



Address: [4250 CAMBRIDGE RD](#)
City: FORT WORTH
Georeference: 6935-303A-3
Subdivision: CENTREPORT ADDITION
Neighborhood Code: WH-Centreport

Latitude: 32.8252294342
Longitude: -97.0431728678
TAD Map: 2138-420
MAPSCO: TAR-056R



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: CENTREPORT ADDITION Block
303A Lot 3

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: F1

Year Built: 1983

Personal Property Account: [13800337](#)

Agent: RYAN LLC (00320)

Notice Sent Date: 4/15/2025

Notice Value: \$2,913,620

Protest Deadline Date: 5/31/2024

Site Number: 80471692

Site Name: Sleeptronic/Posture Beauty Sleep Products

Site Class: WHStorage - Warehouse-Storage

Parcels: 2

Primary Building Name: 1983 101 IND BLDG / 05614937

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 47,012

Net Leasable Area⁺⁺⁺: 40,807

Percent Complete: 100%

Land Sqft^{*}: 239,580

Land Acres^{*}: 5.5000

Pool: N

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

SUNCOM HOLDINGS LP

Primary Owner Address:

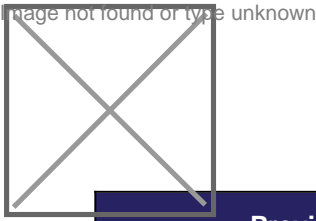
4250 CAMBRIDGE RD
FORT WORTH, TX 76155-2626

Deed Date: 12/31/2010

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D211007002](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
NESTLE WATERS NORTH AMERICA	5/1/2002	000000000000000	0000000	0000000
OZARKA DRINKING WATER COMPANY	7/21/1987	00090550000366	0009055	0000366
OZARKA DRINKING WATER CO	1/1/1984	000000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$2,015,195	\$898,425	\$2,913,620	\$2,497,388
2024	\$1,182,732	\$898,425	\$2,081,157	\$2,081,157
2023	\$959,478	\$898,425	\$1,857,903	\$1,857,903
2022	\$918,080	\$898,425	\$1,816,505	\$1,816,505
2021	\$795,639	\$898,425	\$1,694,064	\$1,694,064
2020	\$728,200	\$898,425	\$1,626,625	\$1,626,625

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL

There are no exemptions for this property

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.