



LINCOLN CENTRE



EXPERIENCE LINCOLN CENTRE

HIGH-CLASS, BIG IMPACT

Lincoln Centre is a one-of-a-kind multi-building office campus in the middle of the Dallas-Fort Worth metroplex. With convenient access to I-635 and the Dallas North Tollway, Lincoln Centre's accessibility is optimal for all corporations. Ongoing building renovations will provide tenants with best-in-class amenity offerings to elevate the overall experience.



SITE HIGHLIGHTS



LINCOLN CENTRE ONE

Stories: 15
Typical Floorplate Size: 28,294 RSF

LINCOLN CENTRE TWO

Stories: 19
Typical Floorplate Size: 31,862 RSF

LINCOLN CENTRE THREE

Stories: 18
Typical Floorplate Size: 32,450 RSF

LINCOLN CENTRE FOUR (Proposed)

Stories: 17
Typical Floorplate Size: 25,000 RSF

THE LOFTS AT LINCOLN CENTRE (Creative Office Space)

Stories: 3
Typical Floorplate Size: 25,000RSF

PARKING RATIO: 1/333





Amenities Within 2 Miles

36	Hotels
218	Restaurants
387	Retail Options
40	Entertainment

IN THE CENTRE OF IT ALL

LOCATION & AREA AMENITIES



-  25 Min to DFW Airport
15 Min to Love Field
-  25 Min to Frisco
15 Min to Dallas CBD
35 Min to Ft. Worth



AMENITIES

- 3 Building Conference Facilities
- Wire One Video Conferencing
- Lincoln Centre Fitness Club
- SPACES Coworking
- Starbucks Café
- Concierge Service
- Washington Federal Bank
- New Food Hall
- New Park
- 24 Hour Security
- On-Site Management
- Garage and Executive Parking
- Cleaner/Laundry
- After-Hours Card Access
- Gateway News Stands
- Shoe Shine
- 500 Room Hilton



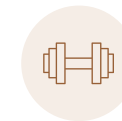
CONFERENCE FACILITIES



CONCIERGE SERVICE



ON-SITE HOTEL



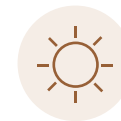
FITNESS CENTER



STARBUCKS CAFÉ



FOOD HALL



OUTDOOR PARK

THE LOCAL EXPERIENCE

AREA DEMOGRAPHICS

Within 1 Mile



18,515

TOTAL POPULATION



2.59%

POPULATION GROWTH



1.8%

UNEMPLOYMENT



41.8%

BACHELOR'S DEGREE OR HIGHER



52,572

DAYTIME POPULATION

CORPORATE NEIGHBORS



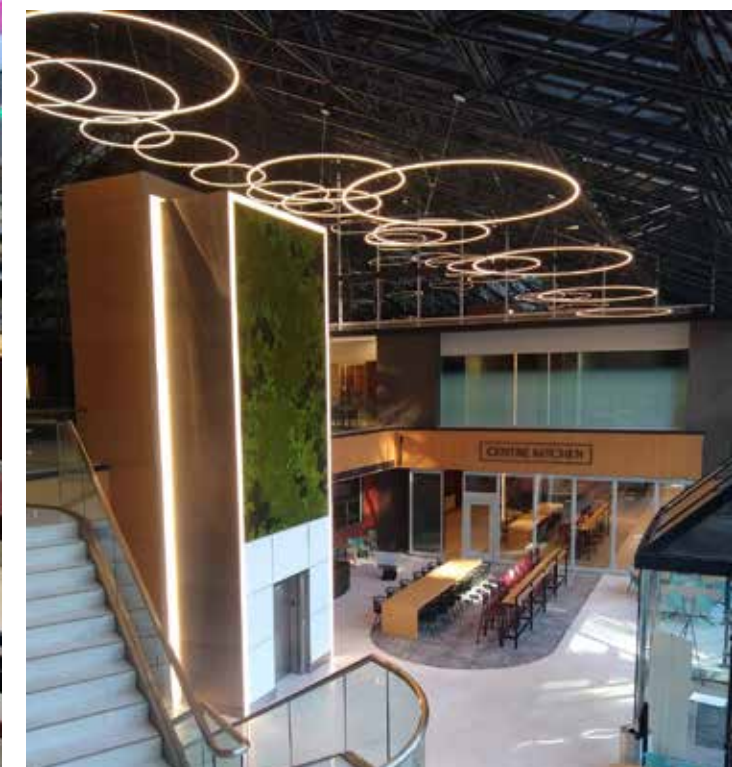


LINCOLN CENTRE FOUR

PROPOSED DEVELOPMENT



Lincoln Centre Tower Four (LC4) is a proposed new 17-story, 398,362-square-foot Class AA office addition to the existing mixed-use campus. It will include a 1,500-car parking garage and be developed on the only remaining available site within the property.



