



 **VENTURE** DEEP ELLUM OFFICE/RETAIL SPACE FOR LEASE

214.378.1212

2917 CANTON ST
DALLAS, TX

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LOCATION

2917 CANTON ST, DEEP ELLUM

SIZE

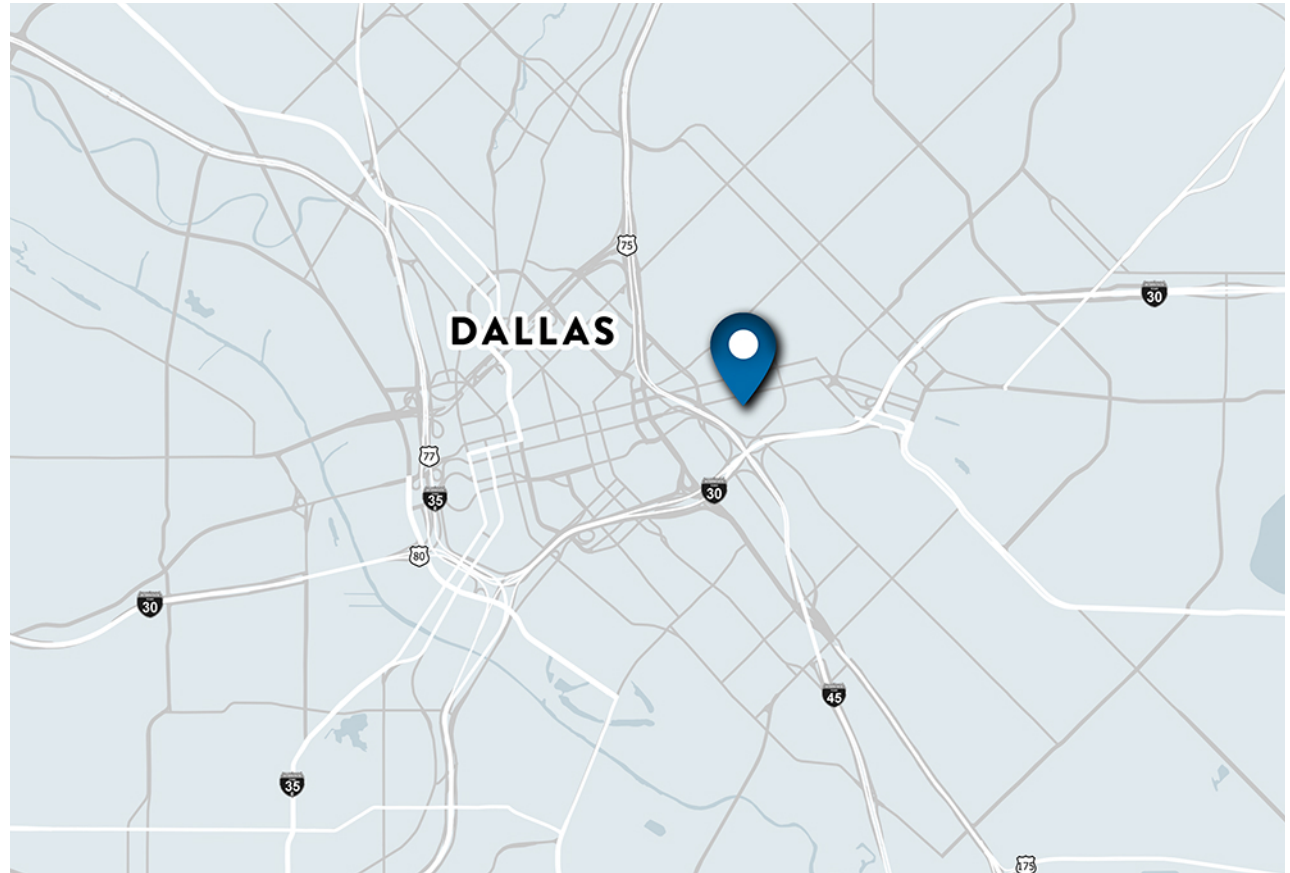
LAND	BUILDING
6,250 SF	4,500 SF

TRAFFIC COUNTS

CANTON ST	I-30
11,314 VPD	153,725 VPD

PROPERTY HIGHLIGHTS

- ★ MOVE-IN READY - FORMER PHOTO STUDIO WITH OFFICES AND KITCHEN
- ★ SHORT WALK TO DALLAS' BEST RESTAURANTS AND ENTERTAINMENT
- ★ 10' ROLL-UP DOOR WITH ACCESS TO CLOVER STREET
- ★ HIGH CEILING HEIGHTS
- ★ ADJACENT PARKING AVAILABLE

