

# 121

## CORPORATE PARK



**26,813 SF AVAILABLE**

**601 CANYON DRIVE | COPPELL, TX 75019**

### PROPERTY OVERVIEW

26,813 SF AVAILABLE

CLASS A OFFICE BUILDING IN PARK ENVIRONMENT

SURFACE PARKING RATIO OF 5 SPACES PER 1,000 SF

TENANT MAINTAINS 24-HOUR CONTROL OF PREMISES

ONE DOUBLE DOOR LOADING AREA

### LOCATION OVERVIEW

LOCATED OFF STATE HIGHWAY 121

IMMEDIATE ACCESS TO DFW AIRPORT (4 MILES)

CLOSE PROXIMITY TO: SH 121, SH 114 & I-635

DIRECT ACCESS TO DINING, HOSPITALITY, RETAIL/  
ENTERTAINMENT AMENITIES

LOCATED IN A TIER 1 SCHOOL DISTRICT



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