



Pinnell Square Business Park

1400 N Corinth St, Corinth, TX 76208

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Pinnell Square

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Pinnell Square Business Park

Upon Request

This beautiful and inviting retail/office/warehouse development is located in the fast-growing area of Corinth, just off the northbound side of I-35E, south of Denton. Visible from the highway. Pinnell Square consists of 4 buildings with approximately 23,000 sq. ft. each....

- Great visibility while maintaining tranquility



Rental Rate:	Upon Request
Total Space Available:	31,190 SF
Min. Divisible:	1,825 SF
Max. Contiguous:	6,375 SF
Property Type:	Shopping Center
Center Type:	Neighborhood Center
Center Properties:	4
Frontage:	75' on N Corinth
Gross Leasable Area:	88,180 SF
Walk Score @:	17 (Car-Dependent)
Rental Rate Mo:	Upon Request

1st Floor Ste 105

Space Available	1,925 SF
Rental Rate	Upon Request
Date Available	March 01, 2026
Service Type	TBD
Space Type	Relet
Space Use	Retail
Lease Term	3 - 5 Years

Front spacing space with great visibility from N Corinth St. Full turn key hair salon space. Room for an esthetician and nail techs as well.

1

1st Floor Ste 106

Space Available	1,825 SF
Rental Rate	Upon Request
Date Available	Now
Service Type	TBD
Space Type	Relet
Space Use	Retail
Lease Term	3 - 5 Years

Great space for a office or retail center in the growing city of Corinth!

2

1st Floor Ste 111

Space Available	3,887 SF
Rental Rate	Upon Request
Date Available	March 01, 2026
Service Type	TBD
Space Type	Relet
Space Use	Retail
Lease Term	3 - 5 Years

Front facing end cap space with great visibility from N Corinth St. Fully built out as a restaurant with bar area.

3

Ste 301

Space Available	6,315 SF
Rental Rate	Upon Request
Date Available	Now
Service Type	TBD
Space Type	Relet
Space Use	Office/Retail
Lease Term	3 - 5 Years

This space is currently built out as a church. There is 6 private rooms for groups as well as a large sanctuary.

4

Ste 305

5

Space Available	2,125 - 6,350 SF
Rental Rate	Upon Request
Date Available	May 01, 2026
Service Type	TBD
Built Out As	Standard Office
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

Newly renovated office space with 3 private offices and reception area, as well as warehouse space in the back with roll up door for deliveries.

6

Ste 307

Space Available	4,250 - 6,375 SF
Rental Rate	Upon Request
Date Available	May 01, 2026
Service Type	TBD
Built Out As	Standard Office
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

Newly renovated office space with 4 individual offices. Can be leased with #305 next door.

7

Ste 405

Space Available	2,388 SF
Rental Rate	Upon Request
Date Available	Now
Service Type	TBD
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

