

CLAY ROAD

BUSINESS
PARK





PROPERTY HIGHLIGHTS

Welcome to Clay Road Business Park, a master planned facility consisting of three class A industrial buildings totaling 501,590 SF in Sunnyvale, TX. Surrounded by amenities and significant corporate neighbors, Clay Road Business Park offers an incredible industrial opportunity.

PARK FEATURES

- ✓ Master planned class A business park
- ✓ Convenient access to US-80
- ✓ Ample nearby amenities
- ✓ Significant corporate neighbors
- ✓ Robust labor pool





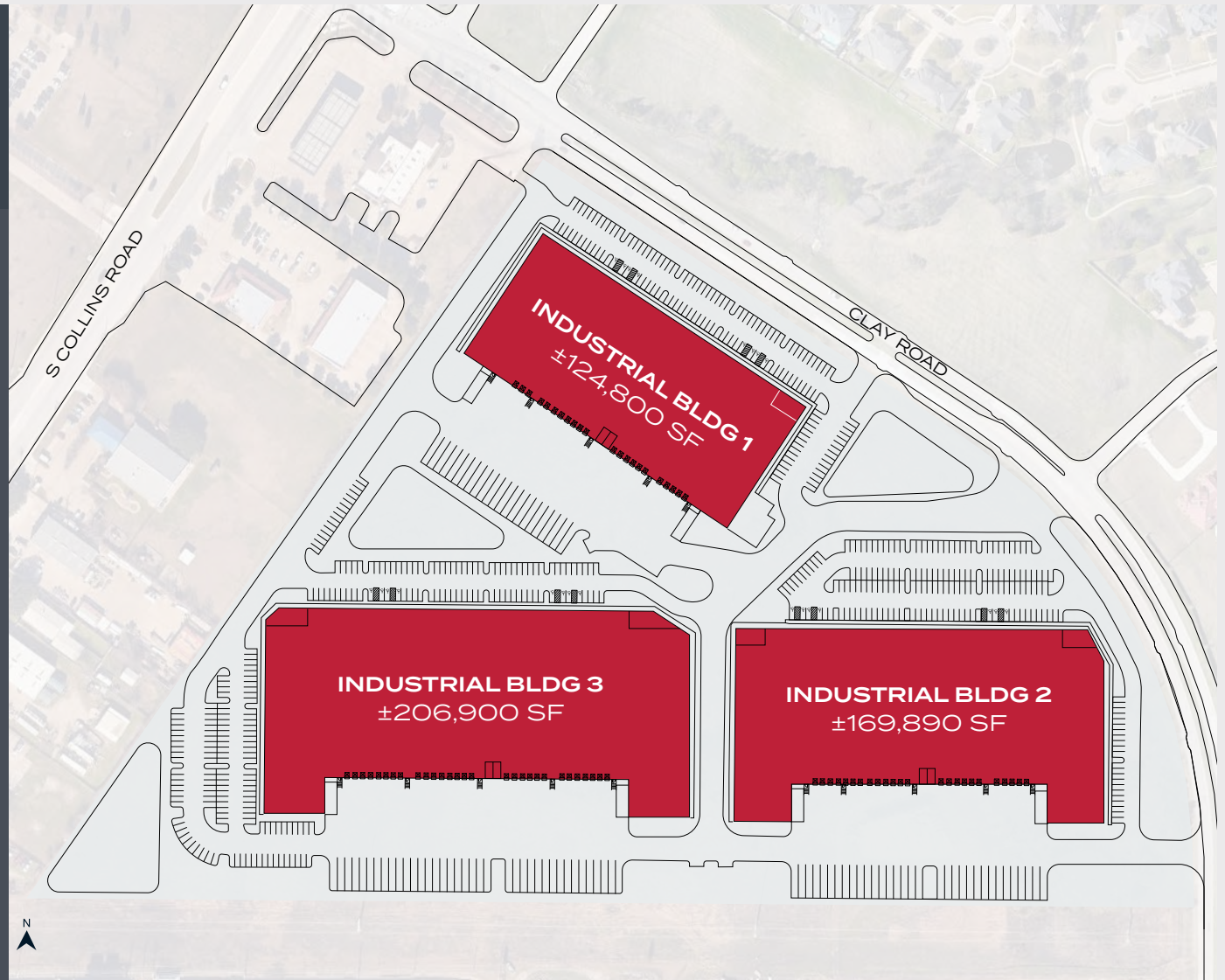
SITE PLAN

BUILDING SPECS

BUILDING 1
124,800SF

BUILDING 2
169,890 SF

BUILDING 3
206,900 SF



BUILDING 1

124,800 SF



CLEAR HEIGHT

32'