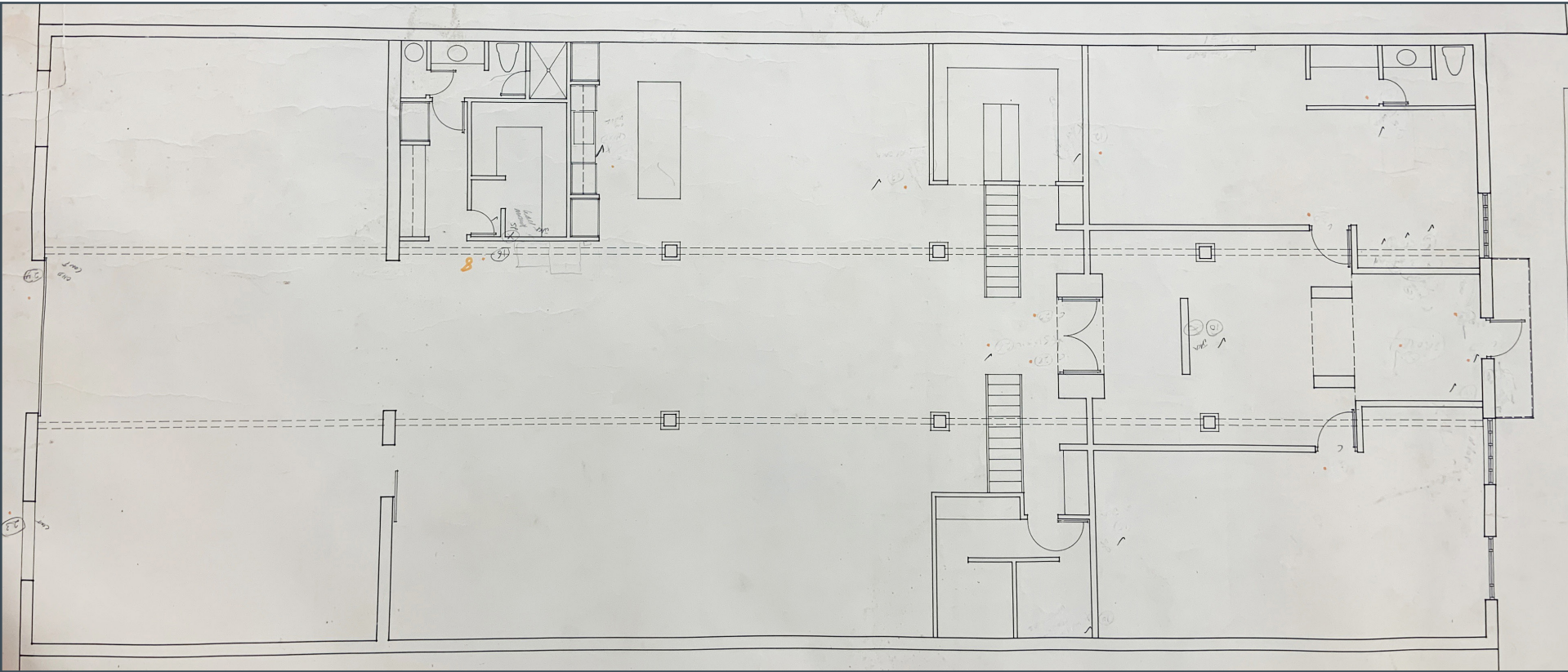


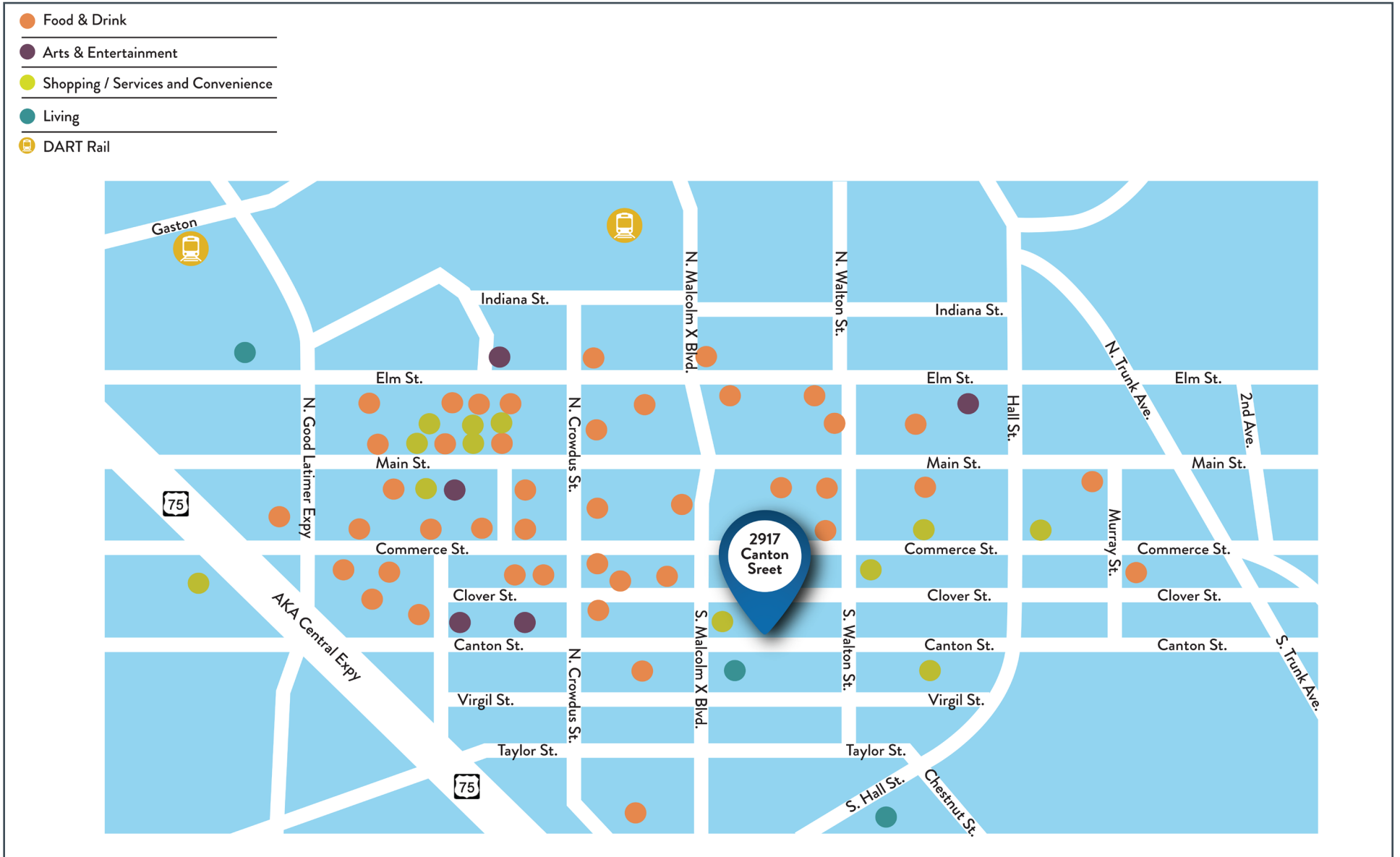
2022 DEMOGRAPHIC SUMMARY

	1 MILE	3 MILES	5 MILES
EST. POPULATION	15,010	167,916	367,610
EST. DAYTIME POPULATION	56,361	239,826	342,695
EST. AVG. HH INCOME	\$83,004	\$103,022	\$115,932

AREA ATTRACTIONS













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