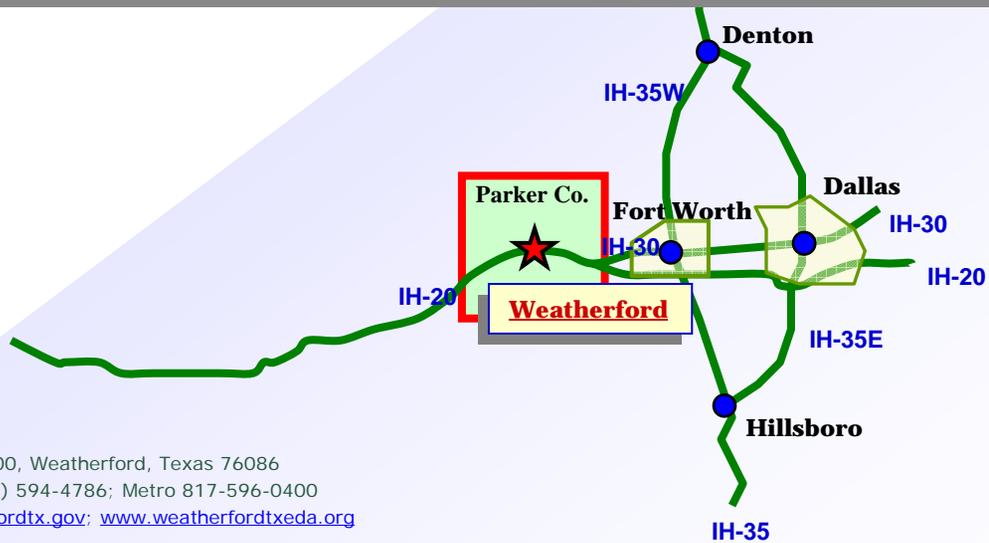


Weatherford, Texas



1320 Santa Fe Dr., Ste. 200, Weatherford, Texas 76086
(817) 594-9429; Fax (817) 594-4786; Metro 817-596-0400
Email: dclayton@weatherfordtx.gov; www.weatherfordtxeda.org

Weatherford, Texas

www.weatherfordtxeda.org

Weatherford EDA



Weatherford
Economic
Development
Authority,
Inc.

Medical & Professional Office Properties

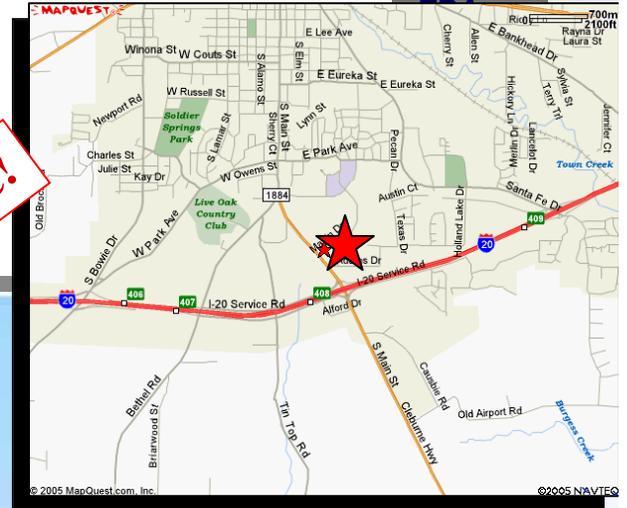
Weatherford, Texas



Professional Office or Retail Space

Barton Center: 21,700 SF Total
1900 Martin Drive, Weatherford, Texas

12,000 +/- sf Available!



Site Plan

Contact: Dennis Morrow @ 817-999-5215/817-629-3801
Or, Noe Hernandez, 817-304-2986
Prudential Texas Properties

Weatherford EDA



Weatherford
Economic
Development
Authority,
Inc.

Office/Retail Lease

Santa Fe Plaza - 500 Santa Fe Drive.

Approx. 20,000 SF - 2,500/SF each bay, located on busy Santa Fe Drive.

CLINTON SCR REAL ESTATE MANAGEMENT & SALES, INC.