DOCK POSITIONS

23



DRIVE-IN DOOR / RAMP

2



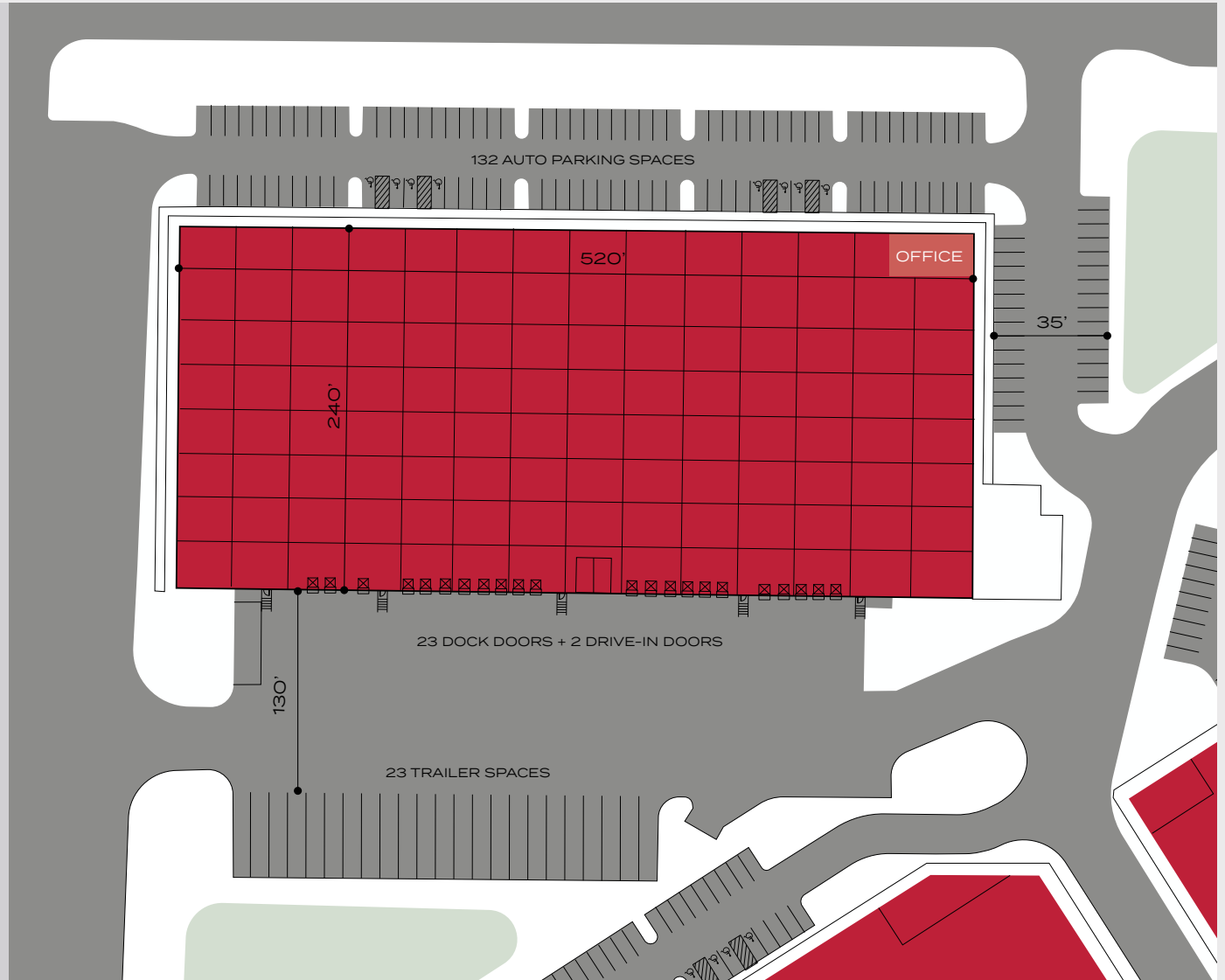
TRAILER SPACES

23



CAR SPACES

132



BUILDING 2

169,890 SF



CLEAR HEIGHT

36'



