

1050 CENTRAL EXPY S | ALLEN, TX 75013

ALLEN TECH HUB

105,000 SF CLASS A
TECH READY SPACE FOR LEASE

Colliers



ALLEN TECH

BUILDING SIGNAGE AVAILABLE

MULTIPLE | 15,664 SF

SUITE 1260 | 3,585 SF

These blocks are representative only and
do not reflect actual suites available.

Premier corporate offices and mixed-use environments serve as the definitive heartbeat of Allen's economic trajectory.

As the host to several of North Texas' most significant office parks, the city offers a sophisticated infrastructure that continues to set the benchmark for regional growth and commercial excellence.

HUB

ABLE

1050

SUITE 1400 | 26,317 SF

SUITE 1300 | 19,844 SF

DALLAS' LARGEST REDUNDANT CIRCUITS



**100
GIG**

FROM DATABANK DALLAS

A digitally strong building delivers more than connectivity — it delivers confidence. Built for redundancy and resiliency, it offers some of the highest-capacity internet in the US, with fiber to every floor and multiple disparate paths for uninterrupted service. Smart-building features enhance efficiency, making it a preferred carrier option for large users who demand reliability and speed.



WiredScore
PLATINUM



**400
GIG**

FROM INFOMART DALLAS

*expected

Allen Tech Hub isn't just an office—
it's a connected ecosystem.

Situated in the city's most amenity-dense corridor,
our walkable footprint ensures that everything your
business needs is just a few steps away.



WATTERS CREEK WALKING TRAIL



195K VPD

ANTHROPOLOGIE
SEPHORA

blo
slow dry bar
JOY
MACARONS

4 MIN WALK



70+ RESTAURANTS | 35+ SHOPS | 300 KEYS; 80,000 SF CONVENTION SPACE

ALL WITHIN REACH



BOARDROOM

puregreen



village burger bar

THE BLUE FISH

PACIUGO
GELATO CAFFE

NOTHING bundt CAKES

BE
fit

WELLS
FARGO

Market
STREET

lululemon

Bath
& Body
Works



PANDORA

FROGG
Coffee and Crepes

Panera
BREAD

P.F. CHANG'S

9 MIN WALK

Mi Cocina

ake Factory

BRIO
tuscan grille

ALLEN

BY THE NUMBERS

POPULATION
113,746

MEDIAN AGE
38.5

MEDIAN HOME VALUE
\$494,722

MEDIAN INCOME
\$129,130

DALLAS | 35 MIN | 24 MILES



ALLEN
TECH HUB

DFW AIRPORT

MCKINNEY
20 MIN

PORT | 35 MIN | 30 MILES

WATERS CREEK

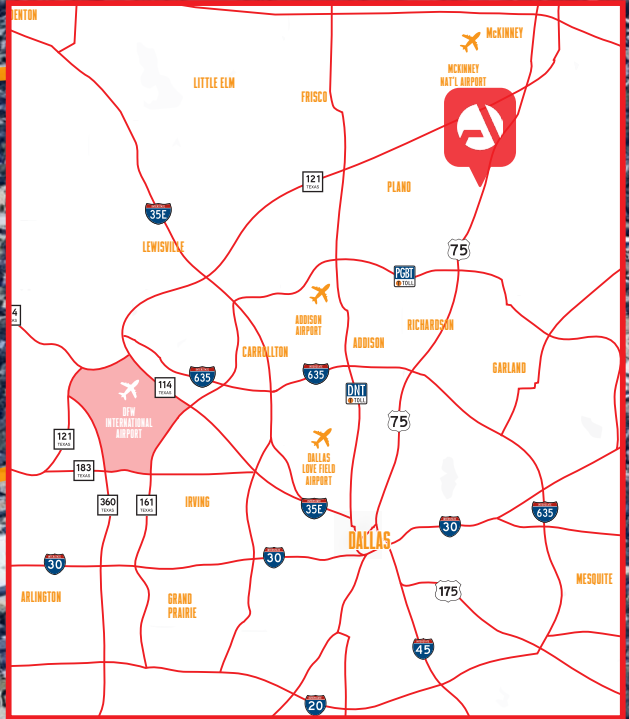
BELTHAMPTON TR

MCLENNAMTOWN TR

TWIN CREEKS VILLAGE

75

MEYER NAT'L AIRPORT
MIN | 10 MILES



EXCHANGE PIKE

N



FACT SHEET

BUILDING NAME	ALLEN TECH HUB
BUILDING ADDRESS	1050 S CENTRAL EXPY, ALLEN, TX 75013
LANDLORD	HEADY INVESTMENTS
BUILDING SQUARE FOOTAGE	105,000 SF
TYPICAL FLOOR PLATE	25,000 SF
FLOORS	4
YEAR BUILT	2022
ACCESS	24/7 VIA BUILDING ISSUED KEY CARD
BUILDING/HVAC HOURS	MONDAY-FRIDAY : 6:30AM-6:00PM
AFTER-HOURS HVAC	ACTUAL COST
PARKING	4.20 SPACES PER 1,000 RSF IN STRUCTURED GARAGE
SECURITY	24/7 SURVEILLANCE
TELECOM PROVIDERS	AT&T, SPECTRUM
OPERATING EXPENSES	\$8.70
ON-SITE AMENITIES	GRAB AND GO CAFÉ TENANT LOUNGE CONFERENCE ROOMS BIKE STORAGE

Colliers

1050



ALLEN TECH HUB

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