OFF (817)599-7797

1-800-728-2322

METRO (817) 596-0713

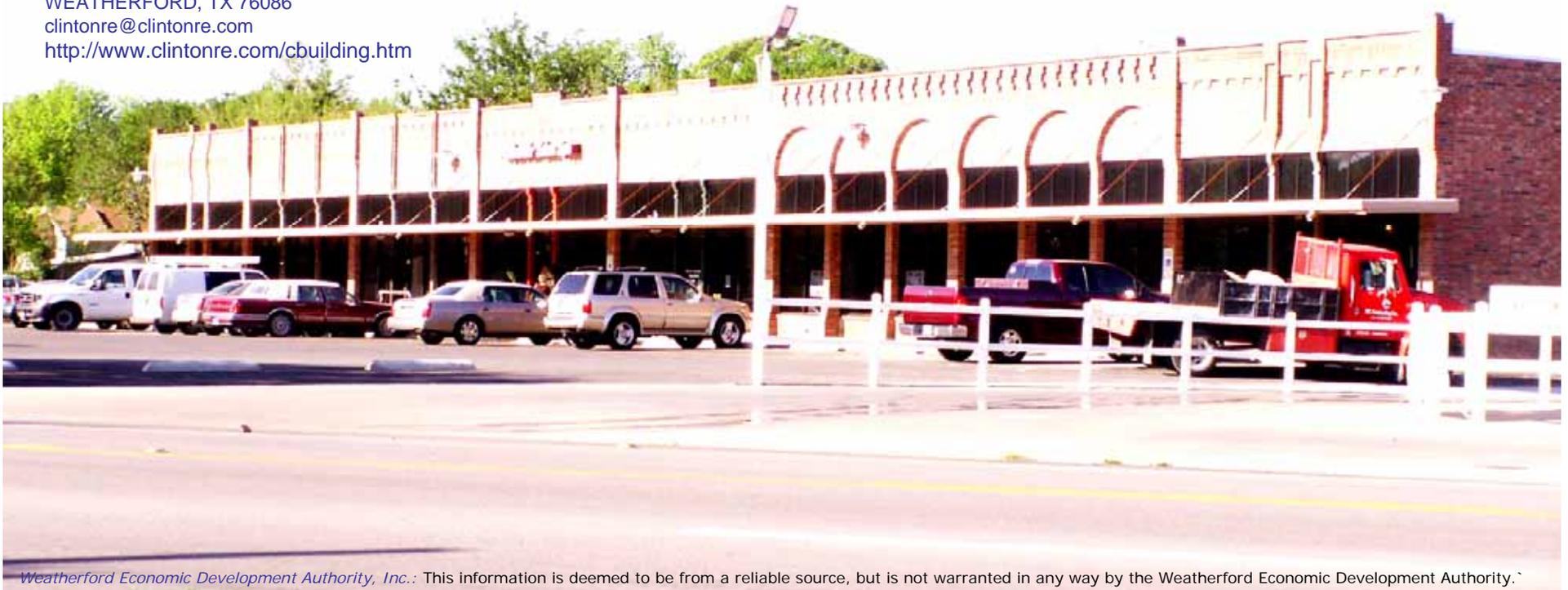
FAX (817) 596-3457

203 WEST OWENS STREET

WEATHERFORD, TX 76086

clintonre@clintonre.com

<http://www.clintonre.com/cbuilding.htm>



Weatherford Economic Development Authority, Inc.: This information is deemed to be from a reliable source, but is not warranted in any way by the Weatherford Economic Development Authority.



New Office Development

300 S. Main – “The Village” Center

12,000 SF – 5,970 Office available, 2nd floor; 1st Floor – Retail – LEASED!

Weatherford, Texas



Professional Office Under Construction! (03/2007)

Coldwell Banker Commercial - Kelly, Geren & Searcy
Agent: Dick Meyers, 817.335.7575; Cell – 817.881.3425



Weatherford
Economic
Development
Authority,
Inc.

New Medical Office Development – Under Construction!

