



CENTRAL PARK BUSINESS CENTER

UNDER NEW OWNERSHIP

**5,695 - 28,818 SF
AVAILABLE FOR LEASE**

**1900 FIRMAN | 1901 N GLENVILLE
RICHARDSON, TX 75081**

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PROPERTY HIGHLIGHTS



PROPERTY OVERVIEW

Central Park Business Center is comprised of two buildings totaling 73,090 SF. This two building Flex/Warehouse property has a tranquil park like setting.

Central Park Business Center is strategically located minutes from Central Expressway; also within minutes are the Richardson Telecom Corridor, The University of Texas at Dallas, Collin County Community College, Downtown Plano, the DART rail line, LBJ Freeway, the George Bush Tollway and Highway 121. Restaurants and hotels are plentiful in the area around the property. Central Park Business Center is an excellent office and flex space for all of your business needs

- 1900 Firman | 1901 N Glenville
- Available SF: 5,973 - 14,695 SF
- Tenant Controlled HVAC
- 14' Clear height
- Grade Level Roll Up Doors Available
- Building signage
- Tenant shall have direct access to suite 24/7
- Flex/Warehouse spaces available
- Professional Ownership & Management
- Major renovations: new landscaping, exterior paint and signage
- Existing tenants include Carrier, Jordan Media, Healthline,
- Space to suit with ability to add/decrease office square footage

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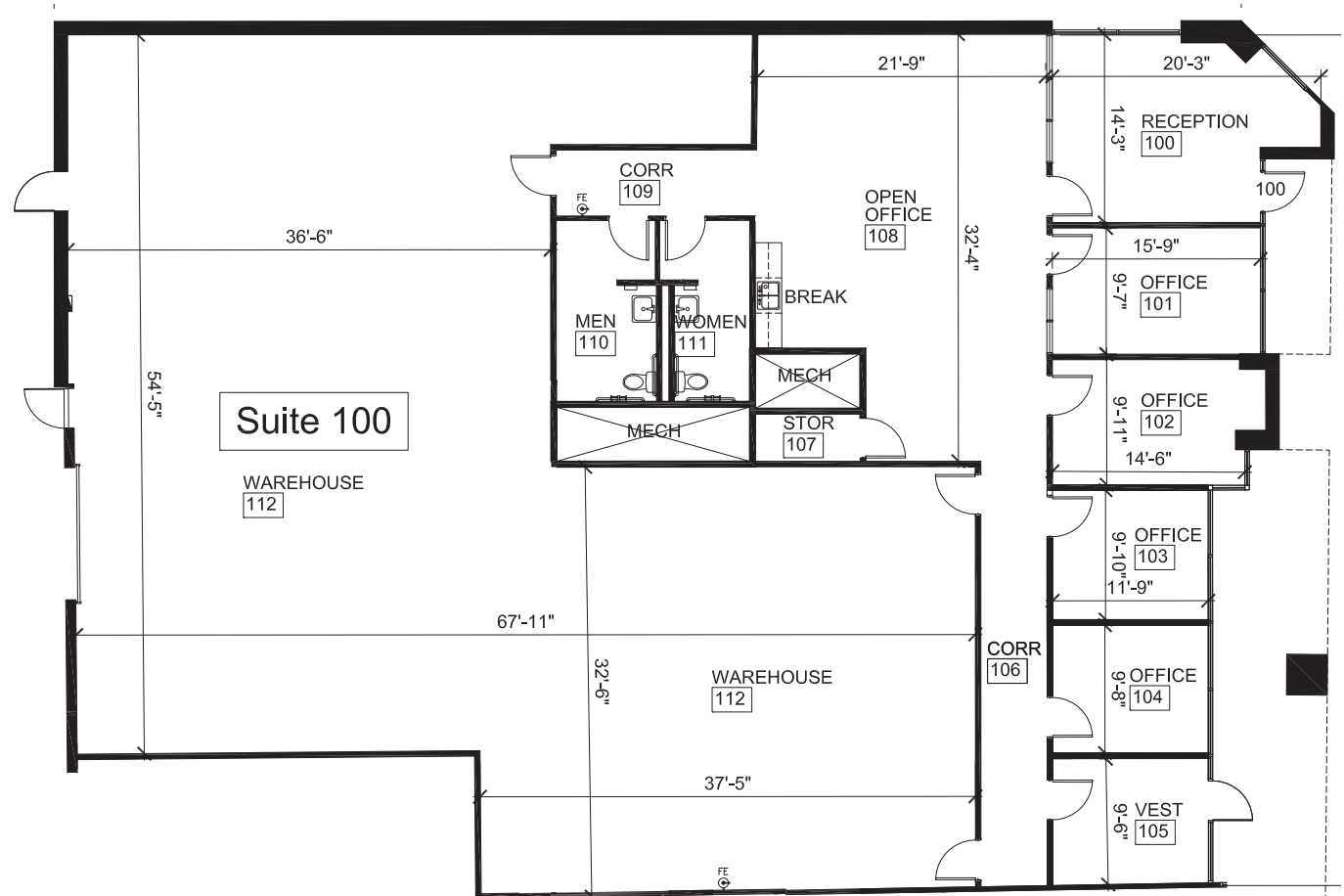
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SUITE 100 ± 5,973 SF

