

EAST DOCK

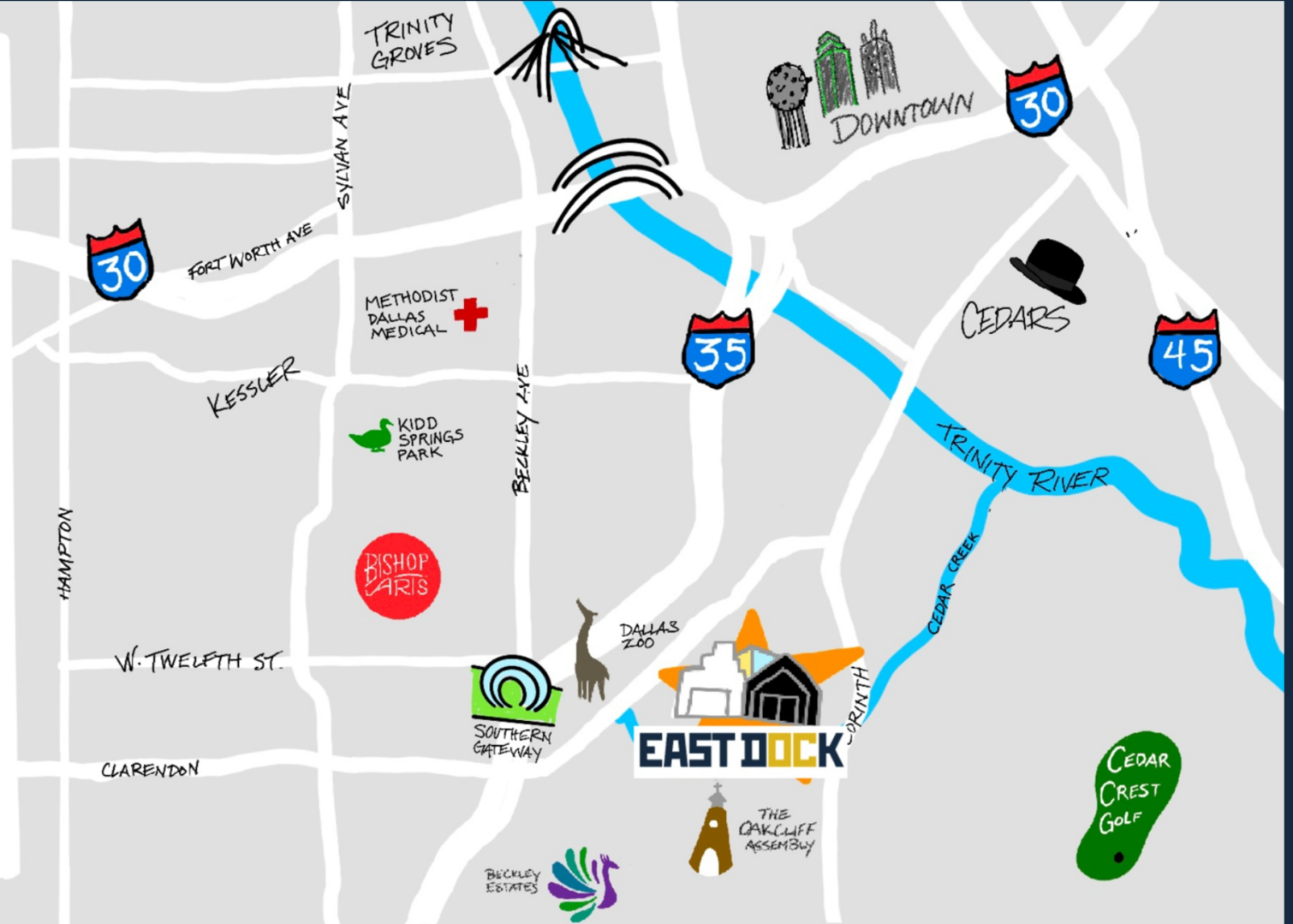


TO THE PEOPLE



EAST DOCK

East Dock is strategically situated in East Oak Cliff, offering exceptional accessibility to the downtown area, as well as close adjacency to prominent locales such as Bishop Arts, the burgeoning Southern Gateway project, The Cedars, and the renowned Dallas Zoo. Its convenient accessibility from IH-35 establishes 900 E. Clarendon as a noteworthy location. Notably, it shares its vicinity with the recently revitalized Oak Cliff Assembly, serving as a focal point for collaborative endeavors within the creative community.



