

BTS OPPORTUNITY AVAILABLE
CLASS A INDUSTRIAL BUILDING TOTALING 613,420 SF



2723 EAST 1ST, FORT WORTH, TEXAS



NATHAN LAWRENCE

+1 214 402 6016 | nathan.lawrence@kbcadvisors.com

WHIT MADDOX

+1 (817) 437 5708 | whit.maddox@kbcadvisors.com

KRISTA RAYMOND

+1 972 971 2785 | krista.raymond@kbcadvisors.com

WILL CARNEY

+1 (214) 240 0014 | will.carney@kbcadvisors.com





613,420 SF

AVAILABLE FOR BTS

40'

CLEAR HEIGHT

4

RAMPS

60'

STAGING BAY

ESFR

SPRINKLER SYSTEM

133

TRAILER STORAGE POSITIONS

420'

CROSS DOCK

114

DOCK DOORS

319

CAR PARKS

185'

TRUCK COURT

54' x 50'

COLUMN SPACING

DENSE

LOCAL LABOR POOL

NATHAN LAWRENCE

+1 214 402 6016 | nathan.lawrence@kbcadvisors.com

WHIT MADDOX

+1 (817) 437 5708 | whit.maddox@kbcadvisors.com

KRISTA RAYMOND

+1 972 971 2785 | krista.raymond@kbcadvisors.com

WILL CARNEY

+1 (214) 240 0014 | will.carney@kbcadvisors.com



SCANNELL
PROPERTIES



PROPERTY ADVANTAGES

Class A
LOGISTICS FACILITIES

1.5 Miles
TO I-30

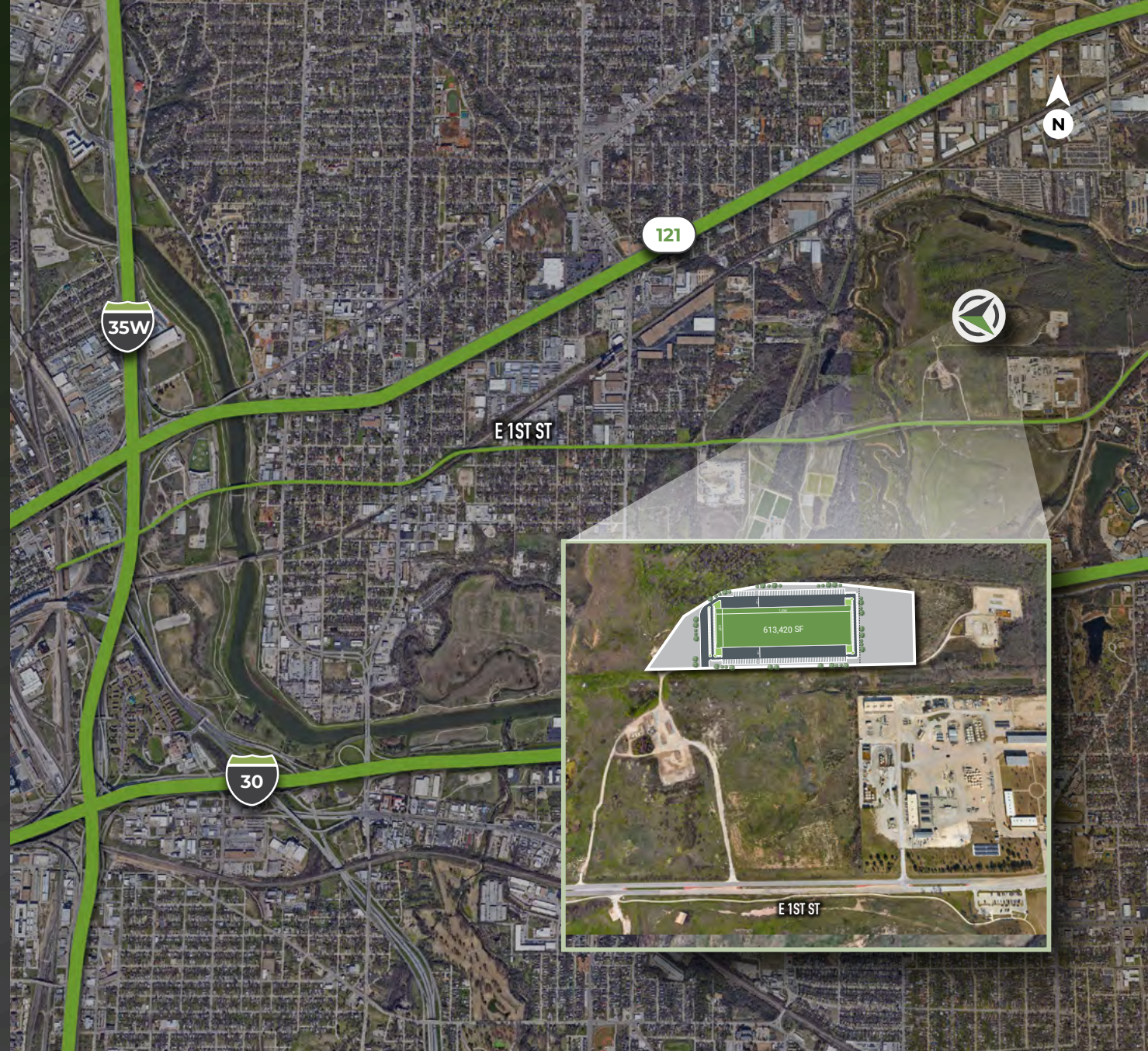
2 Miles
TO SH 121

3 Miles
TO I-35W

20 Miles
TO DFW INT'L AIRPORT

Proven Industrial District

Triple Freeport Tax Exemption



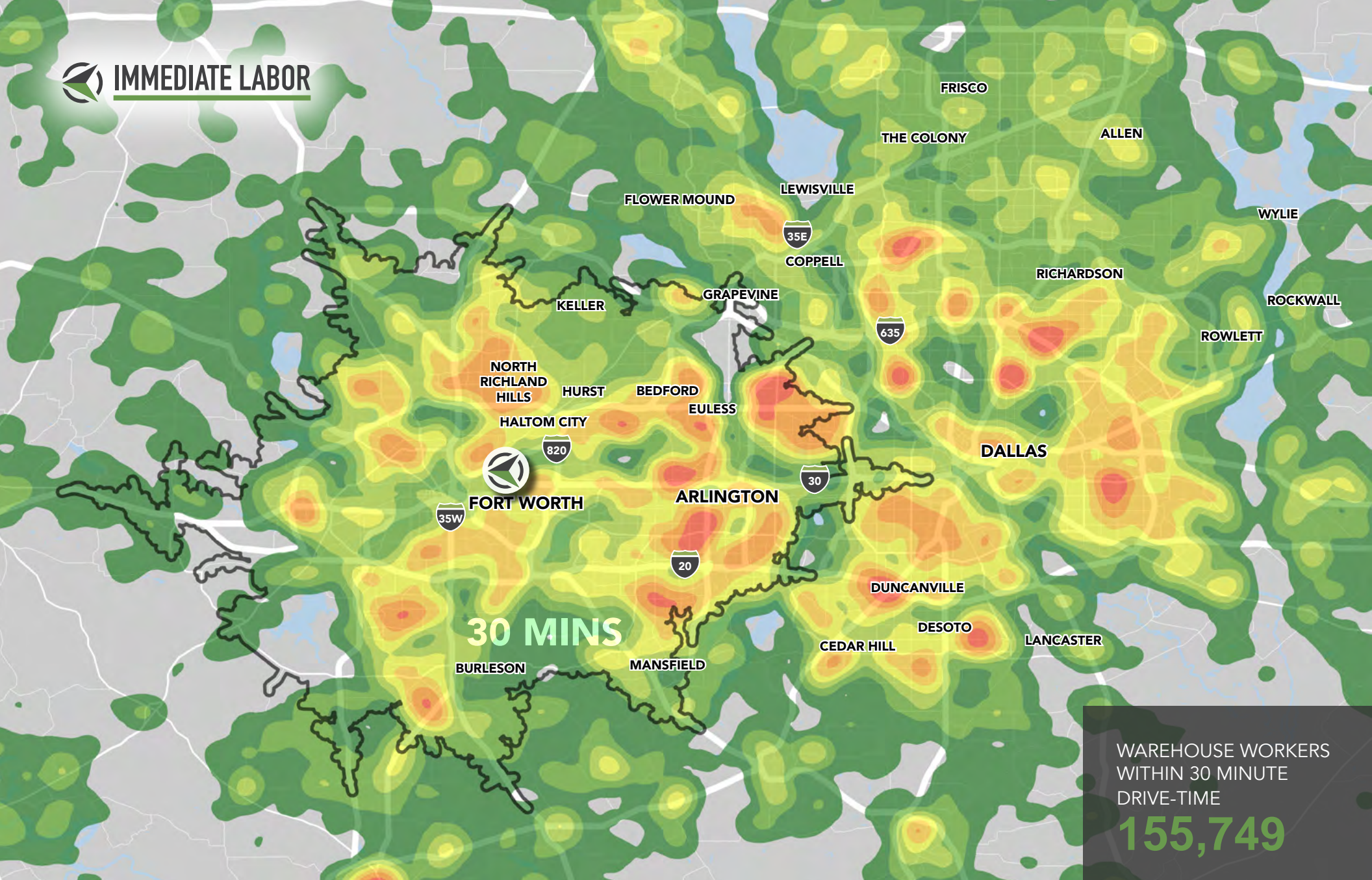
NATHAN LAWRENCE
+1 214 402 6016 | nathan.lawrence@kbcadvisors.com

