

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

Tenant Improvement Allowance Available

Dallas CBD



FOUNTAIN PLACE
1445 Ross Ave
Dallas, TX

Office | Sublease | 6,013 SF

Dan Paterson | 214-365-2738
Matt Paterson | 214-365-2720

\$40.00 + E

6,013 SF

Available Immediately

Lease Expires: 1/1/2024

5 Unreserved Parking Spaces

Dallas CBD



RENAISSANCE TOWER

1201 Elm Street
Dallas, TX

Office | Sublease | 16,417 SF

\$15.00 Full Service

4th Floor

Available Immediately

FF & E Included

Lease Expires: 11/30/2023

Dan Paterson | 214-365-2738

Luke Paterson | 214-365-2732

Matt Paterson | 214-365-2720

Lower Great Southwest



2200 E RANDOL MILL ROAD

2200 E Randol Mill Rd
Arlington, TX

Warehouse | For Sale or Sublease | 86,800 SF

Asking Price: \$142.50/SF or NNN Lease

Available in 60 - 90 days

70,800 SF Distribution Center Warehouse

10,000 SF of Showroom

Lease Expiration: Negotiable

Al Paniagua | 214-365-2711

SW Dallas County



Retail | Sale or Lease | 8,835 SF

\$1,400,000 or \$20.00 NNN
Available in 60-90 days
Currently 100% Occupied
TI Negotiable

602 SOUTH HAMPTON ROAD

602 S Hampton Rd
Dallas, TX

Al Paniagua | 214-365-2711

Quorum / Bent Tree



Office | Sublease | 2,500 SF

\$15.50 Full Service
Suite 120
Available Immediately
Lease Expires: 6/30/2023
Covered & Surface Parking

16300 ADDISON ROAD

16300 Addison Rd
Addison, TX

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

Upper Tollway / West Plano



GRANITE PARK VII
5400 Granite Parkway
Plano, TX

Office | Sublease | 71,732 SF

\$43.50 Full Service

Floors 7-8

Available Immediately

Lease Expires: 8/2033

Dan Paterson | 214-365-2738

Luke Paterson | 214-365-2732

Matt Paterson | 214-365-2720

West Brookhollow



3410 DOUG DRIVE
3410 Doug Dr
Dallas, TX

Flex/Light Manufacturing | For Sale | 3,750 SF **Jack Moravcik | 214-365-2757**

\$545,000

Owner/ User Opportunity

Fenced Lot - 1 Dock High

HVAC

Covered & Surface Parking

Central Expressway



ENERGY SQUARE II
4849 Greenville Ave
Dallas, TX

Office | Sublease | 3,249 SF

Dan Brown | 214-365-2790

\$24.00 Mod Gross
Suite 1400
Available 8/15/2020
Lease Expires: 10/31/2022

Dallas CBD



FOUNTAIN PLACE
1445 Ross Ave
Dallas, TX

Office | Sublease | 6,013 SF

Dan Paterson | 214-365-2738
Matt Paterson | 214-365-2720

\$40.00 + E
6,013 SF
Available Immediately
Lease Expires: 1/1/2024
5 Unreserved Parking Spaces

Dallas CBD



RENAISSANCE TOWER

**1201 Elm Street
Dallas, TX**

Office | Sublease | 16,417 SF

\$15.00 Full Service

4th Floor

Available Immediately

FF & E Included

Lease Expires: 11/30/2023

Dan Paterson | 214-365-2738

Luke Paterson | 214-365-2732

Matt Paterson | 214-365-2720

DFW Freeport / Coppell



2100 VALLEY VIEW LANE

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

Office | Sublease | 2,059 SF

\$12.50 Full Service

Suite 330

Available Immediately

Lease Expires: 12/31/2022

Alex Foley | 214-365-2771

Ben Goldthorpe | 214-365-2716

East LBJ Freeway



HERITAGE ONE

**4835 Lyndon B Johnson Frwy
Dallas, TX**

Office | Sublease | 18,371 SF

Dan Paterson | 214-365-2738

Matt Paterson | 214-365-2720

\$16.75 Full Service

Suite 1100

Available Immediately

Furniture Available

Lease Expires: 2/28/2026

East / Northeast Ft Worth



223 NE LOOP 820

**223 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

Owner/User Opportunity

"Top of Building" Signage

Quorum / Bent Tree



16300 ADDISON ROAD

16300 Addison Rd

Addison, TX

Office | Sublease | 2,500 SF

Alex Foley | 214-365-2771

Ben Goldthorpe | 214-365-2716

\$15.50 Full Service

Suite 120

Available Immediately

Lease Expires: 6/30/2023

Covered & Surface Parking

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

\$16.00 + E

Suite 230

Available Immediately

Lease Expires: 11/30/2024

Upper Tollway / West Plano



GRANITE PARK VII
5400 Granite Parkway
Plano, TX

Office | Sublease | 71,732 SF

\$43.50 Full Service

Floors 7-8

Available Immediately

Lease Expires: 8/2033

Dan Paterson | 214-365-2738

Luke Paterson | 214-365-2732

Matt Paterson | 214-365-2720

Upper Tollway / West Plano



TOLLWAY OFFICE CENTER II
3905 Dallas Pkwy
Plano, TX

Office | Sublease | 40,000 SF

\$27.00 + E

Available Immediately

Lease Expires: 6/30/2030

Term Negotiable

Allowance Available

Ben Goldthorpe | 214-365-2716

Bruce Hecht | 214-365-2712

Uptown / Turtle Creek



CITYMARK ON THE KATY TRAIL
3100 McKinnon St
Dallas, TX

Office | Sublease | 2,000 - 9,357 SF

\$25.00 + E

Suite 200

Available Immediately

Lease Expires: 11/30/2021

Dan Brown | 214-365-2790
Hudson Taylor | 214-365-2752

Westlake / Grapevine



2559 SW GRAPEVINE PARKWAY
2559 SW Grapevine Pkwy
Grapevine, TX

Office | Sublease | 6,000 SF

\$23.00 Full Service

Suite 300

Available Immediately

Lease Expires: 12/31/2021

Hudson Taylor | 214-365-2752
Dan Brown | 214-365-2790

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

Garland



1102 N SHILOH ROAD
1102 N Shiloh Rd
Garland, TX

Land | Sale | ±11 AC | \$1.5MM

**Cameron Tapley | 214-365-2796 (O)
214-808-3535 (C)**

**Adjacent to Baylor Scott &
White Medical Center
Development Opportunity**

Lower Great Southwest



2200 EAST RANDOL MILL ROAD
2200 E Randol Mill Rd
Arlington, TX

Warehouse | For Sale or Sublease | 86,800 SF

Al Paniagua | 214-365-2711

**Asking Price: \$142.50/SF or NNN Lease
Available in 60 - 90 days
70,800 SF Distribution Center Warehouse
10,000 SF of Showroom
Lease Expiration: Negotiable**

SW Dallas County



602 SOUTH HAMPTON ROAD
602 S Hampton Rd
Dallas, TX

Retail | Sale or Lease | 8,835 SF

Al Paniagua | 214-365-2711

\$1,400,000 or \$20.00 NNN
Available in 60-90 days
Currently 100% Occupied
TI Negotiable

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 | For Sale | 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.



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	0443604	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

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov

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

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