



Sales Contacts

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**11498 Luna Rd**

**Farmers Branch, TX 75234**

## Executive Summary

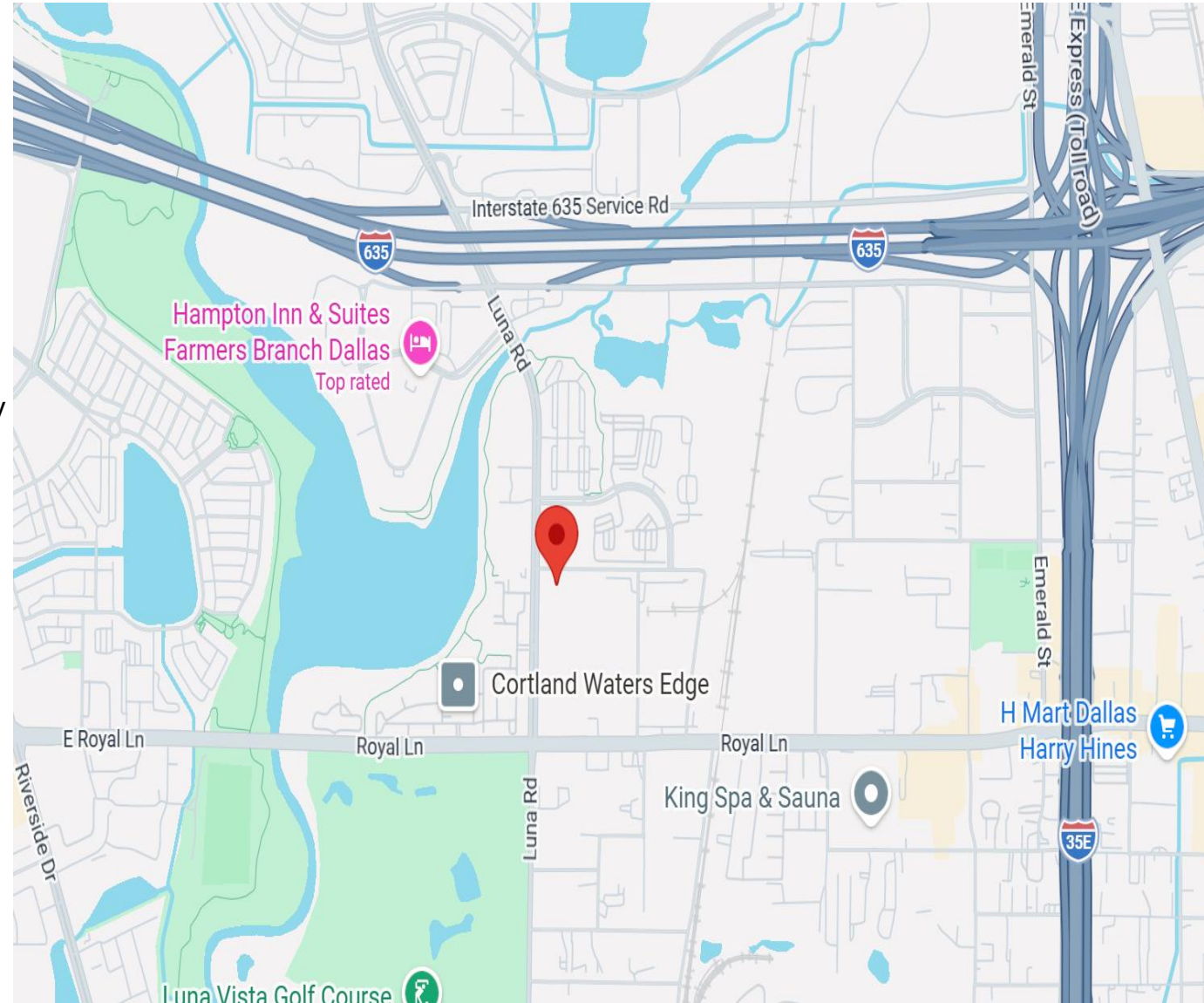
### Executive Summary

Crown Plaza is a well-maintained, professionally managed two-story office building located in the highly accessible Las Colinas / Farmers Branch submarket within the DFW metroplex. The property offers a clean, professional business environment with flexible floor plans suitable for a variety of office users.

Significant capital improvements have been recently completed, including upgrades to HVAC systems, elevators, common areas, and building interiors, positioning the property as a competitive and attractive office solution in the market. With excellent access to both LBJ Freeway (I-635) and I-35 via Luna Road and Royal Lane, and its proximity to both DFW International Airport and Dallas Love Field, Crown Plaza provides exceptional connectivity for tenants and visitors.

