



FOR SUBLEASE



LAS COLINAS CONNECTION 3RD FLOOR

*6021 Connection Drive
Irving, TX 75039*

33,073 RSF

Property Highlights

Rate: \$24.50/+Elec

Flexible Term Available

Available: Immediately

FF&E: Fully furnished with office furniture & workstations throughout, fully-wired premises with Cat 5E cabling

- 14 Offices (12 exterior, 2 interior)
- 152 Workstations
- 6 Conference Rooms (boardroom style that can accommodate 8-16+)
- Expansive Tenant Lounge and Break Room
- 4 Huddle Rooms and 2 private phone rooms

3.6 per 1,000sf parking

Amenity Rich Building including: Tenant Fitness Center, Building Cafe, On-site property management and engineers.

Immediate access to Highway 114 and Highway 161 George Bush Freeway



TRAVIS BOOTHE

Director
+1 972 663 9843
travis.booth@cushwake.com

DAN HARRIS

Managing Director
+1 972 663 9855
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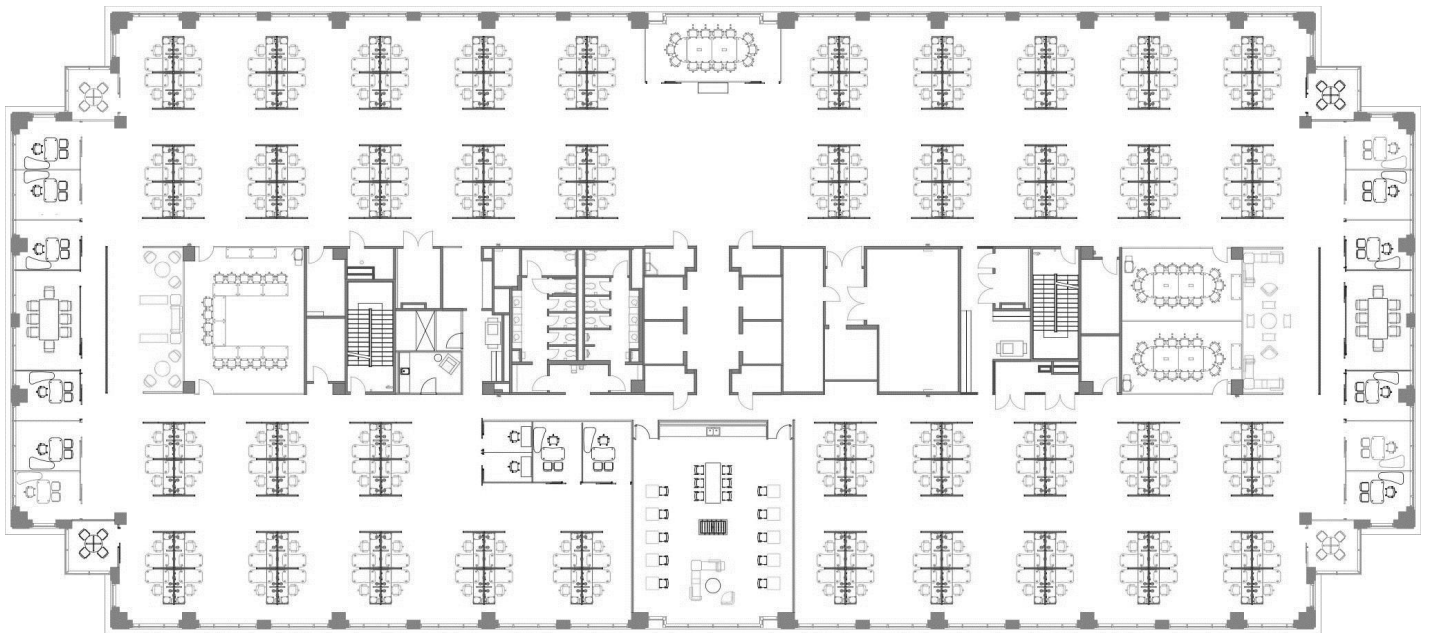


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FLOOR PLAN



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