- » ±5,973 Available
- » 2,268 SF Office Area
- » Suites under renovation

ECONOMICS

BASE RATE \$13.50/sf NNN



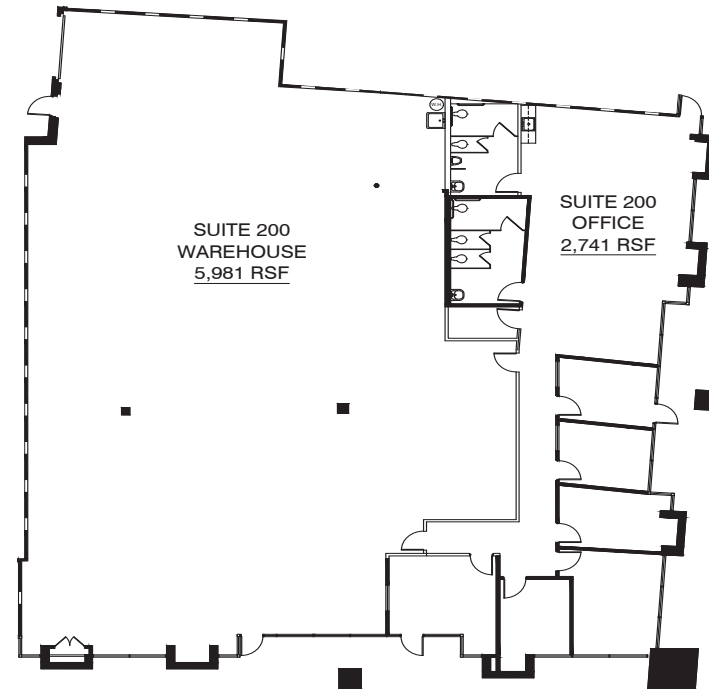
SUITE 200 ± 8,722 SF

- » ±8,722 SF Available
- » 2,741 or 3,668 SF office area
- » Suites under renovation