ELEGANCE RE-IMAGINED

CAPITAL IMPROVEMENTS

Enjoy the new renovations at Lincoln Centre, which include an outdoor promenade, a high-class fitness center, lobby lounge, and outdoor park. Enjoy meals at the new food hall or cap off your day with a drink at the wine bar.



LOBBY LOUNGE

Tenants and guests will be able to utilize the lobby lounge as a place to recharge or collaborate.



Lincoln Centre now boasts a state-of-the-art fitness center complete with a rock wall and indoor turf. Updated training rooms and break areas are complete with high end finishes and available to all tenants.



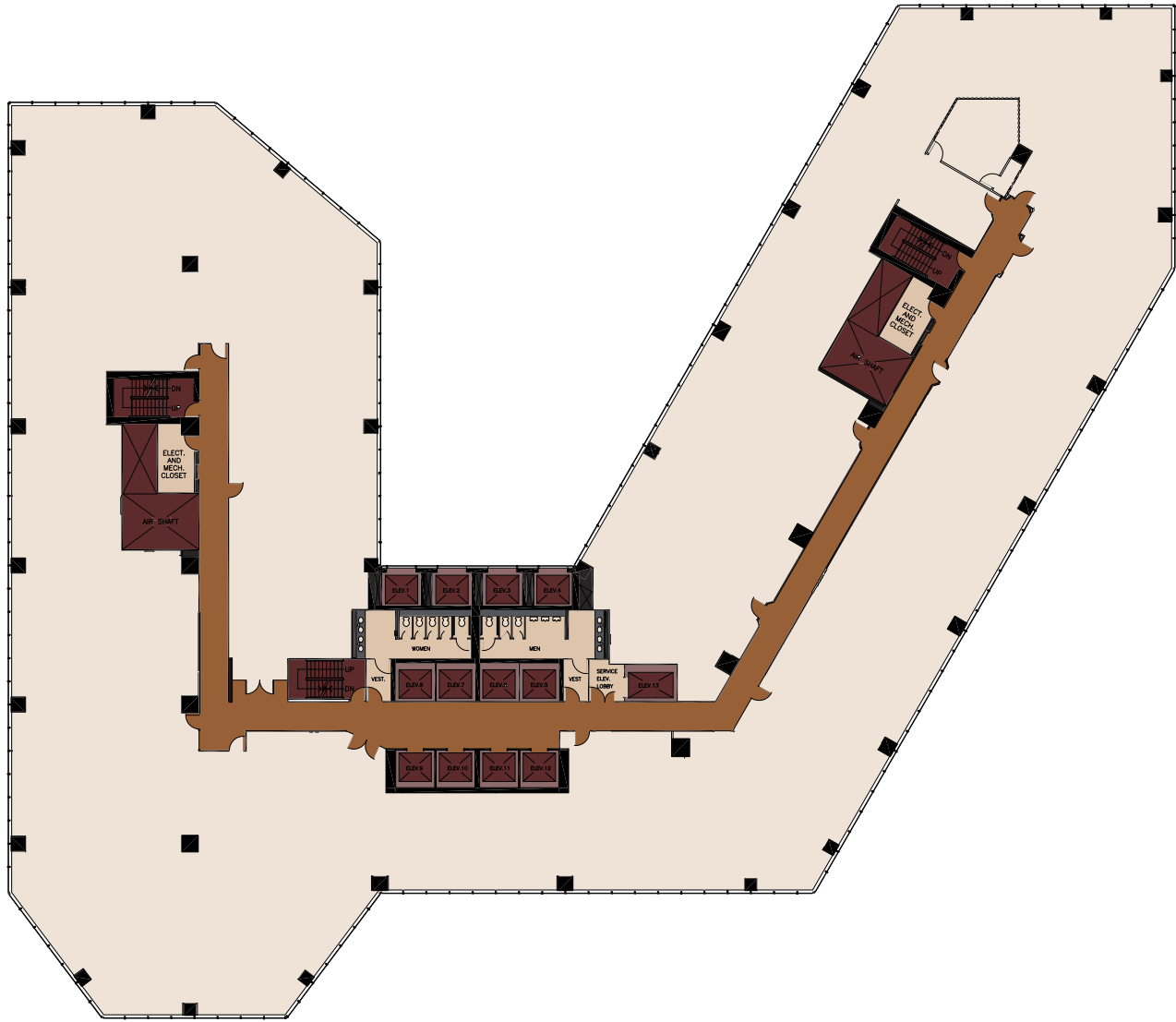
WINE BAR

WIND DOWN AT THE WINE BAR

Happy hours are steps away with the addition of the new on-site wine bar. Grab a drink and relax with friends and clients.

TYPICAL FLOORPLATE

31,862 RSF



COMMON AREA



CONFERENCE





LINCOLN CENTRE



nuveen
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