8

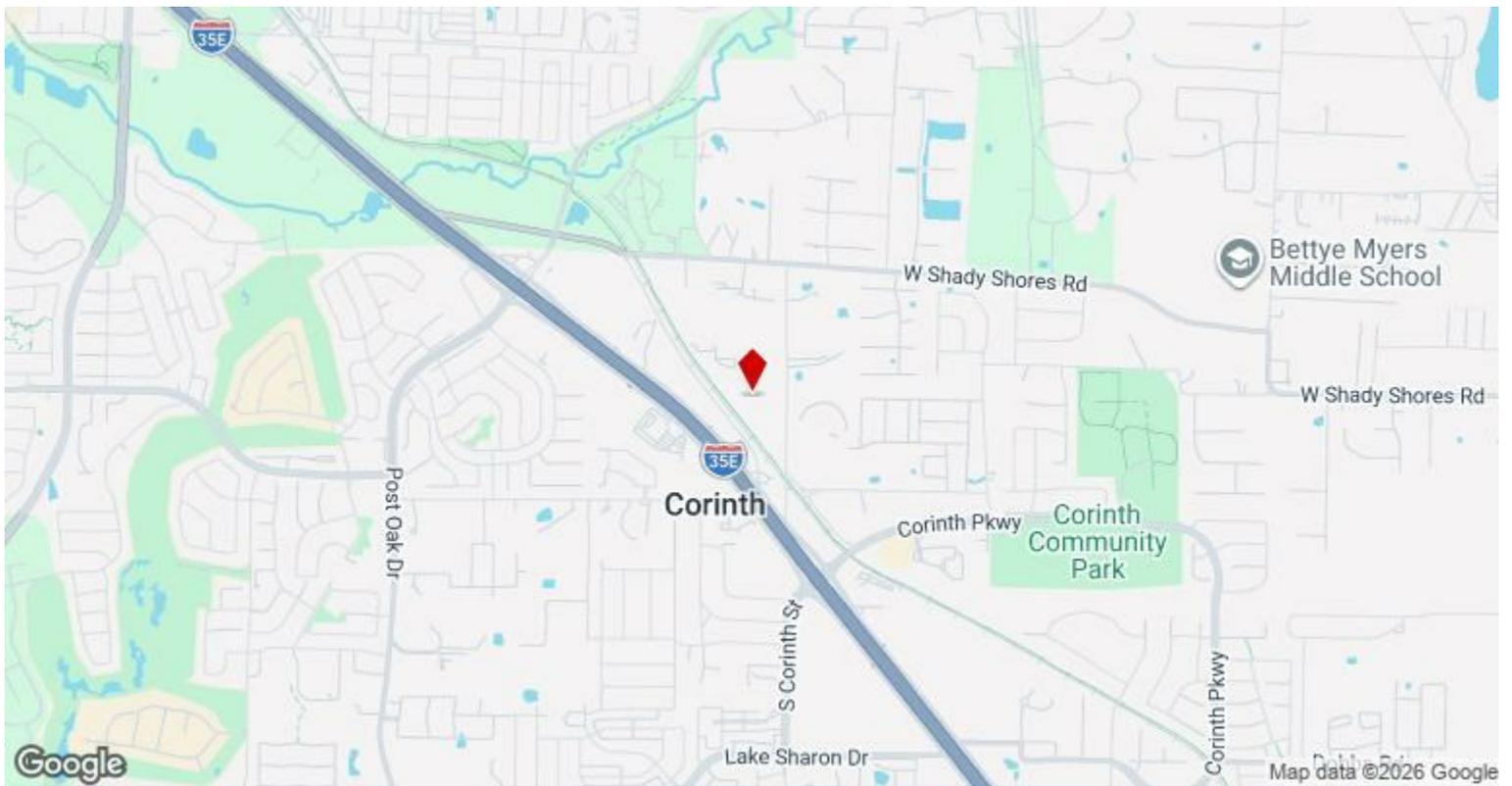
Ste 407

Space Available	2,125 SF
Rental Rate	Upon Request
Date Available	Now
Service Type	TBD
Space Type	Relet
Space Use	Flex
Lease Term	3 - 5 Years

Storefront and warehouse space. Could easily add offices to front area.

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Bont Software	4,250	
Combs' Coffee	-	
Corinth Gymnastics Inc	14,875	
Critical Site Solutions Inc	-	
Denton Baptist Assoc	3,175	
Miky's Donuts	-	April 2018
Traveler's Cantina	-	



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Property Photos



Property Photos

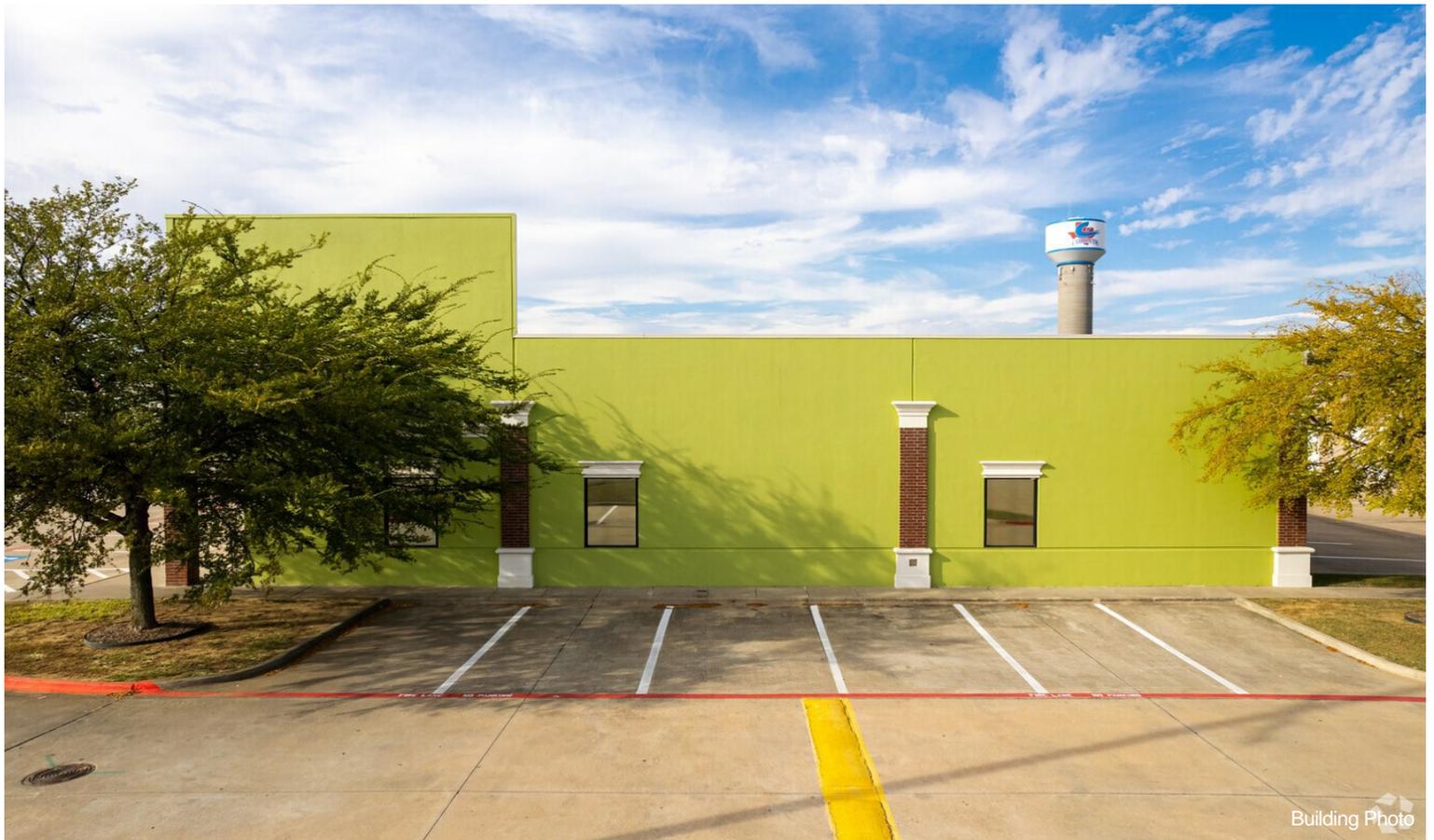


Building Photo



Building Photo

Property Photos



Property Photos



Property Photos



Property Photos



Interior Photo



Interior Photo

Property Photos

