



CASE STUDY

CORPORATE HEADQUARTERS



**26,000 SF
NEW LEASE**
IRVING, TX



PROJECT & SCOPE

- Renegotiated lease exposure
- Exercise right to terminate for early renewal and lowering of lease costs
- Extensive market analysis and availability study

VALUE ADDED

- Renegotiated lease using termination option
- Expansion with flexible term
- Liberal incentives package
- Significant reduction in lease costs and renegotiation of new operating expense stop