



HIGH POINT 67 LOGISTICS CENTER

S Hwy 67 | Cedar Hill, TX 75104

MASTER PLAN

2M SF Available | Class A Logistics Center

A Class A industrial park with up to 2,003,640 square feet available for lease on 184 acres. Situated on Hwy-67, and less than 10 miles from I-20, the project has great highway visibility and access.



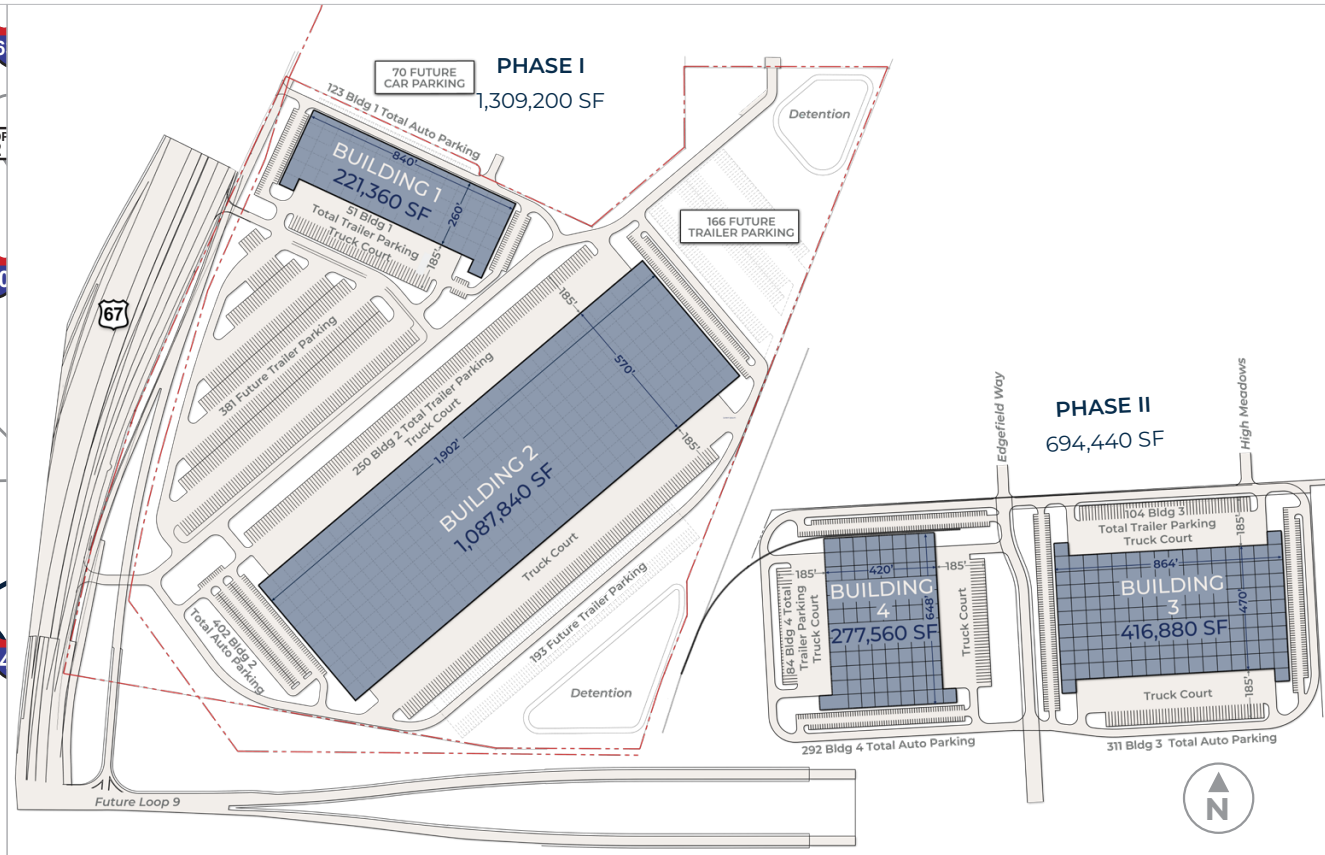


HIGH POINT 67 LOGISTICS CENTER

S HWY 67 | CEDAR HILL, TX 75104

MASTER PLAN

PROPERTY OVERVIEW



2,003,640 SF on 184 acres



ESFR sprinkler system



925 – total planned trailer parking;
383 – expansion trailer parking



