

FOR SUBLEASE
Class “A” Office Space



Class “A” Medical / Office Building Space For Sublease

 **GLACIER**
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PROPERTY HIGHLIGHTS

- Class "A" Medical/Professional Buildings
- Very Nice Finish Out - Move in Ready
- Exterior Building and Monument Signage
- Close Proximity to Southlake Town Square
- Appealing Stone and Stucco Exterior
- Abundant Parking
- Ideal location near Methodist Medical Center & Texas Health Harris Methodist Hospital
- Great Frontage on N. Kimball Ave.
- Surrounded by Vibrant Commercial Businesses, Retail Services & Restaurants
- 10 Minutes From DFW Airport
- Ownership Local

PROPERTY HIGHLIGHTS



BUILDING SIGNAGE FACING N. KIMBALL AVE.

PROPERTY HIGHLIGHTS

Address	1120 N KIMBALL AVE. SOUTHLAKE, TX 76092
Year Built	2019
Stories	1
Building Class	A
Building Rentable SF	5,998 SF
Tenant Information	Highland Corner Business Park is home to a diverse tenant mix, including both medical and general office users
Suite For Sublease	Suite 100: 2,994 SF
Medical or Office Use	Zoned and Already Approved for Medical/Office by City of Southlake
Excellent Demographics	Primed to serve Southlake's affluent, rapidly growing community with households within two miles boasting an average income of \$229,055/year
Parking	Plenty of Surface Parking Spaces 6:1000
Great Location	The building has superb visibility and location on Kimball Ave. just north of Highway 114.



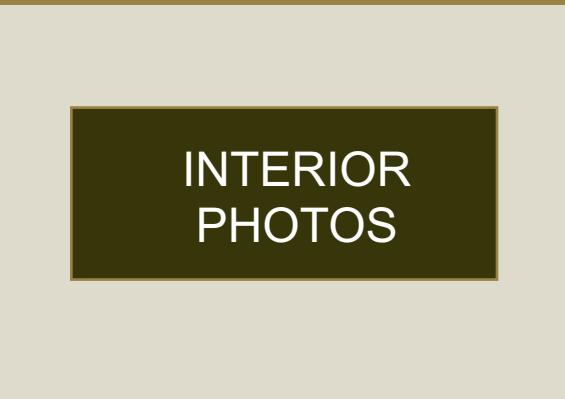
PROPERTY OVERVIEW



SPACE PLANS







CONTACT INFORMATION

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HIGHLAND CORNER BUSINESS PARK | 1120 N. Kimball Ave., Southlake, TX 76092



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