

Upper Tollway / West Plano



TOLLWAY OFFICE CENTER II

**3905 Dallas Pkwy
Plano, TX**

Office | Sublease | 40,000 SF

**Ben Goldthorpe | 214-365-2716
Bruce Hecht | 214-365-2712**

\$27.00 + E

Available Immediately

Lease Expires: 6/30/2030

Term Negotiable

Allowance Available

Dallas CBD



RENAISSANCE TOWER

**1201 Elm Street
Dallas, TX**

Office | Sublease | 16,417 SF

**Dan Paterson | 214-365-2738
Luke Paterson | 214-365-2732
Matt Paterson | 214-365-2720**

\$15.00 Full Service

4th Floor

Available Immediately

FF & E Included

Lease Expires: 11/30/2023

DFW Freeport / Coppell



2100 VALLEY VIEW LANE

**2100 Valley View Ln
Farmers Branch, TX**

Office | Sublease | 2,059 SF

Alex Foley | 214-365-2771

Ben Goldthorpe | 214-365-2716

\$12.50 Full Service

Suite 330

Available Immediately

Lease Expires: 12/31/2022

East / Northeast Fort Worth



223 NE LOOP 820

**23 NE Loop 820
Hurst, TX**

Office | Sublease | 12,610 SF

Alex Foley | 214-365-2771

Ben Goldthorpe | 214-365-2716

\$10.00 NNN

12,610 SF – Divisible to 5,799 SF

Available Immediately

Lease Expires: Negotiable

Furniture Available

Plano



2800 TECHNOLOGY DRIVE

**2800 Technology Dr
Plano, TX**

Flex Warehouse | Sublease | 37,221 SF

Alex Foley | 214-365-2771

Ben Goldthorpe | 214-365-2716

\$5.75 NNN

Suite 100

Available Immediately

Lease Expires: 9/30/2022

Uptown / Turtle Creek



TWO TURTLE CREEK

**3838 Oak Lawn Ave
Dallas, TX**

Office | Sublease | 4,365 SF

Alex Foley | 214-365-2771

Ben Goldthorpe | 214-365-2716

\$30.00 + E

Suite 200

Available Immediately

Lease Expires: 5/31/2022

West Brookhollow



3410 DOUG DRIVE

**3410 Doug Dr
Dallas, TX**

Flex/Light Manufacturing | 3,750 SF

Jack Moravcik | 214-365-2757

\$545,000

100% Leased National Credit Tenant

Fenced Lot - 1 Dock High

HVAC

Covered & Surface Parking

OFFICE

Central Expressway



ENERGY SQUARE II
4849 Greenville Ave
Dallas, TX

Office | Sublease | 3,249 SF

Dan Brown | 214-365-2790

Jack Sikora | 214-365-2731

\$24.00 Mod Gross

Suite 400

Available 8/15/2020

Lease Expires: 10/31/2022

Dallas CBD



RENAISSANCE TOWER
1201 Elm Street
Dallas, TX

Office | Sublease | 16,417 SF

Dan Paterson | 214-365-2738

\$15.00 Full Service

Luke Paterson | 214-365-2732

4th Floor

Matt Paterson | 214-365-2720

Available Immediately

FF & E Included

Lease Expires: 11/30/2023

Dallas CBD



ONE MAIN
 1201 Main St
 Dallas, TX

Office | Sublease | 3,247 SF

Hudson Taylor | 214-365-2752
Conner Adkins | 214-365-2770

\$17.00 Full Service

Suite 1320

Available in 30 Days

Lease Expires: 5/31/2025

DFW Freeport / Coppell



2100 VALLEY VIEW LANE
 2100 Valley View Ln
 Farmers Branch, TX

Office | Sublease | 2,059 SF

Alex Foley | 214-365-2771
Ben Goldthorpe | 214-365-2716

\$12.50 Full Service

Suite 330