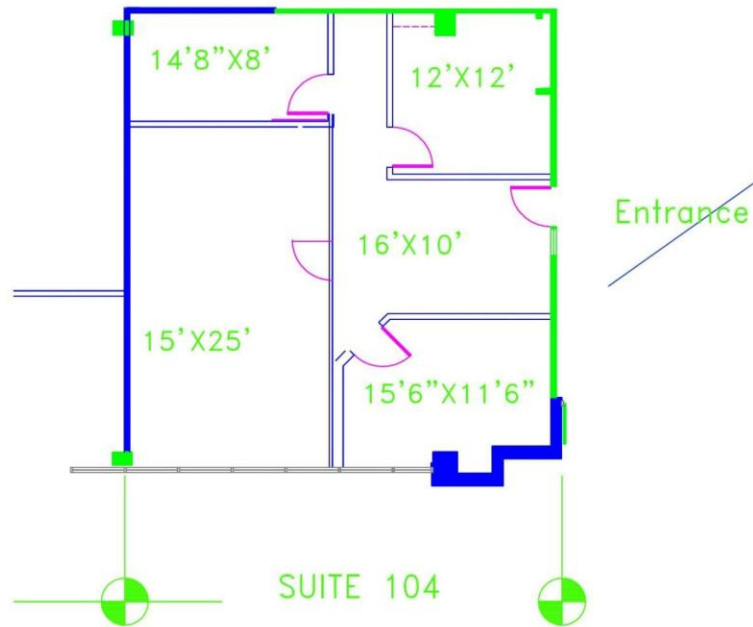
## Property Summary

- **Property Type:** Retail Office Center
- **Building Size:** 27,980 SF
- **Land Size:** 4.99 Acres
- **Year Built:** 1982
- **Parking:** 100 spaces (3.57/1,000 SF)
- **Frontage:** Approx. 55' on Harry Hines Blvd
- **Zoning:** Z236



## CROWN PLAZA

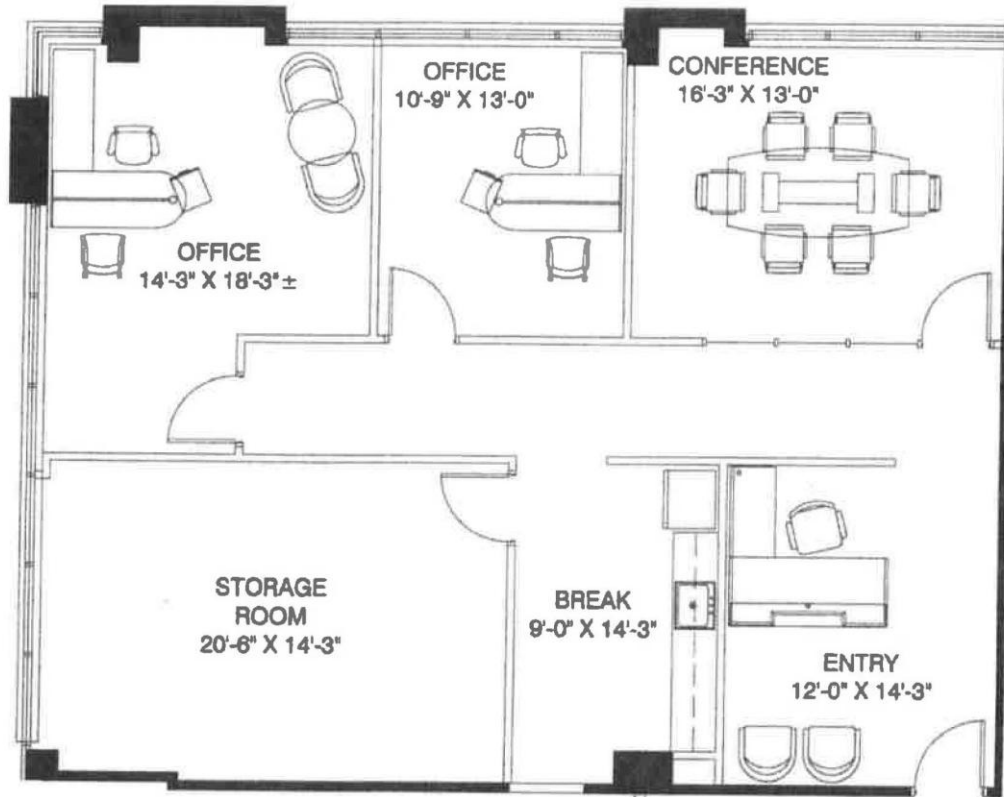
11498 LUNA RD  
FARMERS BRANCH TX  
1ST FLOOR  
SUITE 104