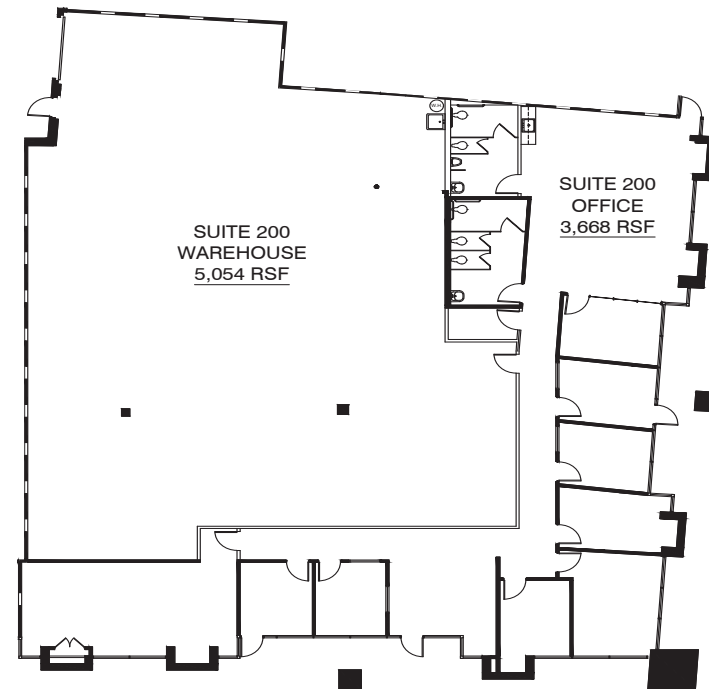
ECONOMICS

BASE RATE \$13.50/sf NNN

OPTION #1
5,891 SF WAREHOUSE
2,741 SF OFFICE



OPTION #2
5,054 SF WAREHOUSE
3,668 SF OFFICE



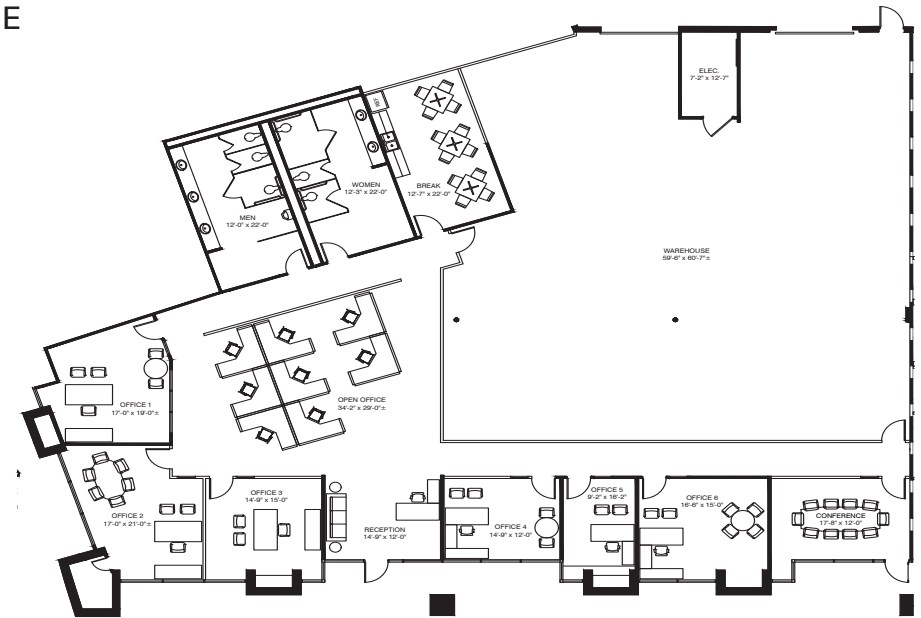
SUITE 400 ±8,103 SF

- » ± 8,103 SF available
- » 4,560 or 2,514 SF office area
- » Suites under renovation

