



Esters 114

NEWMARK

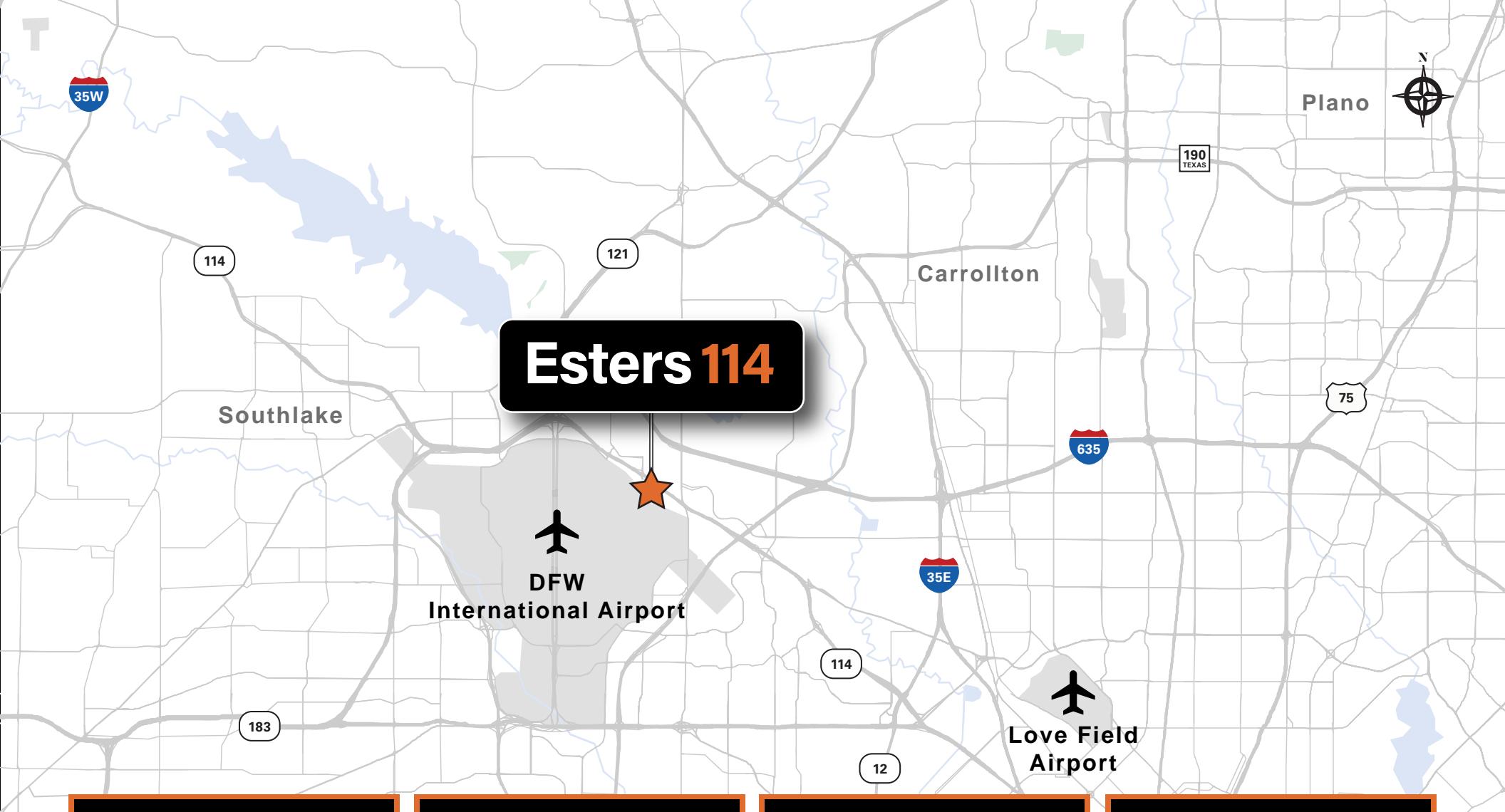
SRC
STANTON ROAD
CAPITAL

7651 & 7501 Ester Boulevard
Irving, Texas 75063



Property Highlights

- Single-story building with separately metered services
- New institutional ownership
- Clear height 16'
- 5/1,000 parking ratio (covered available)
- 100% office flex finish-out
- Fully sprinklered
- Grade level roll-up doors in rear of building
- Adjacent to DFW Airport, DFW park/fly services and Sheraton Hotel
- Grab 'n Go food service and updated courtyard with volleyball court



