



1007 Prosperity Way

NEW Class A IOS
Krugerville, TX 76227

Building Size

11,571 SF on 4.00 improved acres

Office Size

1,748 SF

Fenced/Stabilized Yard

For Lease

IOS for Lease

Property Highlights

- Direct access to both US Hwy 377 and Stewart Rd, enabling convenient travel both North & South
- Gated secure yard
- Clear span/drive through bays
- 7,000 new home starts in area
- BTS available on South Prosperity

For more information, please contact:

Sylvia Phillips

Broker

817.903.1003

sylviamphillips@gmail.com

Justin Toon

Development & Land Acquisitions

214.577.6789

justin@national-ios.com

12404 Park Central Drive
Suite 250-S

Dallas, TX 75251

national-ios.com



The information presented was obtained from sources deemed reliable; however, National IOS does not guarantee its completeness or accuracy.

Details

Available: 11,571 SF

Office: 1,748 SF

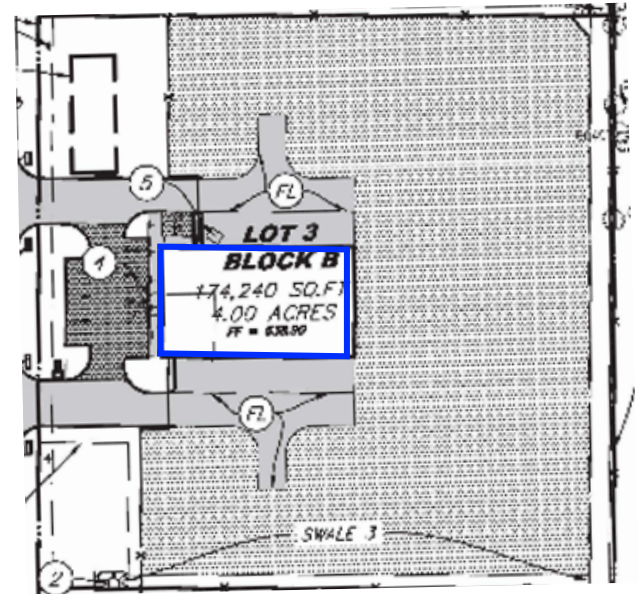
Site Size: 4.00 acres

Loading: 6 (14'14') Overhead Doors
 • 3 Drive-Through Bays
 2 (14'16') Overhead Doors
 • 1 Drive-Through Bay

Clear Height: 21'- 25' | Clear Span

Zoning: PD | Outside Storage Allowed

Year Built: 2025



Warehouse

Office