# Suite 104

## 1<sup>st</sup> Floor

# 1214 sqft



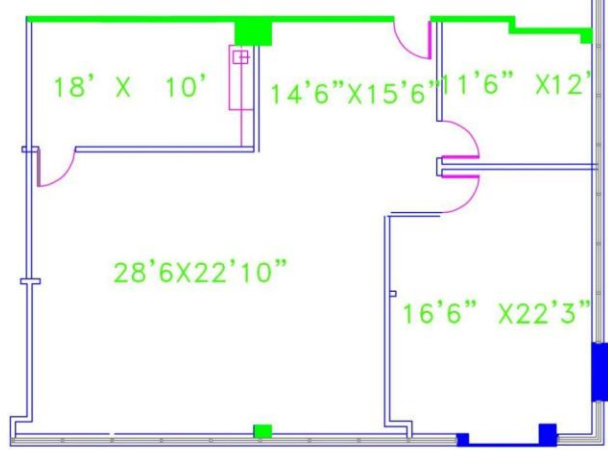
Suite 105

1<sup>st</sup> Floor

1655 sqft

CROWN PLAZA

11498 LUNA RD  
FARMERS BRANCH TX  
SUITE 106

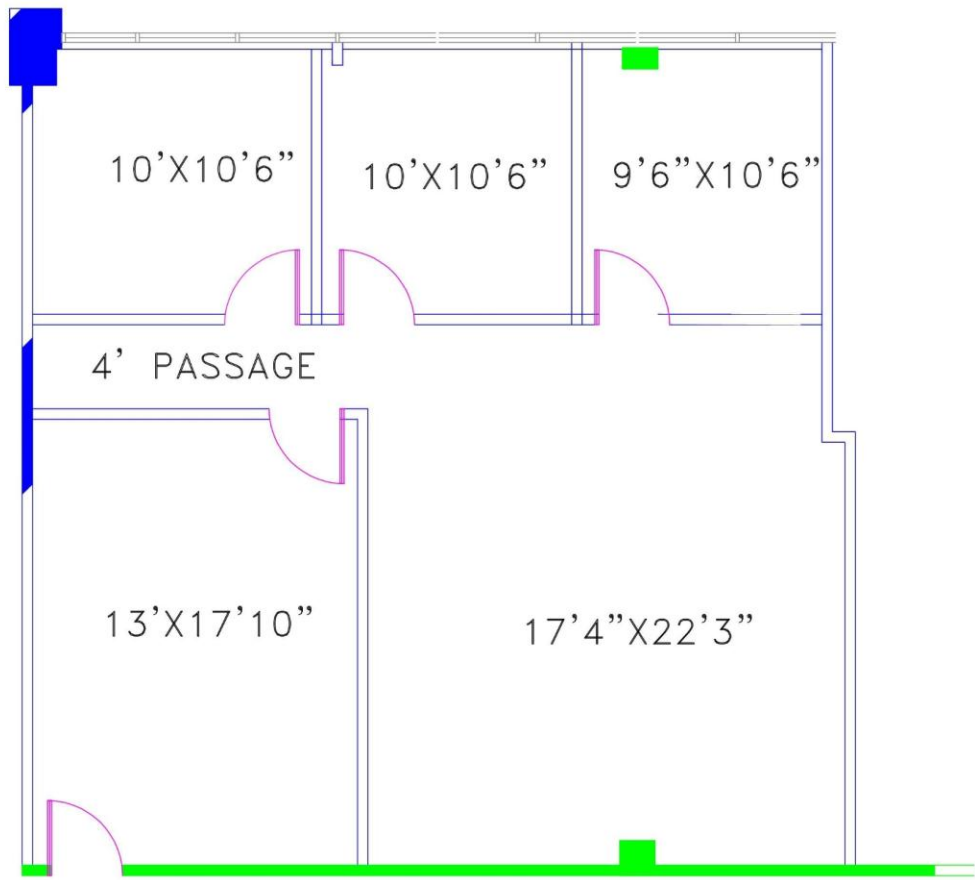


SUITE 106  
1776 SQFT

Suite 106

1<sup>st</sup> Floor

1776 sqft



SUITE 207  
1184 sqft

Suite 207

2nd Floor

1184 sqft

CROWN PLAZA

11498 LUNA RD  
FARMERS BRANCH  
2ND FLOOR SUITE 207