5

Minutes to DFW
International
Airport

20

Minutes to
Love Field
Airport

25

Minutes to
Dallas
CBD

26

Minutes to
Ft. Worth
CBD



Area Amenities

25+

Restaurants

80+

Retailers

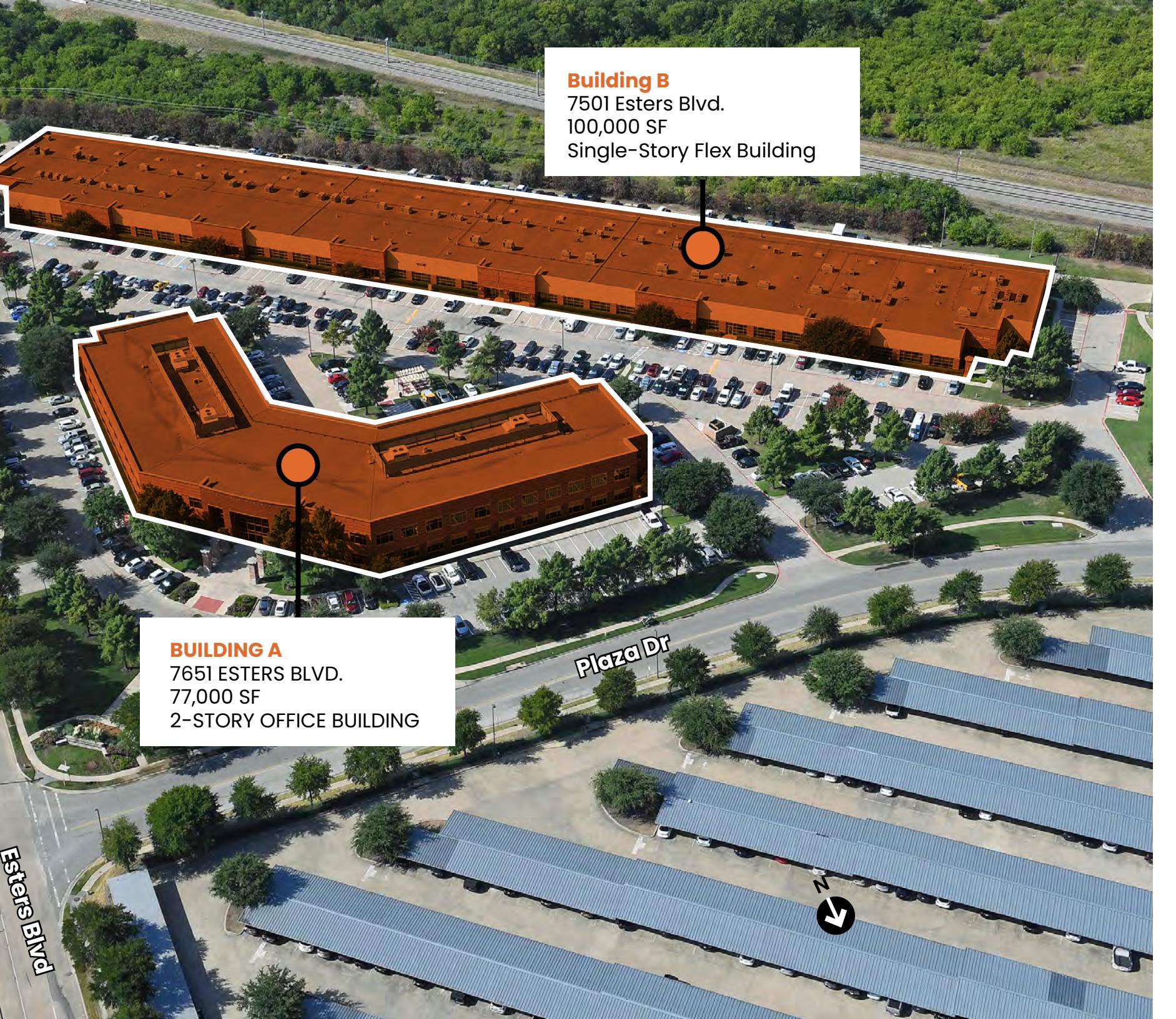
10+

Hotels

Site Plan

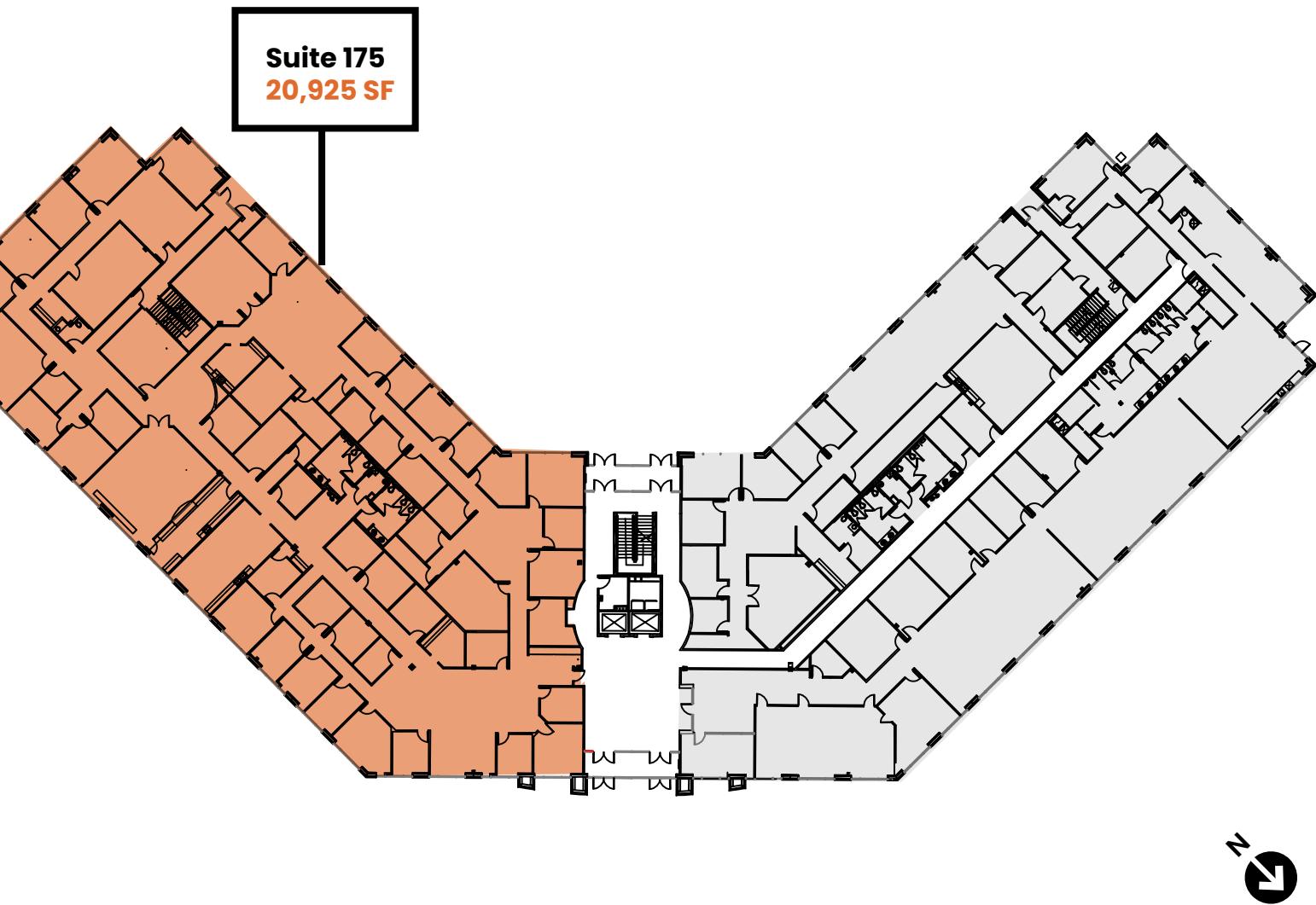
Building A
7651 Esters Blvd.
77,000 SF
2-Story Office Building

Building B
7501 Esters Blvd.
100,000 SF
Single-Story Flex Building



Esters 114

2-Story Office
First Floor
Up to 20,925 SF Available



Esters 114

Single-Story Flex Building





Esters 114

Leasing Contacts

John Fancher

Senior Managing Director
214-616-4748
john.fancher@nmrk.com

Clint Madison

Executive Managing Director
214-995-6329
clint.madison@nmrk.com

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SRC
STANTON ROAD
CAPITAL

2601 Olive Street, Suite 1600
Dallas, TX 75201

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