



3-Story, 268,445 SF, Class A Office Space; 43,396 SF Contiguous Available

Property Highlights

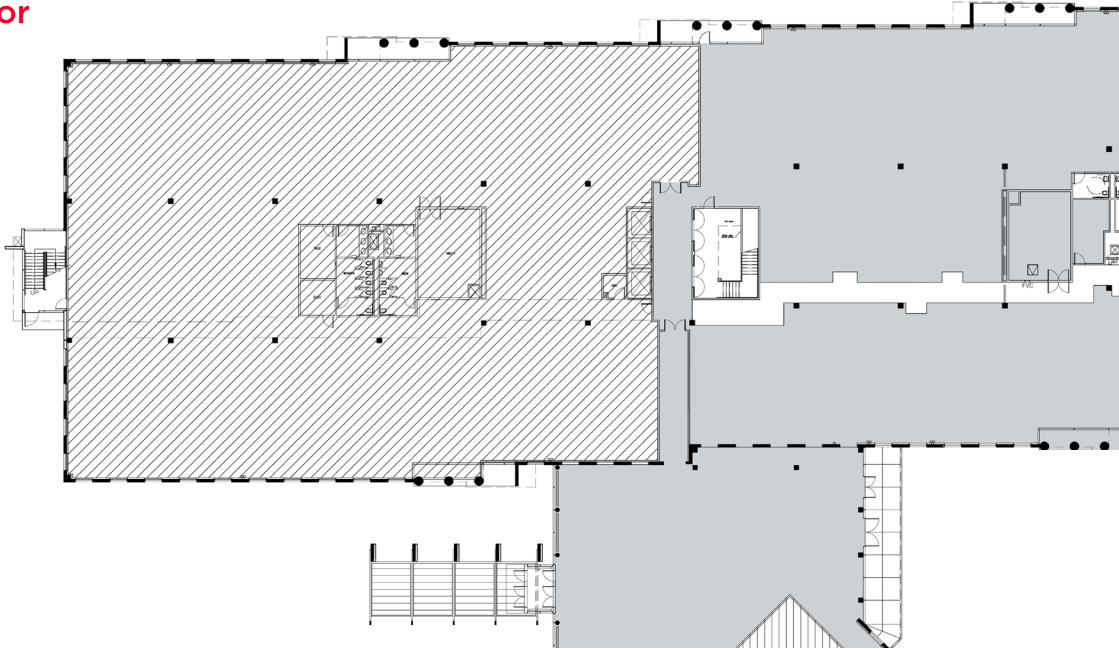
- 43,396 Sq. Ft. Vacancy Provided on 2 Full Contiguous Floors with Main Lobby and Elevator Exposure
- Vacancy is Separately Metered for Electrical and HVAC Consumption
- Financially Sound Landlord
- Parking Ratio of Up to 4.5/1,000
- Immediate Access to the President George Bush Turnpike, LBJ Freeway, Highway 114, Highway 121, I-35 and Highway 183
- Top of Building Signage for a 43,396 RSF User with Frontage on LBJ Freeway (635) and Freepoint Parkway
- Immediate Access to Multiple Retail, Restaurants and Hotel Options
- Five (5) Minutes from DFW International Airport; 12 Minutes to Love Field
- Ideal for Call Center or Dense Office Space Requirements
- On-Site Cafeteria, Day-Care, Conference Center and 24-Hour Security
- Self Contained HVAC Units on Each Floor, Allowing for Customized Operating Hours

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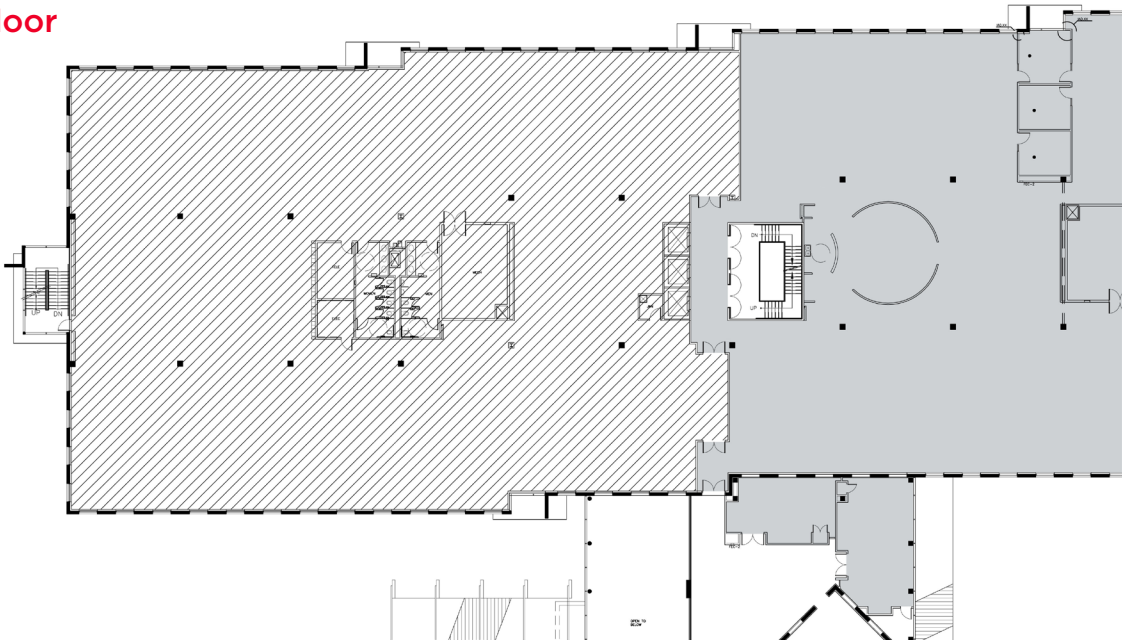
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1st Floor



 Vacant - 21,392 RSF / 20,260 USF

2nd Floor



 Vacant - 22,004 RSF / 20,840 USF