

1600 & 1650

REPUBLIC PARKWAY

MESQUITE, TX 75150

Two addresses, one great location



Jones Lang LaSalle Americas, Inc.
License #: CO508577000



Available suites

1650 Republic Parkway
Suite 115: 2,050 RSF / 1,746 SF usable
Suite 130: 3,025 RSF / 2,577 SF usable

Features



15 minutes to
Baylor Scott & White
Dallas and Lake Pointe
(Rowlett) Campus



Situated along a main artery
for DFW commutes
(127,000 vehicles per day)



2nd generation space available.
Significant Tenant Improvement
Allowance given for term
and credit



Well capitalized institutional
ownership focused on tenant
and patient experience



Established medical tenants
with robust ecosystem of care
(potential referral sources)

New ownership
Building improvements coming soon

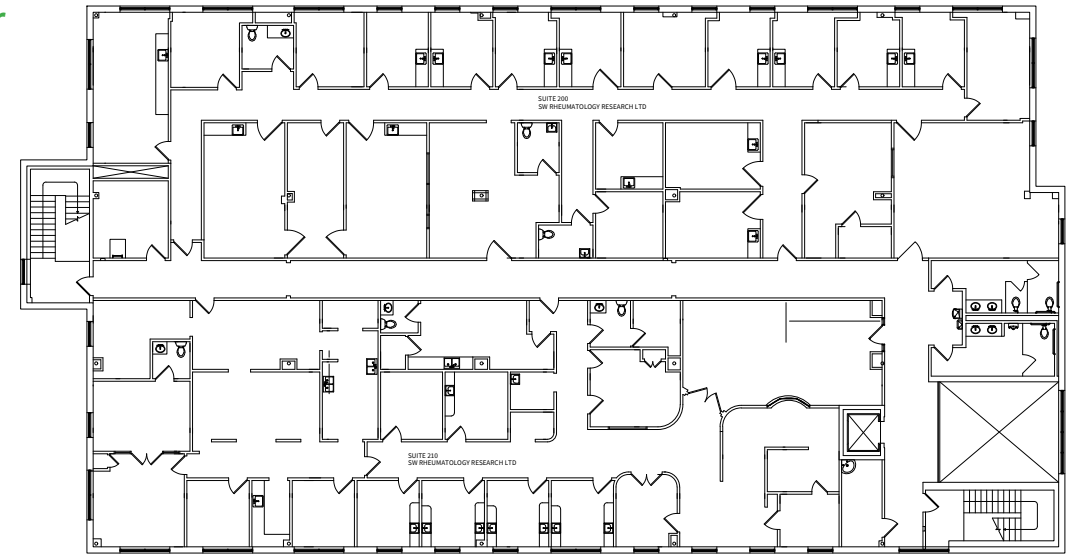


1600 Republic Parkway

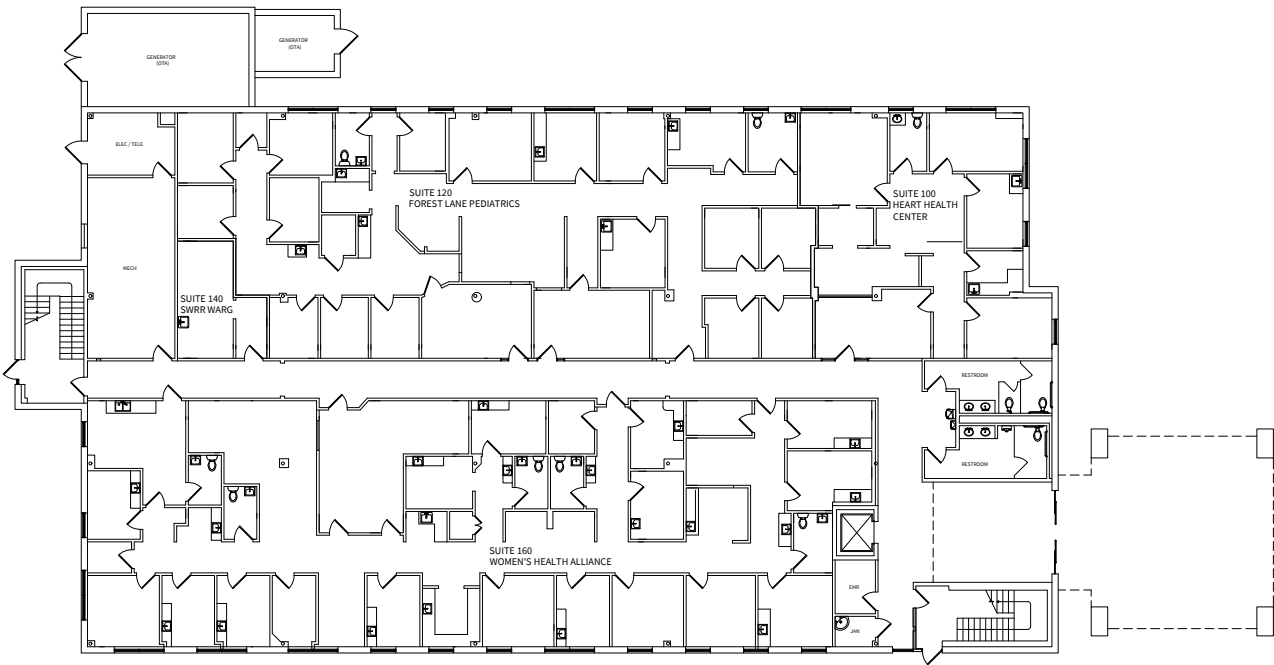


Building floorplan

2nd floor



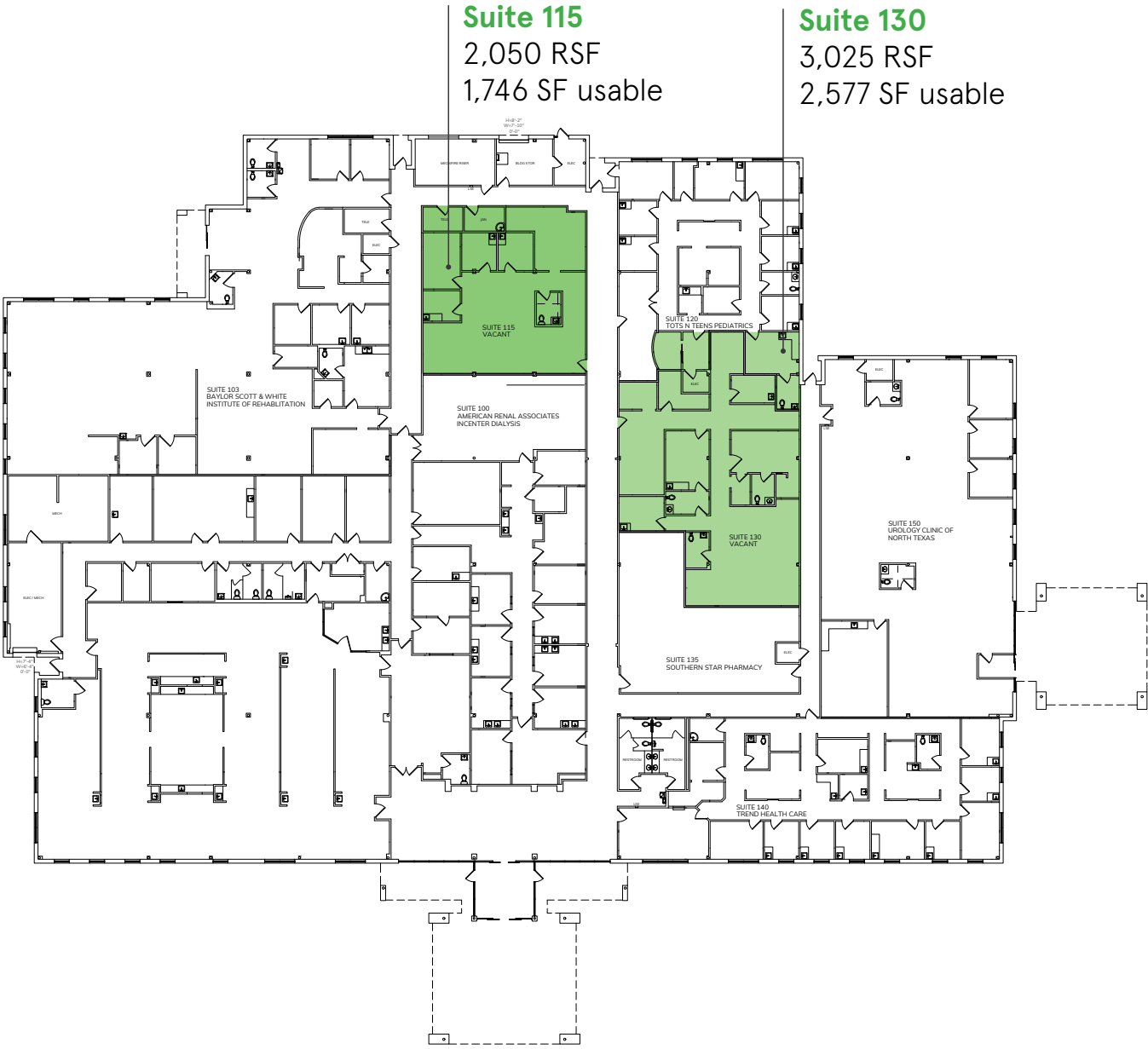
1st floor

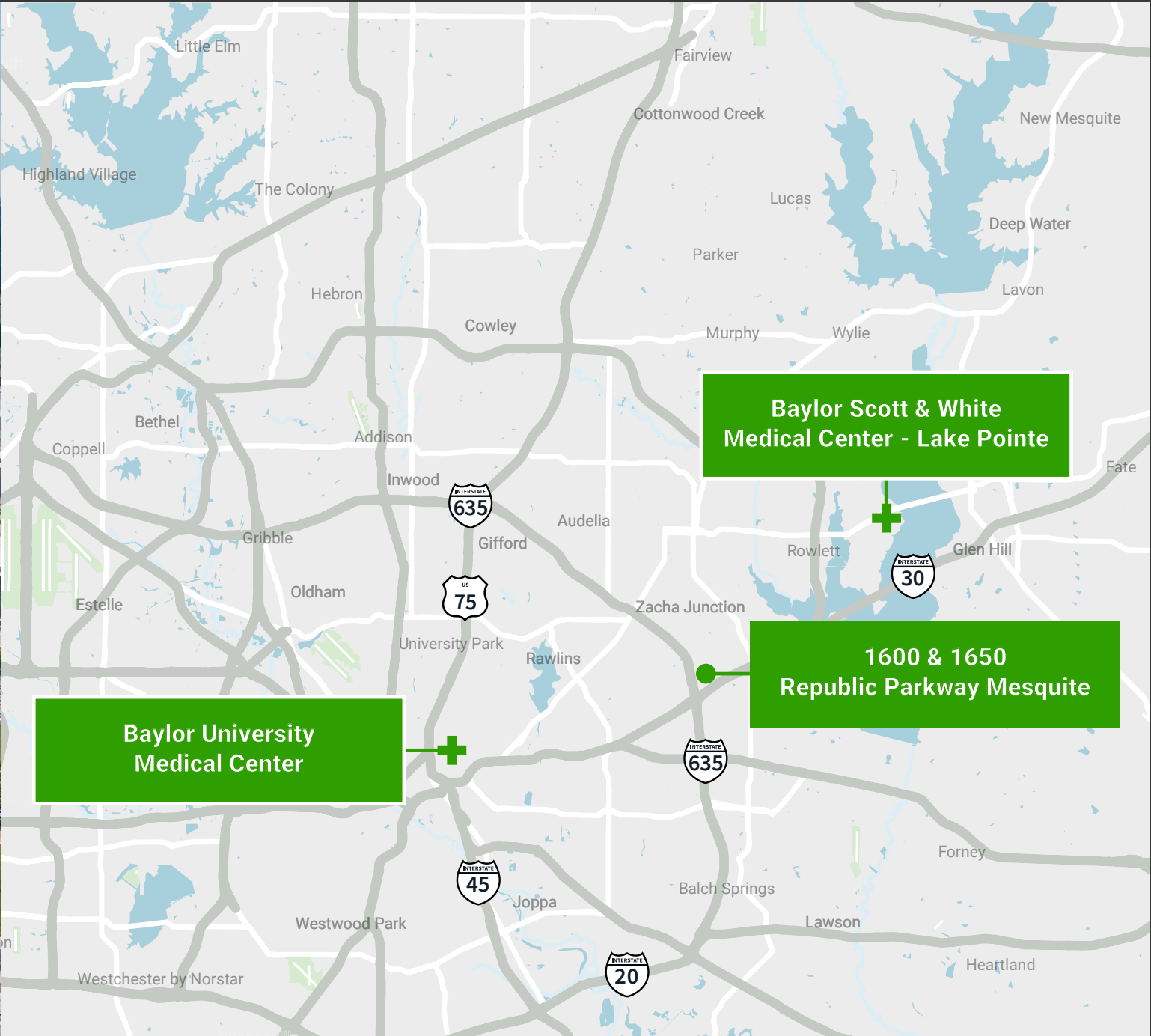


1650 Republic Parkway



Building floorplan





**Specialties
needed**

- Psychiatry
- Physical Therapy
- Radiology
- Orthopedics
- Urology
- Neurology
- ENT

**Specialties
on site**

- Obstetrics & Gynecology
- Pediatrics
- Rheumatology
- Cardiovascular
- Dialysis

Demographics

	1-mile	3-mile	5-mile
Population	13,102	136,506	312,130
Households	5,146	46,897	108,499
Average HH income	\$77,325	\$83,725	\$89,202

15-26 minutes

Baylor University
Medical Center

15-24 minutes

Baylor Scott & White Medical
Center - Lake Pointe

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