAILABLE



BUILDING 1: 1220 DATA DRIVE, ROCKWALL, TX 75032
BUILDING 2: 1280 DATA DRIVE, ROCKWALL, TX 75032

WHIT MADDOX +1 817 437 5708
WHIT.MADDOX@KBCADVISORS.COM

KRISTA RAYMOND +1 972 971 2785
KRISTA.RAYMOND@KBCADVISORS.COM

KBCADVISORS DALLAS | 2828 N HARWOOD ST. SUITE 1900, DALLAS, TX 75201

NATHAN LAWRENCE +1 214 402 6016
NATHAN.LAWRENCE@KBCADVISORS.COM

WILL CARNEY +1 214 240 0014
WILL.CARNEY@KBCADVISORS.COM



PROPERTY ADVANTAGES

BUILDING 1
34,962 SF
Available

BUILDING 2
157,953 SF

Access to dense labor supply and rapidly growing population pool

Frontage on I-30

Ability to reach over 5.3 million people within 1-hour drive

Triple Freeport Tax Exemption

Pursuing LEED Certification



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PROPERTY SPECS

	Available SF	Clear Height	Dock Doors	Building Depth	Column Spacing	Truck Court Depth	Auto Spaces	Sprinklers
1	34,962 SF	32'	10 Dock High / 1 Ramp	210'	52' x 50' / 60' Loading	130'	28	ESFR
2	157,953 SF	32'	43 Dock High / 2 Ramps	210'	52' x 50' / 60' Loading	130'	155	ESFR



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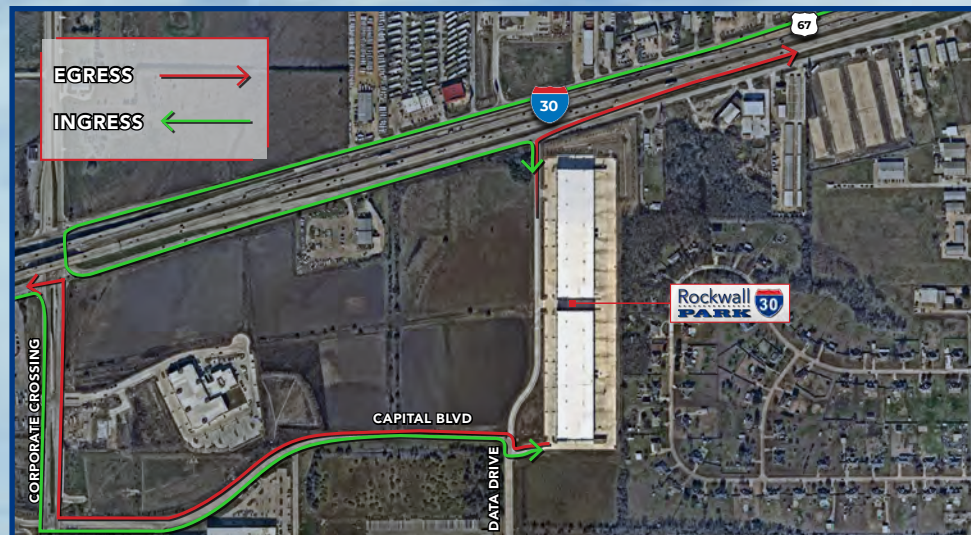
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LOCATION & ACCESS

25 Miles to Dallas CBD



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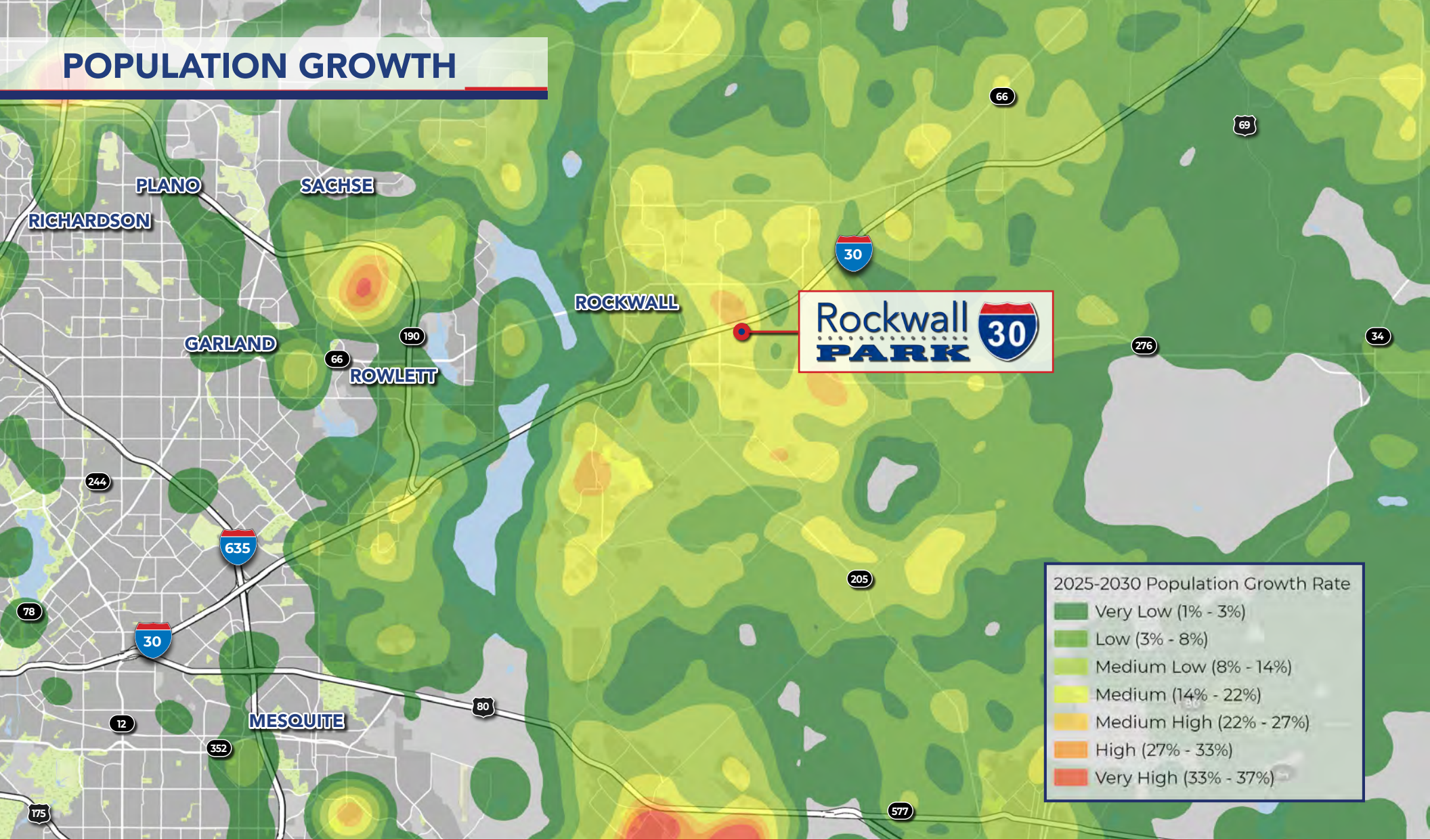
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POPULATION GROWTH