DOCK POSITIONS

23



DRIVE-IN DOOR / RAMP

2



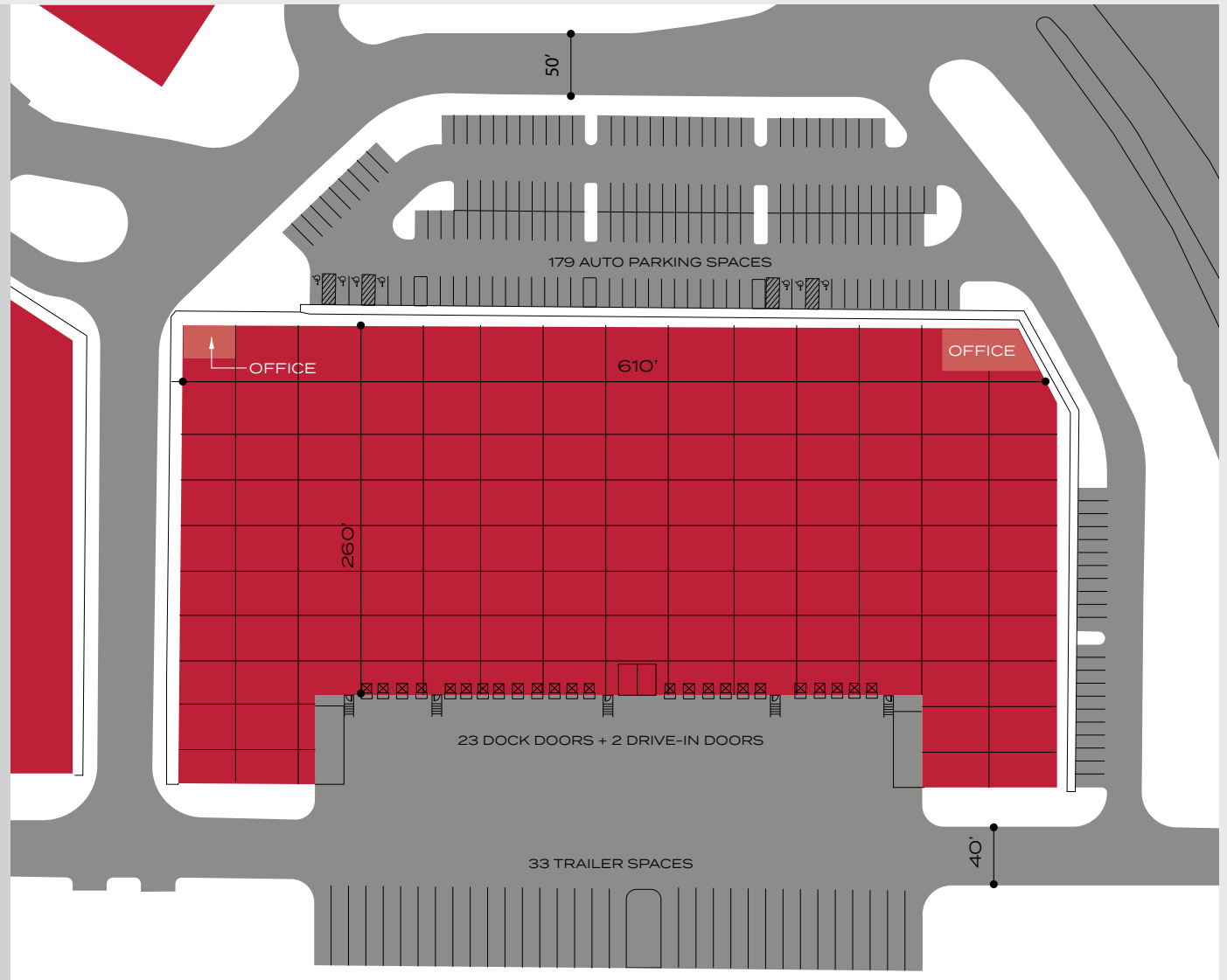
TRAILER SPACES

33



CAR SPACES

179



BUILDING 3

206,900 SF



CLEAR HEIGHT

36'