Build-to-suit opportunities



185' truck courts



1,152 – total planned car parking spaces;
70 – expansion car parking



32' - 40' clear heights



60' speed bays



54' x 50' or 56' x 50' column spacing

Development



AUSTIN REYNOLDS

972.201.2956 (o)
austin.reynolds@hillwood.com

Leasing



STEPHEN KOLDYKE

214.979.6381 (o) | 214.850.4963 (c)
steve.koldyke@cbre.com

BRIAN GILCHRIST

214.979.6394 (o) | 817.907.1774 (c)
brian.gilchrist@cbre.com

KACY JONES

214.979.6151 (o) | 214.923.0056 (c)
kacy.jones@cbre.com

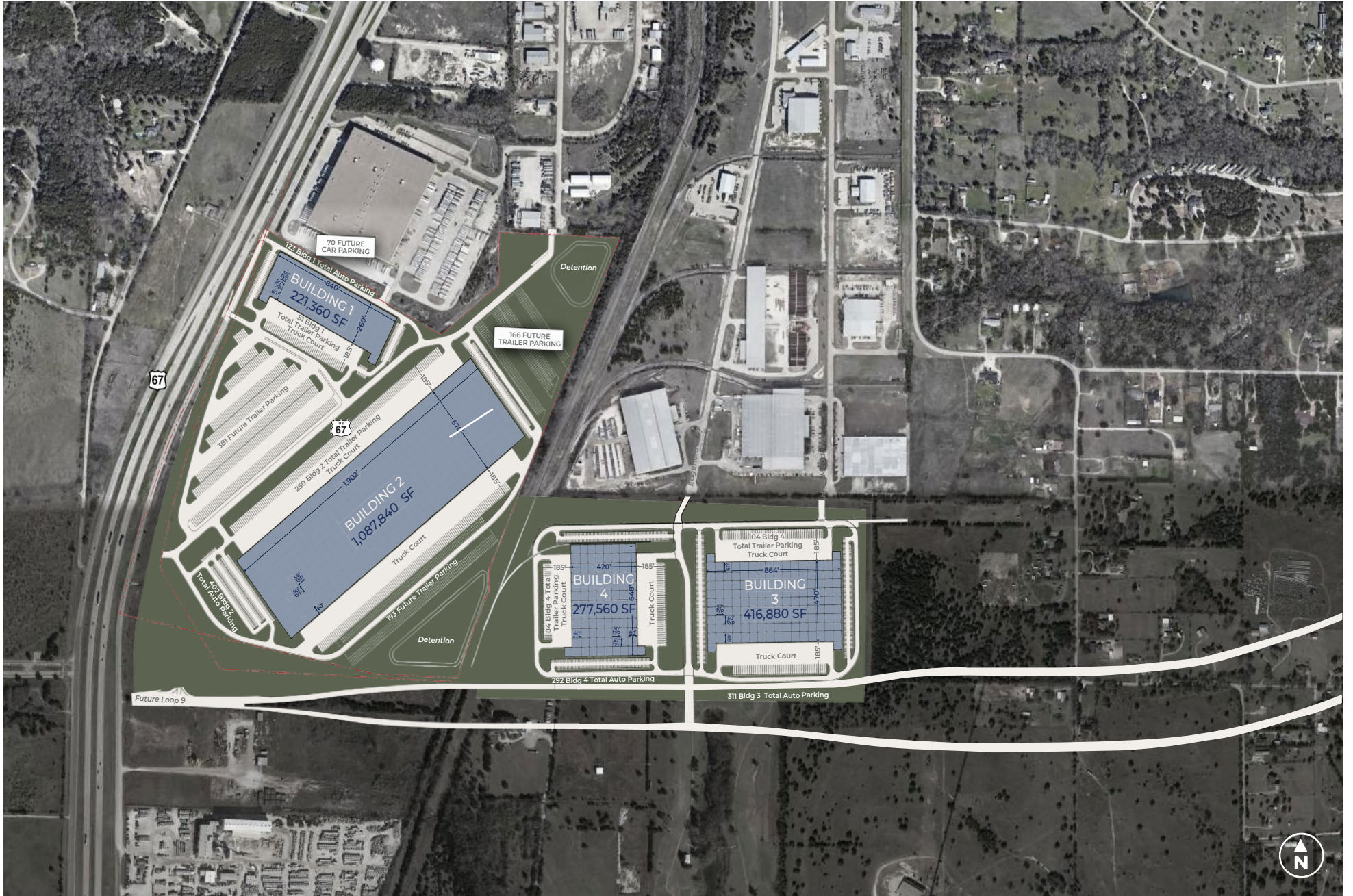


HIGH POINT 67 LOGISTICS CENTER