Available Immediately

Lease Expires: 12/31/2022

OFFICE

East LBJ Freeway



HERITAGE ONE

4835 Lyndon B Johnson Frwy
Dallas, TX

Office | Sublease | 18,371 SF

\$19.75 + E

Suite 1100

Available Immediately

Furniture Available

Lease Expires: 2/28/2026

Dan Paterson | 214-365-2738

Matt Paterson | 214-365-2720

Conner Adkins | 214-365-2770

East LBJ Freeway



4890 ALPHA ROAD

4890 Alpha Rd
Dallas, TX

Office | Sublease | 2,282 SF

\$23.00 + E

Suite 110

Available Immediately

Lease Expires: 5/31/2023

Alex Foley | 214-365-2771

Ben Goldthorpe | 214-365-2716

East / Northeast Ft Worth

**223 NE LOOP 820****23 NE Loop 820
Hurst, TX****Office | Sublease | 12,610 SF****Alex Foley | 214-365-2771****Ben Goldthorpe | 214-365-2716****\$10.00 NNN****12,610 SF – Divisible to 5,799 SF****Available Immediately****Lease Expires: Negotiable****Furniture Available**

Garland

**10200 PLANO ROAD****10200 Plano Rd
Dallas, TX****Office | Sublease | 19,488 SF****Al Paniagua | 214-365-2711****Hudson Taylor | 214-365-2752****\$12.00 + E****1st Floor – 9,744 SF****2nd Floor – 9,744 SF****Available Immediately****Lease Expires: Negotiable**

Quorum / Bent Tree



BRIARGROVE PLACE

**17855 North Dallas Pkwy
Dallas, TX**

Office | Sublease | 2,885 SF & 13,222 SF

Jack Moravcik | 214-365-2757

\$26.00 + E

Suite 140 & Suite 320

Available Immediately

Lease Expires: 2/28/2023

Richardson



1901 N Central Expressway

**1901 N Central Expy
Richardson, TX**

Office | Sublease | 1,820 SF

Dan Brown | 214-365-2790

Jack Sikora | 214-365-2731

\$16.00 + E

Suite 230

Available Immediately

Lease Expires: 11/30/2024

South Irving


RECOGNITION CENTER
2701 E Grauwyler Rd
Irving, TX
Office | Sublease | 82,695 SF
Jim Buddrus | 214-365-2791
\$13.00 + E & J Supplies
Available Immediately
Lease Expires: 11/30/2025

Upper Tollway / West Plano


TOLLWAY OFFICE CENTER II
3905 Dallas Pkwy
Plano, TX
Office | Sublease | 40,000 SF
Ben Goldthorpe | 214-365-2716
Bruce Hecht | 214-365-2712
\$27.00 + E
Available Immediately
Lease Expires: 6/30/2030
Term Negotiable
Allowance Available

Upper Tollway / West Plano


PARKWAY CENTER IV
2701 Dallas Pkwy
Plano, TX
Office | Sublease | 6,379 SF
Alex Foley | 214-365-2771
Ben Goldthorpe | 214-365-2716
Contact Broker For Pricing
Suite 650
Available Immediately
Lease Expires: 8/31/2025

Uptown / Turtle Creek


CITYMARK ON THE KATY TRAIL
3100 McKinnon St
Dallas, TX
Office | Sublease | 2,000 - 9,357 SF
Dan Brown | 214-365-2790
Hudson Taylor | 214-365-2752
\$25.00 + E
Suite 200
Available Immediately
Lease Expires: 11/30/2021

Uptown / Turtle Creek

**TWO TURTLE CREEK**
3838 Oak Lawn Ave
Dallas, TX
Office | Sublease | 4,365 SF
Alex Foley | 214-365-2771
Ben Goldthorpe | 214-365-2716
\$30.00 + E
Suite 200
Available Immediately
Lease Expires: 5/31/2022