1429 Clear Lake Dr. & Santa Fe Dr. - 17,250 SF
Weatherford, Texas



ELLIS & TINSLEY, INC.
COMMERCIAL & INVESTMENT REAL ESTATE

THE BASICS

Project: New Medical Space for Lease
Location: Northeast corner of Clear Lake & Santa Fe.
 .65 miles from Weatherford Regional Medical Center
Area: Strong base of Healthcare related businesses.
 Close proximity to downtown and I-20.
Zoning: "GR" General Retail
Traffic Count: 12,000 Cars per day
Available Space: 17,250 square feet
Lease Rate: \$17.00 nnn +\$5.00 nnn
Tenant Imp: \$30.00 per square foot
Availability: 3rd quarter '08

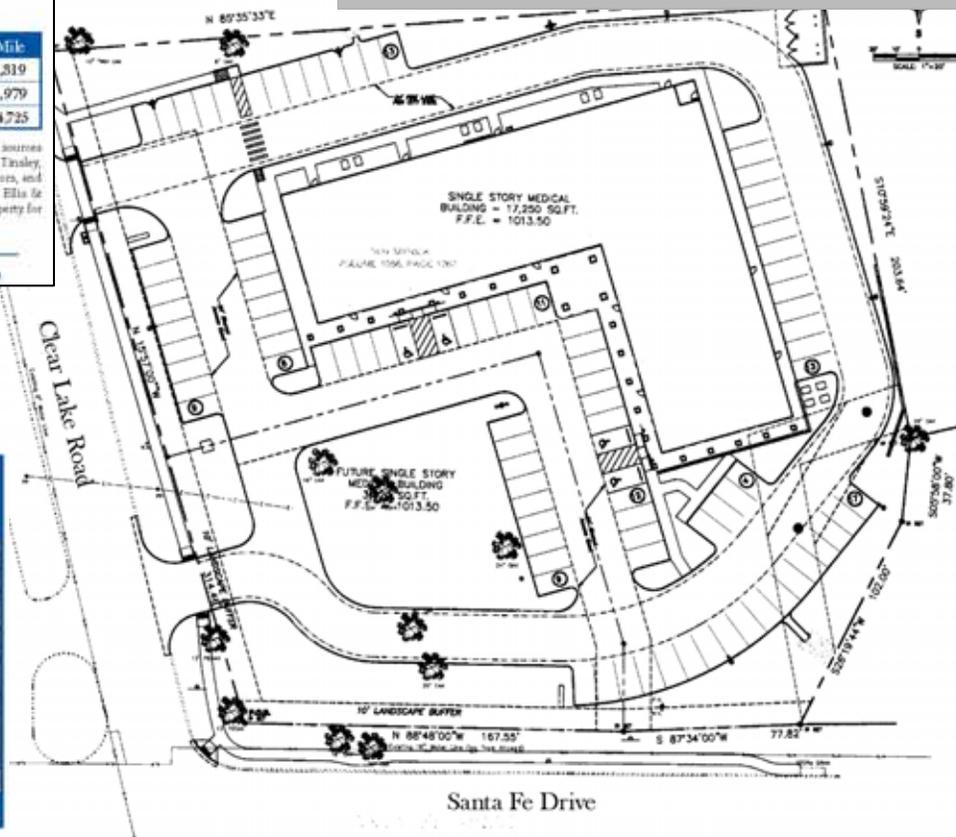
C. B. Team
 Ellis & Tinsley, Inc.
817.737.5000
 cteam@ellis-tinsley.com

DEMOGRAPHICS

	2006	1 Mile	5 Mile	5 Mile
Population	4,840	21,461	51,819	
5 yr Projected	5,252	28,584	34,979	
Avg HH Inc.	\$57,821	\$61,690	\$64,725	

The information furnished in this package is from sources deemed reliable, but is not guaranteed by Ellis & Tinsley, Inc., and is subject to change in price, correction, errors, and omissions, prior sale or withdrawal without notice. Ellis & Tinsley, Inc. has not inspected or investigated this property for potential environmental problems.

