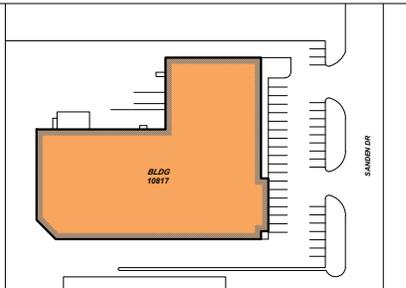


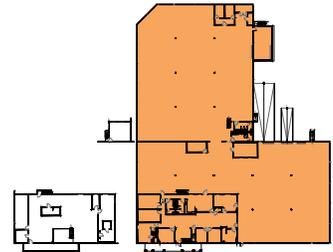
**SUITE DATA:**

OFFICE	5,233 SF
A/C WAREHOUSE	30,135 SF
<b>TOTAL</b>	<b>35,368 SF</b>
CLEAR HEIGHT	21'-6" - 24'-0"
○ GRADE LEVEL DOORS	2
▲ DOCK HIGH DOORS	2

**SITE KEY PLAN:**



**BUILDING KEY PLAN:**



**Northgate 22**  
 10817 Sanden Dr  
 Dallas, TX 75238

**Bldg. 10817**  
**STE 06**

08/19/25