



PATIOS AT THE RAIL

7511 Main Street, Frisco, Texas

FOR LEASE

SUITE 140:

4,668 SF

Restaurant/Retail

NACK  **Realty**

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PROPERTY INFORMATION:

- Located in the heart of Frisco's Downtown Rail District
- 37,000 SF, 3-story property
- Excellent visibility with Main Street frontage
- Gorgeous roof-top park
- 2-story parking garage with 116 parking spaces for customers
- Building signage available
- The city of Frisco has big plans for the downtown/Rail District, they are currently putting \$70M into the infrastructure.

CURRENT TENANTS:

CIBO *kitchens*

MAIVIE

atrium
SALON + STUDIO

K27
PERFORMANCE



LA FINCA
COFFEE & BAKERY

DRINK LOVE
KAVA CULTURE KAVA BAR

LEFÉRITI
UX EVENTS



SUITE 140

- 4,668 SF on 2 floors
- 2,786 SF on 1st fl, 1,882 SF on 2nd fl
- Large patio with 2 glass roll-up doors
- Space is partially built out, HVAC & electrical is 75-80% complete, vent hoods and grease trap are in place.
- Frontage on Main & N. County Road
- Light-filled, high ceilings