6421 CAMP BOWIE BLVD. SUITE 302 FORT WORTH, TEXAS 76116-5421 817-737-5000 FAX 817-732-3913 ellis-tinsley.com



AVAILABLE FOR LEASE
PRIME MEDICAL SPACE

Weatherford Regional Medical Center

1429 CLEAR LAKE DRIVE



Hilltop Development New Medical Plaza & Campus – Under Construction!

Town Creek - Hilltop Dr. & Clear Lake Rd. - 40,000 SF
Weatherford, Texas

W'fd Regional Medical Center



TOWN CREEK

HILLTOP DEVELOPMENT
Presents Weatherford's New
Medical Plaza & Campus
40,000 s.f. of Medical Offices

Future Offices Of: Dr. Rick Ford • Ravi Pachigolla MD &
Weatherford Regional Medical Center
Contact: Guy Carter

gtcranch@yahoo.com 817-300-4361

Medical Office Center

925 Santa Fe Dr.
Weatherford, Texas



East Building

3,000 Sf NOW Available!



South Building



Perry & Barbara Mader
Weatherford, TX 76086
817.994.6617

Adjacent to Hospital!



New Medical Office Development – Coming Soon!

Town Creek - Hilltop Dr. & Clear Lake Rd.
Weatherford, Texas



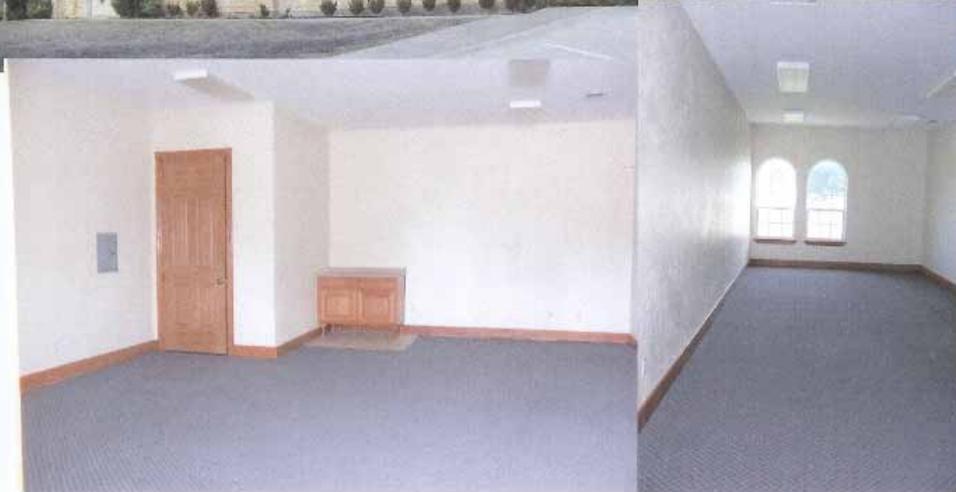
W'fd Regional Medical Center





Office Building - 5 Suites

1925 Fort Worth Highway @ Willow Park Dev.
Weatherford, Texas



Picture your business name here. Drive by. Look in. Ste #101 has 2 entrance doors, Call Regina 817 750-1465



Do you need to start, expand, or even downsize your office or business to a high profile, easily accessible location in fast-growing Weatherford ?

Office suite currently available in this nicely landscaped building with plenty of parking and a highly visible marquee. This prominent location is between the town square & Hudson Oaks Wal-Mart, on Hwy 180 with 10' of 1000' of cars driving by daily.

Owner Contact:
Regina & Larry Sanders
817-750-1465 or 817-913-0472
rsanders1@lsc.com.net



Office/Medical Space for Lease

1508 Santa Fe Dr., Weatherford, Texas

Now Leasing!



**Contact: Leasing Information
817-594-5789**



Star Center – Dr. Grote, DVM

813 Santa Fe Dr. & Eureka St.; Lease Contact: 817-594-0216

Tenants: Medical Equipment, Radiology Associates, etc.

Adjacent to Hospital!





Office Space for Lease - Space Available!