DOCK POSITIONS

29



DRIVE-IN DOOR / RAMP

2



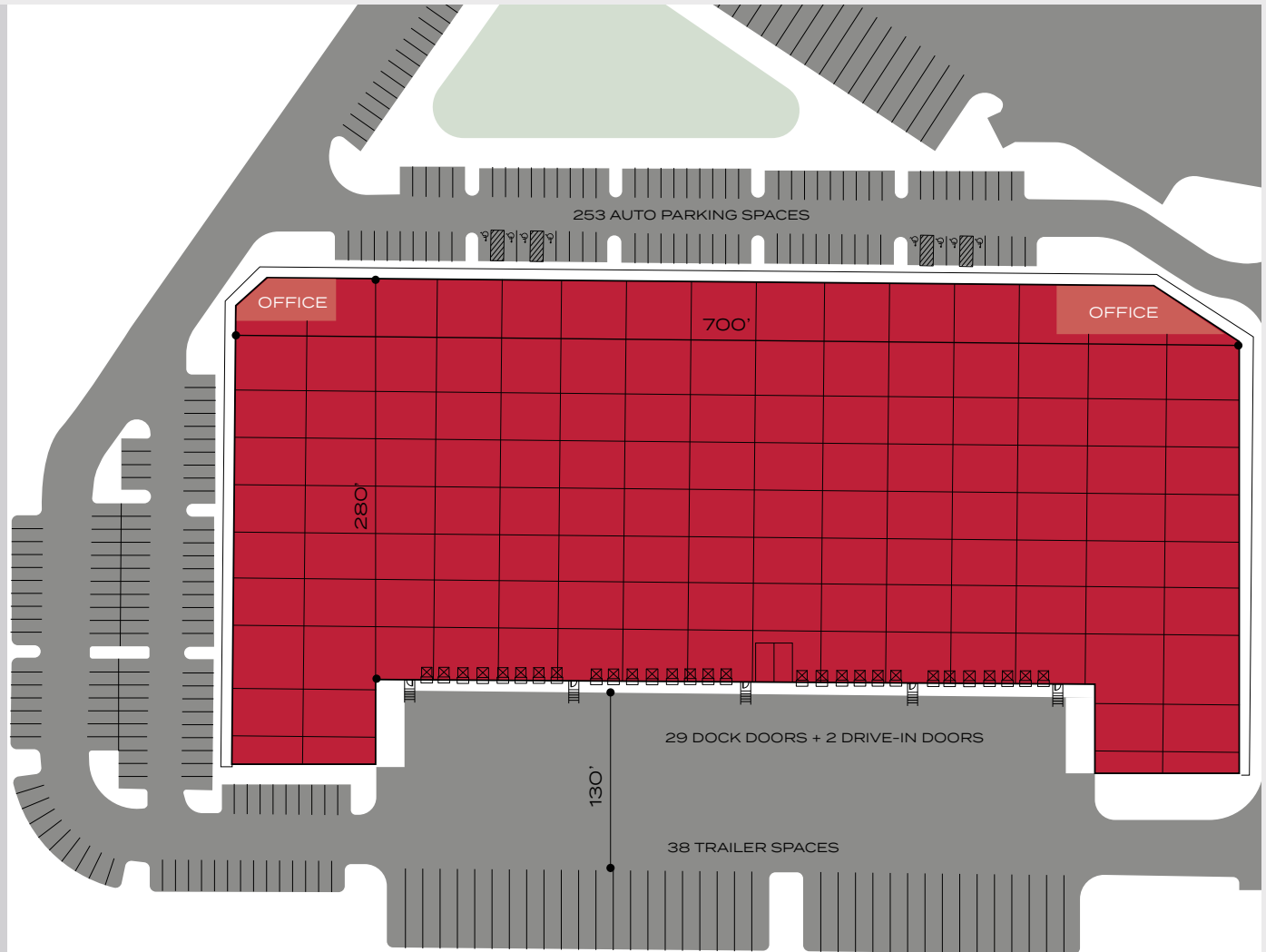
TRAILER SPACES