MERCHANDISING

Bar Concept
Event Venue
Rock Climbing
Yoga / Pilates
Dance Studios
Art Studios
E-commerce Business
Paint Shop
Flex Space
Recording Studios
Photography
Maker Studios
Skate Park
Ceramics Studio



Distillery
Office / Co-working Space
Film Production Space
Coffee Roaster
Woodworking Shop
Screen Printing Shop
Restaurant
Large Format Barbershop

ACTIVATION

Trinity River Brew And Roast Fest

Art Walks
Makers Markets
All Day Music Fests
Interactive Theater Nights
Creative Meetups
Pop-up Events
Gallery Events
Artist Workshops



HALPERIN PARK

Opens Spring 2026

A 5-acre park rising over I-35E, reconnecting Oak Cliff and transforming the area next to the Dallas Zoo.

Designed to Deliver

Performance pavilion, inclusive playground, outdoor classroom, food truck zone, water features, and built-in retail/restaurant space.

High Impact

2M+ annual visitors projected. Over \$1B in economic impact expected within the first five years.



OUR TEAM



Let's Connect!

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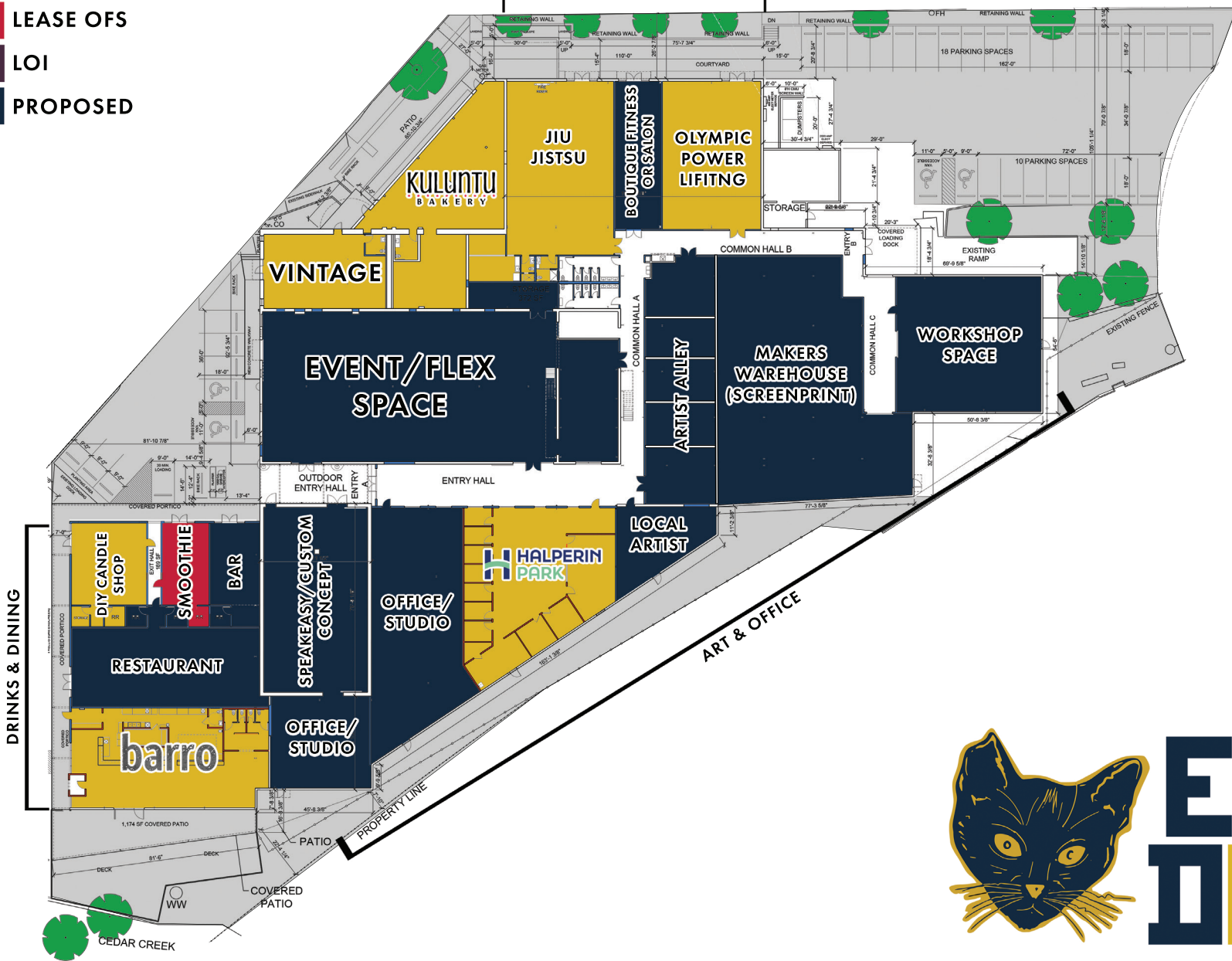
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LEASING PLAN



- EXECUTED LEASE
- LEASE OFS
- LOI
- PROPOSED

FITNESS & PERSONAL CARE



EAST DOCK