106 Austin Ave, (Downtown NEQ)

Bergman Building

Weatherford, Texas

**Contact: Don Bergman,
817-714-8084**



106 Austin Ave.

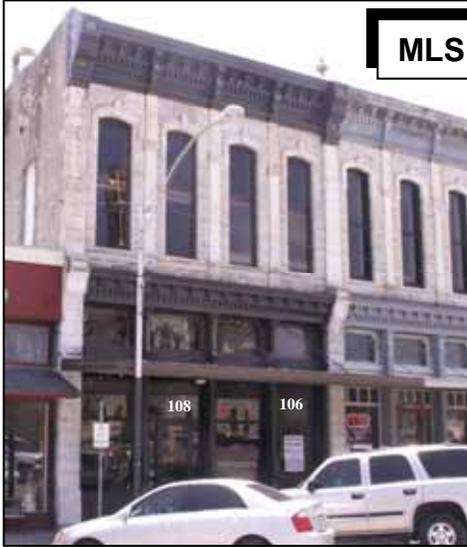
Ft. Worth Hwy (SH 180)

MLS # 10984137

Weatherford EDA



Weatherford
Economic
Development
Authority,
Inc.



106 E Church ST		Weatherford	76086	LP: \$1,400
Category: Commercial		Type: Lease	Orig LP: \$1,400	
Area: 141/1		Map: PH/0495/T	Low: \$/Gr SqFt: \$0.79	
Subdv: Weatherford Original		Plan Dev:		
County: Parker		Legal:		
Parcel ID: R000030272		MUD Dst: No	Unexempt Taxes: \$	
Lot: pt 2	Blk: 010	Mult Prcl:		
Bldg SqFt: 1,823/Other	Year Built: 9999/Preowned	#Units: 1	Story: 2	
Documentation		Multiple Zoning: No		
Gross SqFt: 1770	Zoning: Office	Will Subdiv: No		
Lot SqFt: 1250/TAX	Lot Dimen: PAR: Y			
Acres: Media: 0 / 0 / 0				



Business Name:	Min Lease Rate (SF/MO): \$	Max Lease Rate (SF/MO): \$
Gross Income: \$0	Leasable SqFt: 1875	Avg Mo. Lease: \$
Net Income: \$0	Leasable Spaces:	Spaces Leased:
Annual Expenses: \$0	Lease Expiration Date:	Occupancy Rate: %

Building Use Office	Foundation Slab	City Water Curbs	Central Air-Elec Central Heat-Elec	Subject to Lease Showing Appointment Service
Inclusions Building Only	Construction Brick Common Wall	Sidewalk Parking/Garage Open	Tenant Pays Electric Water	
Lot Size/Acreage Less Than .5 Acre (not Zero)	Roof Composition	Features Single User	Owner Pays Common Area Insurance Maintenance	
Topography Level	Walls Paneling Texture	Ceiling Height/Type 11 to 14 Feet	Assumption Info Not Assumable	
Soil Other	Street/Utilities City Sewer	Flooring Carpet	Possession	
Road Frontage Desc City		Heating/Cooling		

Property Description: A rare find, large office space (divided into 6 large, private offices) located across from the courthouse. Walk from your office to the courthouse. Large reception area, six offices, two bathrooms, one office has built-in shelving, wood paneling in most offices, large windows. Owner will replace carpet. Space is individually metered. Plenty of parking. This one of a kind space won't last long.

Directions: S. Main to Church, turn right, office on right

LO: PRUD01WF PRUDENTIAL TEXAS PROPERTIES

LA: 0470575 JOAN SHAW

Prepared By: LARENE WALTERS / PRUDENTIAL TEXAS PROPERTIES

---- Information herein deemed reliable but not guaranteed. ----

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Agent Contact: JOAN SHAW - ABR, joanshaw@prudentialtxproperties.com
817-917-0616; 817-341-8772 Office 817-341-8764 Fax
Prudential Texas Properties
925 Santa Fe Drive Suite 100, Weatherford Texas 76086

Office Building

804 Santa Fe Dr
Weatherford, Texas

Weatherford EDA



Weatherford
Economic
Development
Authority,
Inc.



Weatherford EDA



Weatherford
Economic
Development
Authority,
Inc.

New Development in 2006!



