

800 ORTHOPEDIC WAY,  
ARLINGTON, TX 76015

Colliers

800 Orthopedic Way



For Lease



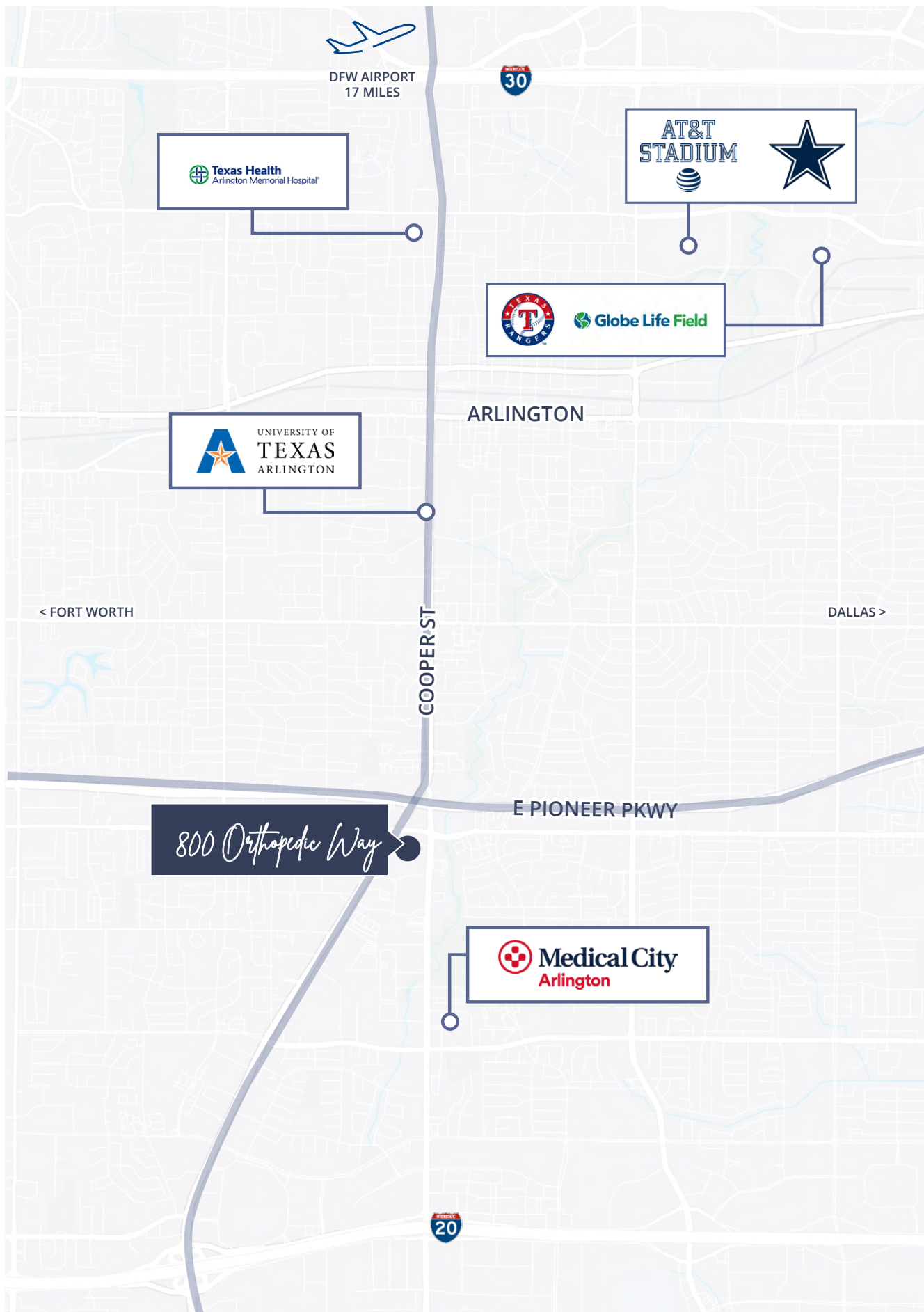


# Property OVERVIEW

Discover the ideal location for your medial practice at 800 Orthopedic Way in Arlington, Texas. This 37,100 SF medical office building offers a prime central location in Arlington, just minutes from major hospitals and medical providers. The property offers convenient access to I-20 and SH-360, ample parking and close proximity to premier shopping and dining destinations, including The Parks Mall, Arlington Highlands, and the Arlington Entertainment District. Designed for flexibility and functionality, 800 Orthopedic Way is the perfect setting to grow your practice in a growing, high-traffic area.







# Property HIGHLIGHTS



**37,100 RSF**  
Medical Office Building



**5 Minute** Drive to Medical City Arlington  
**10 Minute** Drive to Texas Health Memorial Hospital



Ample surface parking  
available for patients and  
staff



No medical use  
restrictions for tenants



Building Signage  
Opportunity



LOCATED  
NEAR MANY  
AMENITIES  
INCLUDING

***COSTCO***











# Area OVERVIEW

The area surrounding 800 Orthopedic Way in Arlington, Texas reflects the broader character of Arlington itself — a thriving city known for its blend of healthcare, education, entertainment, and residential living. Located just south of I-20 and minutes from The Parks Mall, this corridor offers excellent regional connectivity and a strong mix of medical and commercial services.

Arlington is home to major institutions like the University of Texas at Arlington, several regional hospitals, and nationally recognized entertainment venues including AT&T Stadium and Globe Life Field. The city's infrastructure supports both professional and residential growth, with abundant shopping centers, dining options, and recreational amenities like Arlington Highlands and Veterans Park. Surrounding neighborhoods such as Dalworthington Gardens and Pantego offer tree-lined streets and a suburban feel, contributing to Arlington's appeal as a well-rounded community for families, professionals, and retirees alike.





# Area DEMOGRAPHICS

**Population** .....

**136,548**

3-mile

**331,305**

5-mile

**Household Income** .....

**\$79,567**

3-mile

**\$92,872**

5-mile

**Total Households** .....

**49,291**

3-mile

**123,348**

5-mile

**Daytime Employment** .....

**68,205**

3-mile

**141,164**

5-mile



# Get In Touch

## Tanya Hart

Executive Vice President  
+1 214 725 9127  
tanya.hart@colliers.com

## Allison Frizzo

Senior Vice President  
+1 214 499 5101  
allison.frizzo@colliers.com

## Lauren Jahner

Senior Associate  
+1 214 217 4650  
lauren.jahner@colliers.com

## Colliers

1717 McKinney Ave., Suite 900  
Dallas, TX 75202  
colliers.com



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