

**Website**  
creindex.com

**Email**  
[help@CREindex.com](mailto:help@CREindex.com)  
[sales@CREindex](mailto:sales@CREindex)

## Property Address:

### Crown Plaza (Multiple spaces for Lease)

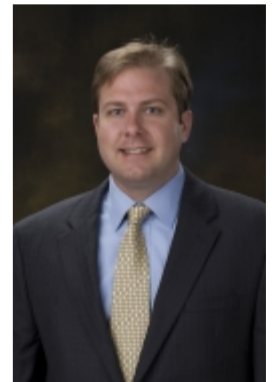
11498 Luna Road, Farmers Branch, TX, 75234  
Last updated 05/11/2016

## Quick Summary

Price	\$18 / sq ft
Property Type:	Office, Office building
Listing Type:	Lease
Area:	9395 sq ft
Construction status	Existing
Date Available	05/09/2016
Minimum Divisible	2000
Maximum Contiguous	9395



## Contact Listing Agent



**Justin Smith**

214-630-2653

214-207-7173

[TXREproperties.com](http://TXREproperties.com)

## Property Description

Crown Plaza is a prominently located professionally managed two story professional office building with beautiful landscaping and abundant parking. The property offers a clean, friendly, and professional office environment, with flexible floor plans. Superior access on and off LBJ Freeway (I635) via Luna Rd and North Stemmons Freeway (I35) via Royal lane make this property easily accessible.

Right between Dallas and Fort Worth, Las Colinas/Farmers Branch is ideally positioned between DFW International Airport and Dallas' Love Field making available a combined 2,728 daily flights and allowing access to every major city in the continental US as well as an abundance of frequencies to and from major destinations. That puts New York and Los Angeles just a three-hour flight from nearby DFW International Airport. Add another 30 minutes of flying time, and you can be in Mexico City or Montreal.

## Location Description

Space 222 =4473SF (Available 4/16)

Space 200 =4266 SF (Available 9/16) Medical Office and Institutional/  
Governmental (4% Procurement fee) 36 mo term

Space 250 =4922 SF (Available 9/16) Medical Office and Institutional/  
Governmental (4% Procurement fee) 60 mo term

Space 290 =9395 SF (Available 4/16) Medical Office and Institutional/  
Governmental (4% Procurement fee) 60 mo term

Tons of natural light. Building roof top signage available with this suite. Beautiful class A finishes throughout. Glass wall conference rooms and tons of natural light. 2nd floor main lobby direct exposure. Tons of natural light. Lots of individual private offices.

Great space with tons of natural light. Mix of open space and private offices. Lots of upgrades... glass walls, stone floors, multiple break rooms and conference areas...

---