

INDEPENDENCE PARK OFFICE BUILDING

FOR LEASE
Single Offices!

2306 GUTHRIE ROAD, EXECUTIVE SUITES, GARLAND, TEXAS 75043



Building Features:

- **Excellent Signage** with Pylon Sign on Broadway Blvd.
- **Well known property** on the corner of Beltline Blvd and Guthrie Rd (Traffic Count: 28,000 VPD)
- **Outstanding location** with immediate access to LBJ (I-635), Interstate 30, and the President George Bush Turnpike and close proximity to restaurants, retail, and shopping destinations
- **Great Tenant Base**-Susser Bank as an anchor tenant
- **Active Property Management on site.**

Call today:

1-972-226-0022

*to schedule a
showing.*



850 S. Hermitage Rd | Ste. B-1 | Hermitage | PA | 16148
Phone: 888-792-0308 | Fax: 724-342-4582

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AVAILABLE

NOW!

Please Call:

972-226-0022

- Suite 250-1 – 121 RSF | \$500.00 | Utilities Included
 - Suite 250-4 – 92 RSF | \$400.00 | Utilities Included
 - Suite 250-6 – 201 RSF | \$600.00 | Utilities Included
- (All utilities included except phone & internet)