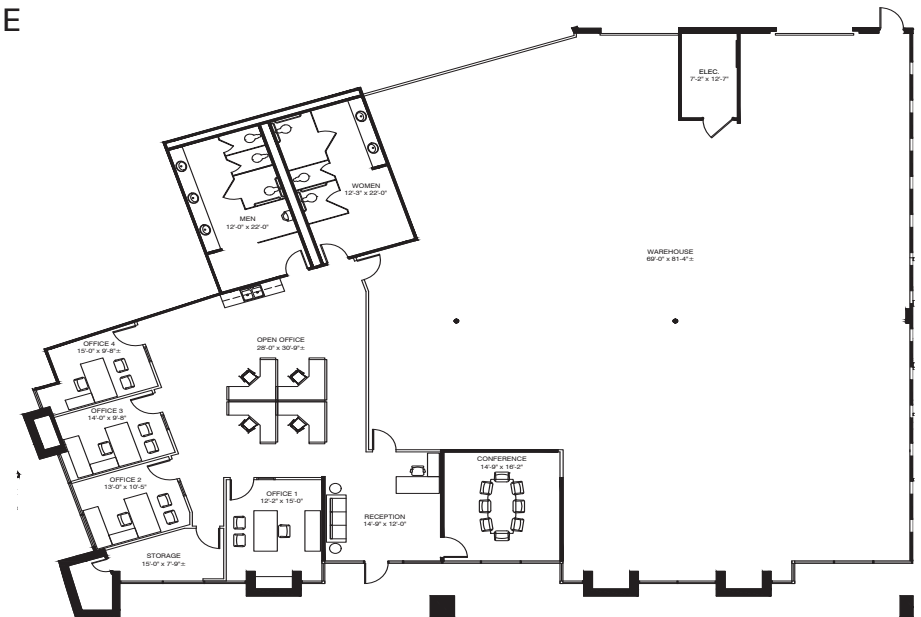
ECONOMICS

BASE RATE \$13.50/sf NNN

OPTION #1 3,543 SF WAREHOUSE 4,560 SF OFFICE

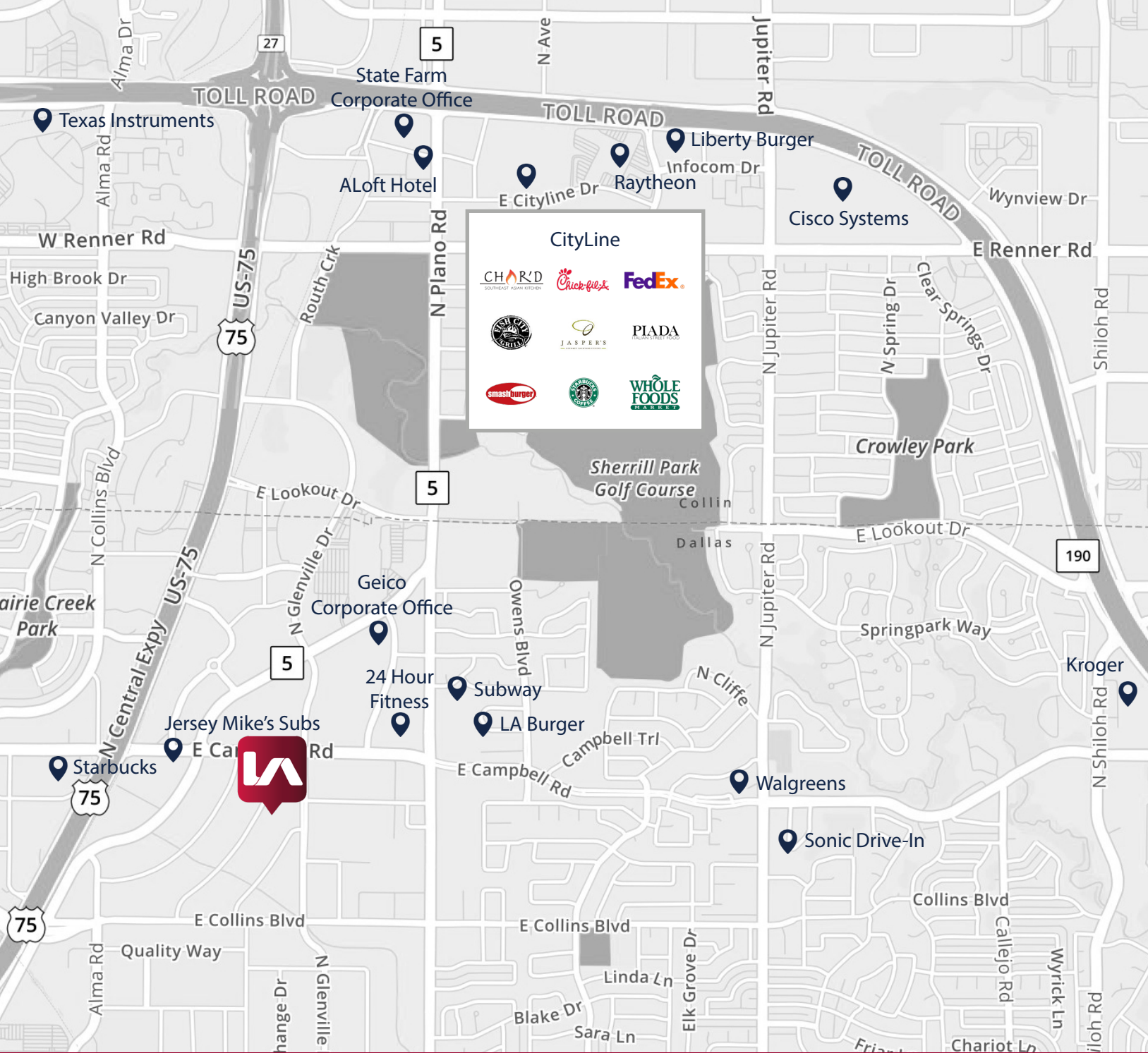


OPTION #2 5,589 SF WAREHOUSE 2,514 SF OFFICE



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