S HWY 67 | CEDAR HILL, TX 75104

MASTER PLAN

SITE PLAN





HIGH POINT 67 LOGISTICS CENTER

S HWY 67 | CEDAR HILL, TX 75104

MASTER PLAN

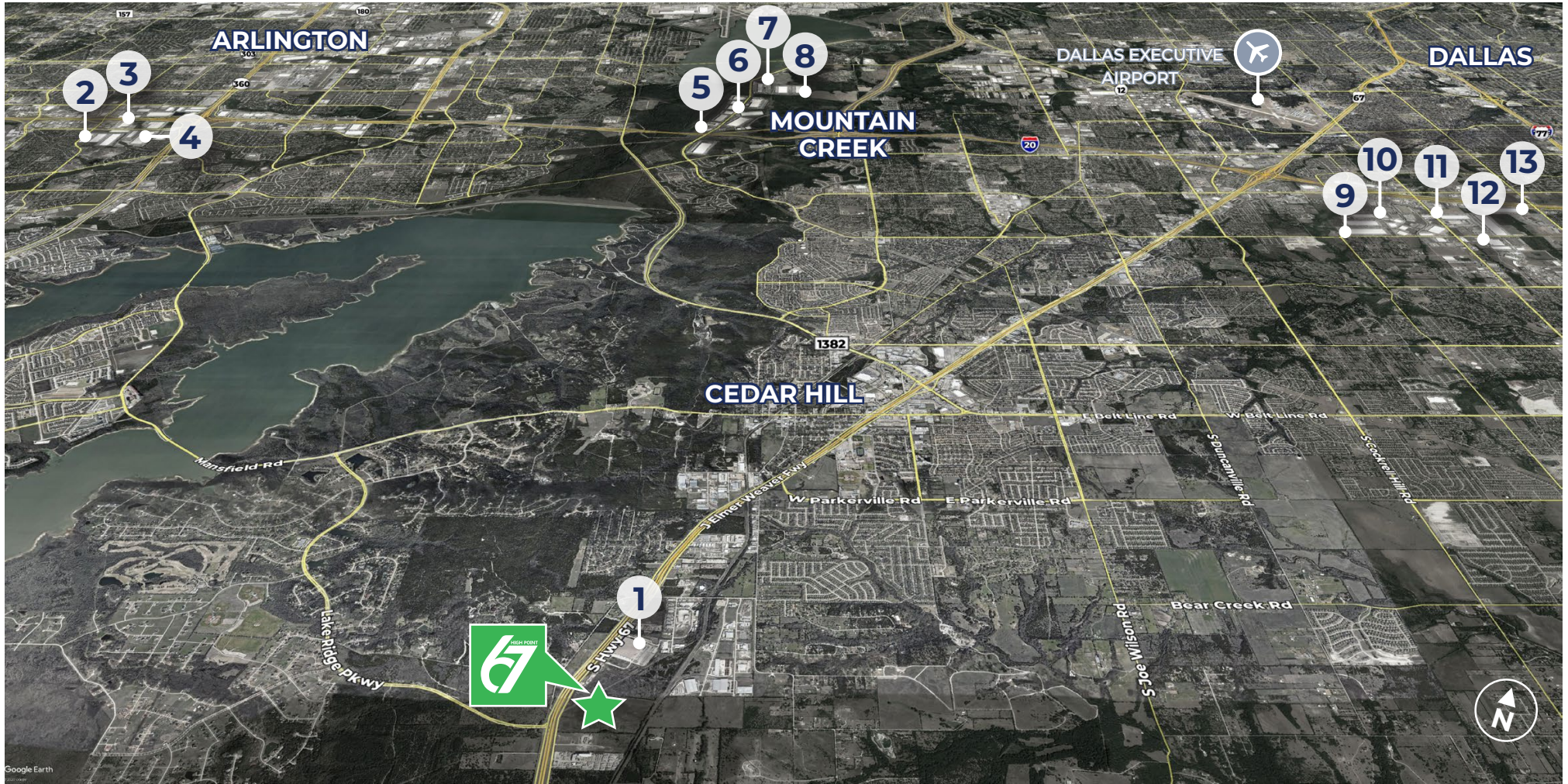
SITE PLAN (Ingress/Egress)





HIGH POINT 67 LOGISTICS CENTER

S HWY 67 | CEDAR HILL, TX 75104



BUSINESSES

- | | |
|----------------------------|------------------------|
| 1. JC Penney | 8. Costco Distribution |
| 2. Williams-Sonoma | 9. NFI |
| 3. FedEx Ground | 10. Serta |
| 4. UPS Distribution Center | 11. Home Depot |
| 5. Niagara Bottling | 12. Walmart |
| 6. Kimberly Clark | 13. Kohl's |
| 7. Nestlé | |