WHIT MADDOX
+1 (817) 437 5708 | whit.maddox@kbcadvisors.com

KRISTA RAYMOND
+1 972 971 2785 | krista.raymond@kbcadvisors.com

WILL CARNEY
+1 (214) 240 0014 | will.carney@kbcadvisors.com





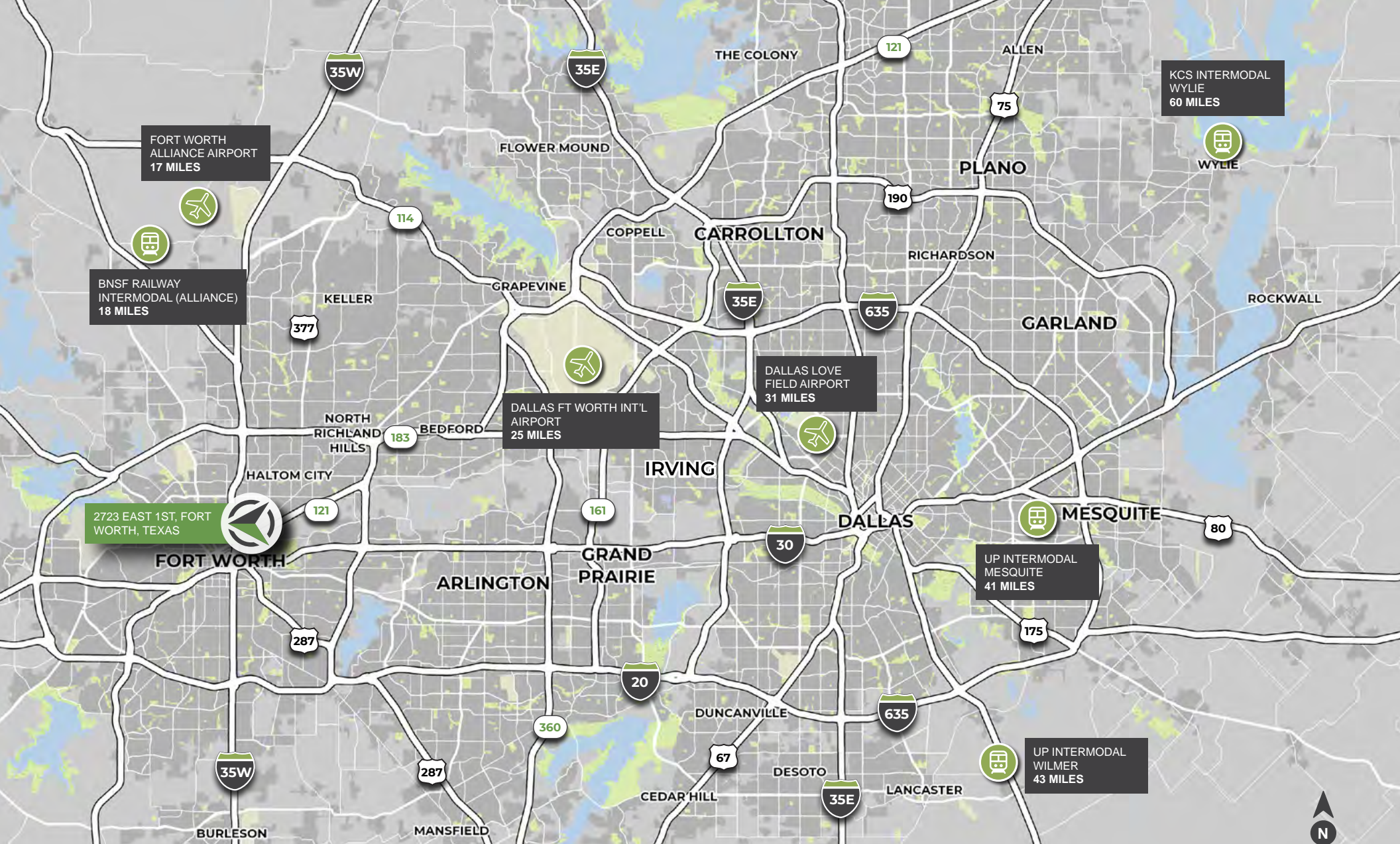
NATHAN LAWRENCE
+1 214 402 6016 | nathan.lawrence@kbcadvisors.com

WHIT MADDOX
+1 (817) 437 5708 | whit.maddox@kbcadvisors.com

KRISTA RAYMOND
+1 972 971 2785 | krista.raymond@kbcadvisors.com

WILL CARNEY
+1 (214) 240 0014 | will.carney@kbcadvisors.com





NATHAN LAWRENCE

+1 214 402 6016 | nathan.lawrence@kbcadvisors.com

WHIT MADDOX

+1 (817) 437 5708 | whit.maddox@kbcadvisors.com

KRISTA RAYMOND

+1 972 971 2785 | krista.raymond@kbcadvisors.com

WILL CARNEY

+1 (214) 240 0014 | will.carney@kbcadvisors.com



© 2025 KBC ADVISORS This information has been obtained from sources believed to be reliable but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. The KBC ADVISORS logo is a service mark of KBC ADVISORS. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owners is prohibited.