Adjacent to Hospital!

Fully LEASED!

The Art & Science of Medicine

AVAILABLE
Build to Suit
New Leasing Medical Office Facilities
817.921.2667

Financing:
First Bank

Architect:
S&B Architects, Inc.

Contractor:
Woodward Construction



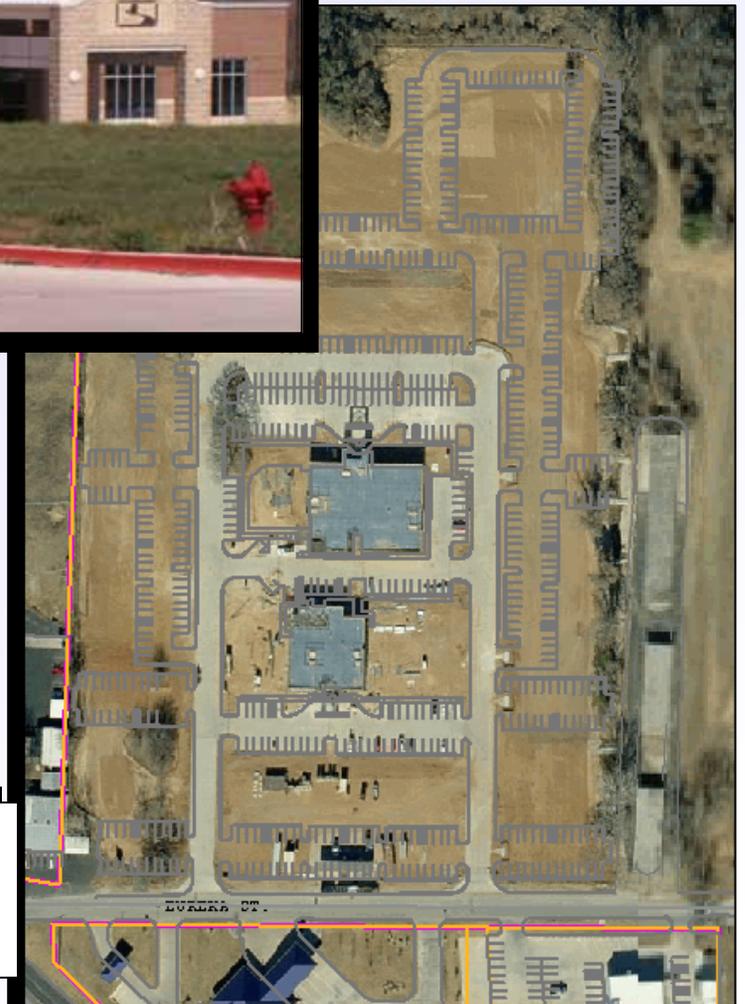
PARK CITY
Medical Complex
www.parkcitymedicalcomplex.com

Dr. Thomas C. Binzer M.D., P.A.
907-A E. Eureka Street
Metro # 817-596-0098 Local # 817-598-8200

Park City Medical Complex

907 Eureka St., www.parkcitymedicalcomplex.com

817-921-2667; *Build-to-Suit and Lease*





Office/Medical Space for Lease

1510 Santa Fe Dr., Weatherford, Texas

2,000 SF +/- Available

Fully LEASED!

LEASE
Office/Medical
2000 Sq. Ft.
Jeremy Shepherd
817-454-9005



Contact: Jeremy Shepherd, 817-454-9005





Office Lease Property

1320 Santa Fe Dr.
Weatherford, Texas



Attorney's Office

New ASB Bank

Office Building:
5,476SF
1320 Santa Fe Dr.

Compass Bank &
Drive-In

Aerial Site Plan

Fully LEASED!

5,476 SF +/-; Built in 2001

- Suite 200 & 400: 2,000 SF +/-, LEASED!
- Suite 100: 1,900 SF +/-, LEASED!
- Suite 300: 1,500 SF +/-, LEASED!

Parking shared with Vet Clinic

Zoning: Commercial- Retail/ Office

Owner: Dr. Frank Nelson, DVM, 807 Park Ave., 817-599-9971