Westlake / Grapevine

**2559 SW GRAPEVINE PARKWAY**
2559 SW Grapevine Pkwy
Grapevine, TX
Office | Sublease | 6,000 SF
Hudson Taylor | 214-365-2752
Dan Brown | 214-365-2790
\$23.00 Full Service
Suite 300
Available Immediately
Lease Expires: 12/31/2021

Austin - Hays County

**DACY LANE PROFESSIONAL BUILDING**
1300 Dacy Ln
Kyle, TX
Office | Sublease | 1,302 SF
Contact Broker For Pricing
Available Immediately
Lease Expires: 2/28/2022
Alex Foley | 214-365-2771
Ben Goldthorpe | 214-365-2716

Austin – Travis County

**3307 NORTHLAND DRIVE**
3307 Northland Dr
Austin, TX
Office | Sublease | 6,719 SF or 10,000 SF
\$20.00 Full Service
4th Floor Suite - 6,719 SF
5th Floor Suite - 10,000 SF
Both Suites Available Immediately
Lease Expires: 6/30/2022
Dan Paterson | 214-365-2738
Dan Brown | 214-365-2790
Hudson Taylor | 214-365-2752

San Antonio - Northwest



NETWORK TECH CENTER

**12400 Network Blvd
San Antonio, TX**

Office | Sublease | 21,650 SF

\$16.00 NNN

**Contact Broker for
Availability**

Lease Expires: 8/31/2023

Alex Foley | 214-365-2771

Ben Goldthorpe | 214-365-2716

Bruce Hecht | 214-365-2712

Carrollton

**ADVANTAGE SPORTS COMPLEX**
2800 N I-35 E
Carrollton, TX
Specialty Space | Sale or Lease**Jim Montgomery | 214-365-2766****Contact Broker****104,850 SF Sports Athletic****Training Center****15,000 SF Fitness Gym****10,450 SF Office/Observation Area****100% HVAC**

Garland

**1102 N SHILOH ROAD**
1102 N Shiloh Rd
Garland, TX
Land | Sale | ±11 AC | \$1.5MM
Cameron Tapley | 214-365-2796 (D)
214-808-3535 (C)
Adjacent to Baylor Scott &
White Medical Center
Development Opportunity

Plano


2800 TECHNOLOGY DRIVE
2800 Technology Dr
Plano, TX
Flex Warehouse | Sublease | 37,221 SF
Alex Foley | 214-365-2771
Ben Goldthorpe | 214-365-2716
\$5.75 NNN
Suite 100
Available Immediately
Lease Expires: 9/30/2022

Waxahachie


HIGHWAY 77
Hwy 77 @ Mushroom Rd
Waxahachie, TX
Land | Sale | 1 AC |
\$350,000
Joe Arata | 214-365-2730
Direct Access to Hwy 77
Fast Growing Retail
Corridor

West Brookhollow



3410 DOUG DRIVE

**3410 Doug Dr
 Dallas, TX**

Flex/Light Manufacturing | 3,750 SF

Jack Moravcik | 214-365-2757

\$545,000

100% Leased National Credit Tenant

Fenced Lot - 1 Dock High

HVAC

Covered & Surface Parking



Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

11-2-2015



TYPES OF REAL ESTATE LICENSE HOLDERS:

- A **BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- A **SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of *each* party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - o that the owner will accept a price less than the written asking price;
 - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Swearingen Realty Group, LLC	D443604	cparker@swearingen.com	214-365-2700
Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Bruce M. Hecht	342820	bhecht@swearingen.com	214-365-2712
Designated Broker of Firm	License No.	Email	Phone
Bruce M. Hecht	342820	bhecht@swearingen.com	214-365-2712
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Sales Agent/Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials

Date

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov

IABS 1-0



SWEARINGEN REALTY GROUP, L.L.C. | 5950 Berkshire Lane, Suite 500 | Dallas, TX 75225 | 214.365.2700

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