38

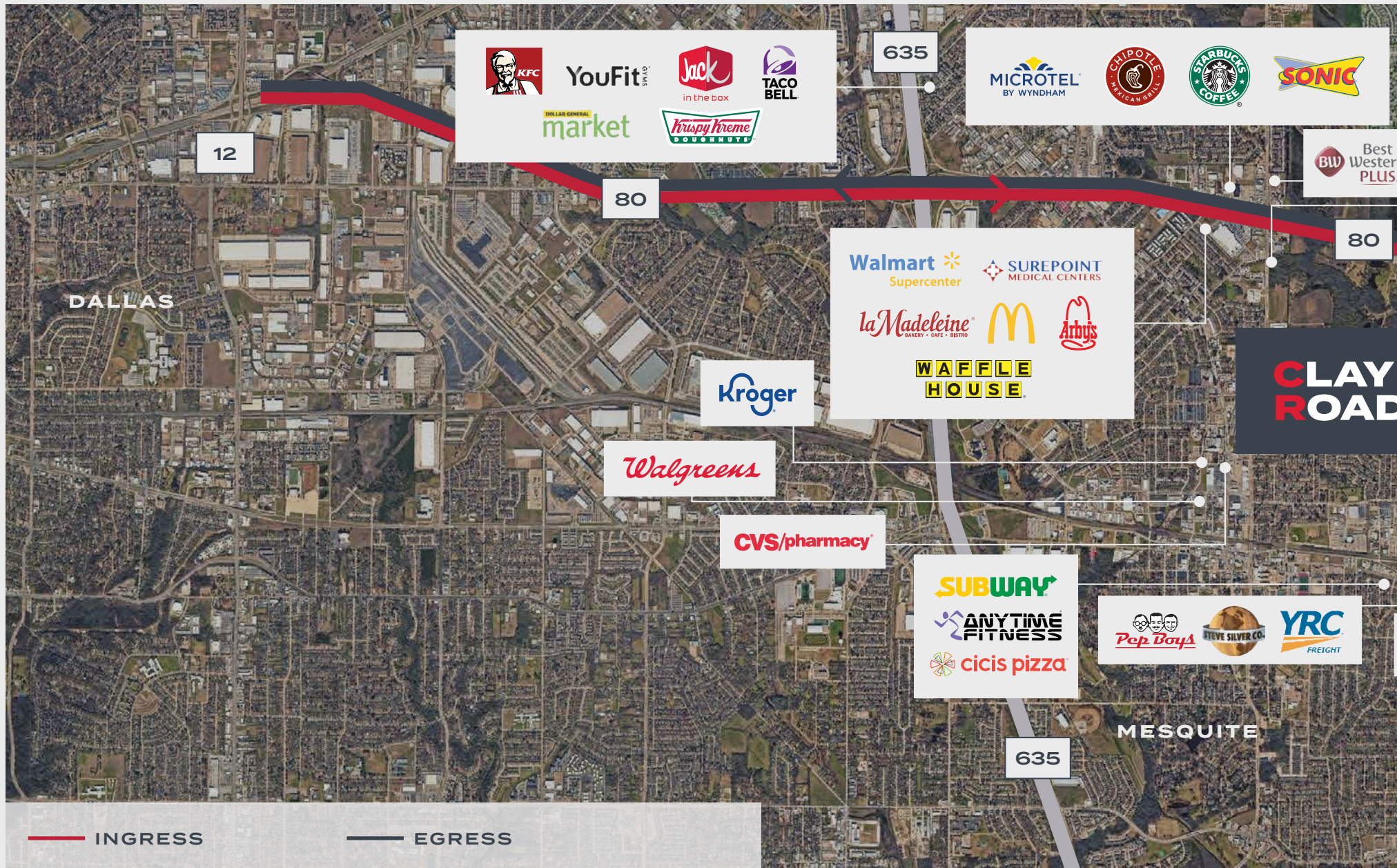


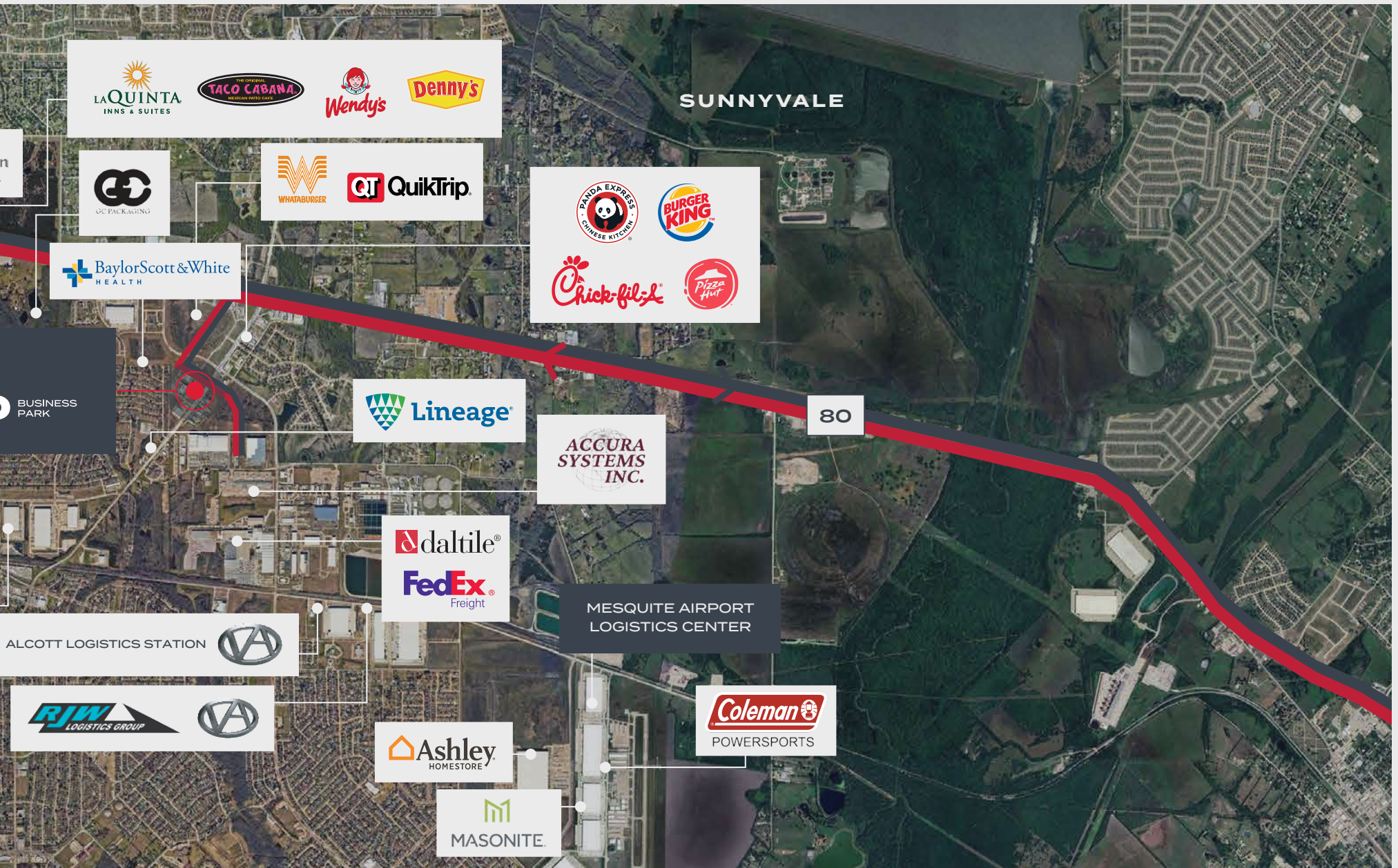
CAR SPACES

253



CORPORATE NEIGHBORS AND ACCESS MAP





CLAY ROAD

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