



FACT SHEET

BUILDING ADDRESS

5200-5208 Tennyson Parkway & 6501-6513 Windcrest Drive
Plano, TX 75024.

Located in the Legacy Business Park

OWNER

KBS Realty Advisors

YEAR BUILT/RENOVATED

2000 & 2001

BUILDING SIZE

7 buildings, 297,591 rentable square feet

BASE RENTAL RATE

\$18.00 NNN per rentable square foot. Tenant is responsible for its own utility and janitorial consumption.

EXPENSES

2023 NNN expenses estimated to be \$6.36/RSF.

BUILDING HOURS

Tenant maintains 24-hour control of premises.

PARKING

Ratio: 4,000/RSF

Reserved parking available at a charge of \$25.00 plus tax per space per month.

TELECOMMUNICATIONS

AT&T, Verizon, XO Communications

AMENITIES

- Campus design with prestigious Legacy address
- Building signage available
- No common area factor
- Tenant maintains 24-hour control of premises
- Ample parking available; 4/1000 parking ratio
- Outstanding access to the North Dallas Tollway.
- Close proximity to a wide variety of retail shops, restaurants, hotels and fitness centers, including Legacy West, Legacy Town Center, Stonebriar Mall and Willowbend Mall
- Responsive ownership

AVAILABILITIES

5208 Tennyson	Suite 140	2,717 RSF
5208 Tennyson	Suite 150	4,518 RSF
6501 Windcrest	Suite 200	30,502 RSF (available 5/1/23)
6509 Windcrest	Suite 100	11,938 RSF
6509 Windcrest	Suite 170	9,390 RSF
6513 Windcrest	Suite 150	5,324 RSF

FOR MORE INFORMATION:

KIM BROOKS

972.361.1122

kim.brooks@transwestern.com

JUSTIN MILLER

972.361.1134

justin.miller@transwestern.com