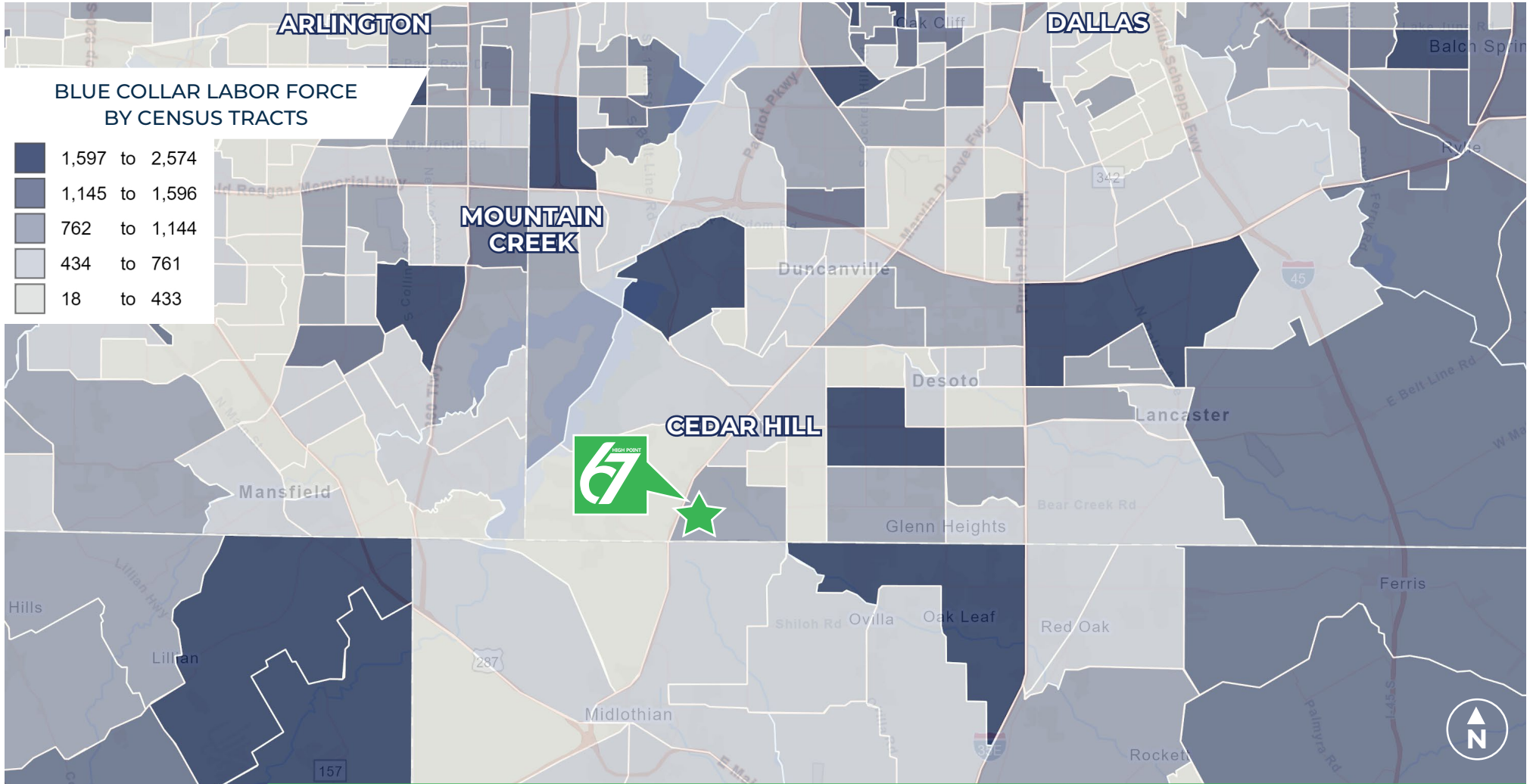
DRIVE TIMES

Interstate 20 8.8 mi. 9 min.	DFW International Airport 28.2 mi. 35 min.	FedEx Ground Hub 26 mi. 24 min.
Interstate 30 18 mi. 18 min.	Dallas CBD 20 mi. 22 min.	Union Pacific Intermodal 22 mi. 23 min.



HIGH POINT 67 LOGISTICS CENTER

S HWY 67 | CEDAR HILL, TX 75104



10 MILE RADIUS DEMOGRAPHICS



463,804

POPULATION



46,865

BLUE COLLAR LABOR FORCE



9.1%

UNEMPLOYMENT



\$78,801

MEDIAN HOUSEHOLD INCOME



23%

HIGH SCHOOL GRADUATE



31%

BACHELOR'S / GRAD / PROF DEGREE

Source: ESRI

HIGH POINT

CONTACT

DEVELOPMENT



AUSTIN REYNOLDS

972 201 2956 (o) 3000 Turtle Creek Blvd
austin.reynolds@hillwood.com Dallas, TX 75219
hillwood.com

LEASING



STEPHEN KOLDYKE

214 979 6381 (o) 2100 McKinney Ave | Ste 700
214 850 4963 (c) Dallas, TX 75201
steve.koldyke@cbre.com cbre.com