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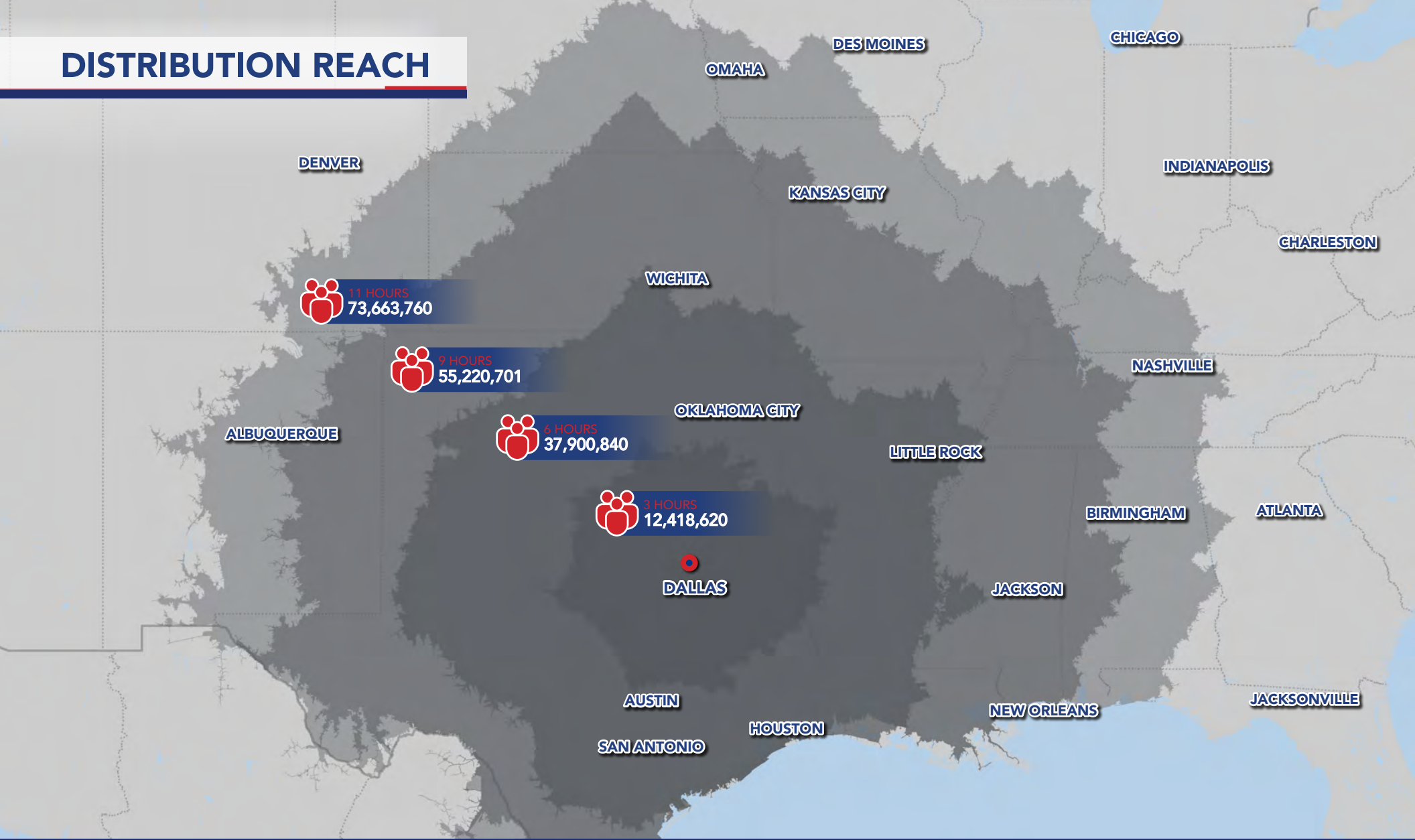
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DISTRIBUTION REACH



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