

THE PARK

AT LEGACY

**creativity +
collaboration**
reimagined



THE PARK AT LEGACY 6501 Legacy Drive | Plano, TX



**CAPITAL
COMMERCIAL**
INVESTMENTS, INC.

Lincoln

the park at legacy

campus overview



Available Space	1,142,994 SF
Floors	3
Year Built / Remodeled	1992 / 2023
Parking	4 / 1,000 RSF
Walking Distance	Legacy West
Development Opportunity	44 Acres



first-class tenant experience

- + New Coffee Shop
- + Conference Center
- + Bright Horizons On-site Childcare
- + Food Court and Dining Hall
- + Golf Simulator: The 19th Hole
- + Ghost Kitchen
- + Trophy-Class Fitness Center
- + Grab and Go Pantry
- + 24-Hour On-site Security
- + Legacy Arcade
- + Pickleball Courts



new renovations delivered

- + Renovated Outdoor Courtyard
- + Central Rotunda
- + Coffee Bar
- + 200,000+ SF of Spec Suites

wind down inside & out

- + Pickleball Courts
- + Outdoor Exercise Terrace
- + Tenant Lounge
- + Legacy Arcade





a variety of areas to expand your workspace

- + Ping Pong
- + Putting Green
- + High-top Meeting Areas
- + Food Court



coming soon new dining options

- + Grill - Backyard + Taqueria
- + Asian - Wok This Way + Pizza - Smoke & Flour
- + Deli - A Crust Above + Salad Bar - Evergreen
- + Daily Entrée + Chef Table / Flex Station - The Hive



site plan typical floor plate



Building C

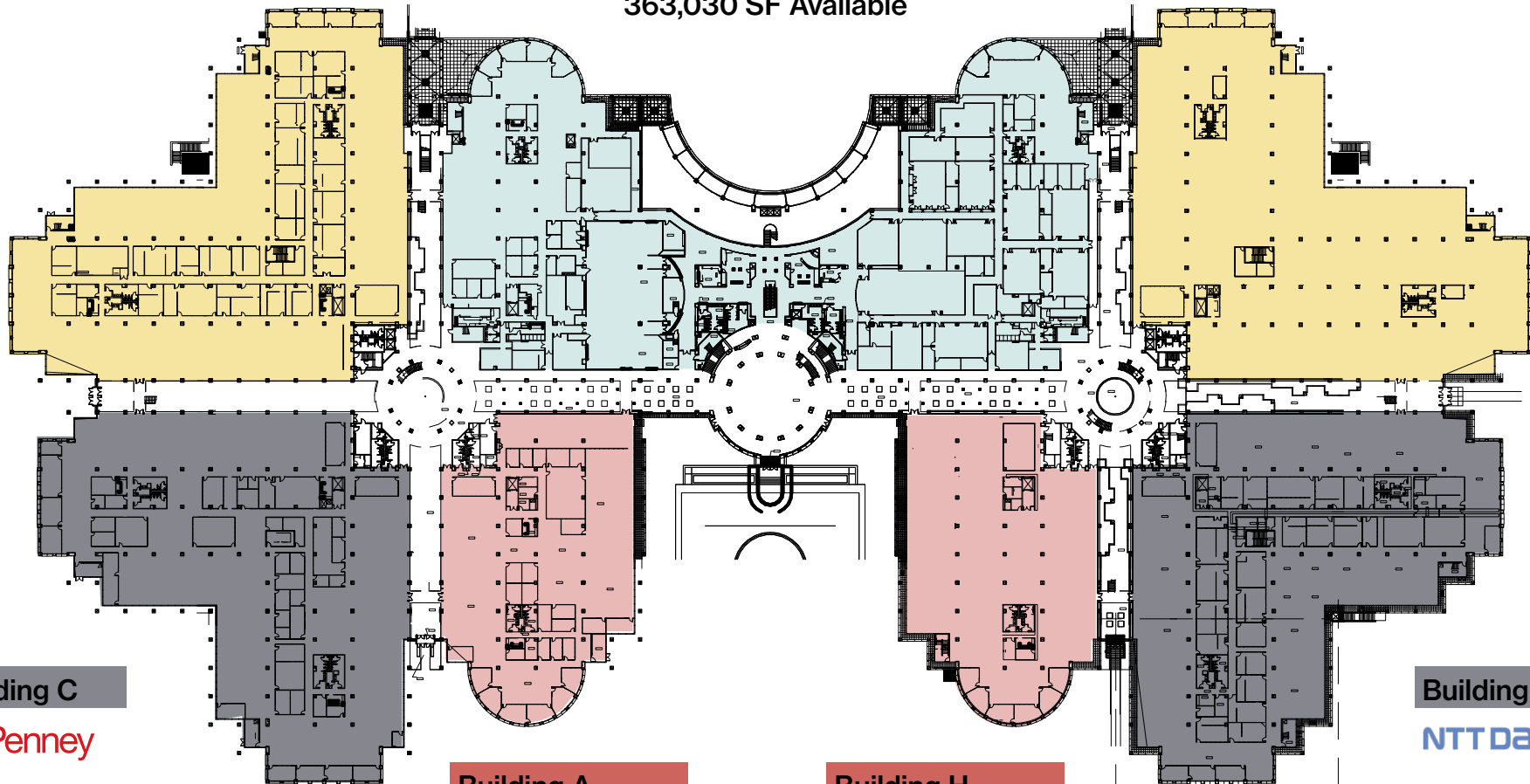
The Headquarters II
249,756 SF Available

Building D+E

The Overlook
363,030 SF Available

Building F

The Headquarters
249,809 SF Available



Building C

JCPenney

Building A

The Collective II
83,014 SF Available

Building H

The Collective
125,734 SF Available

Building G

NTT DATA

nearby amenities



25+
walkable
restaurants

60+
restaurants
in 5-min radius

20+
corporate
neighbors

 **20 min.**
to DFW

25 min.
to Dallas
Love Field



bespoke finishes **newly renovated** **spec suites**

Full Floor Opportunities from
41,066 SF - 81,330 SF





nearby amenities

the shops at legacy

Benihana	Mi Cocina
Mexican Sugar	CRÚ Food & Wine Bar
RA Sushi Bar Restaurant	Del Frisco's Grille
Seasons 52	Ebb & Flow
The Capital Grille	Half Shells Oyster Bar & Grill
Salata	Peppersmash
Truluck's	Main Street Bread Baking Co.
Starbucks	Brasão Brazilian Steakhouse
La La Land Cafe	Original ChopShop
Sambuca 360	Jamba
Bob's Steak & Chop House	

stonebriar centre

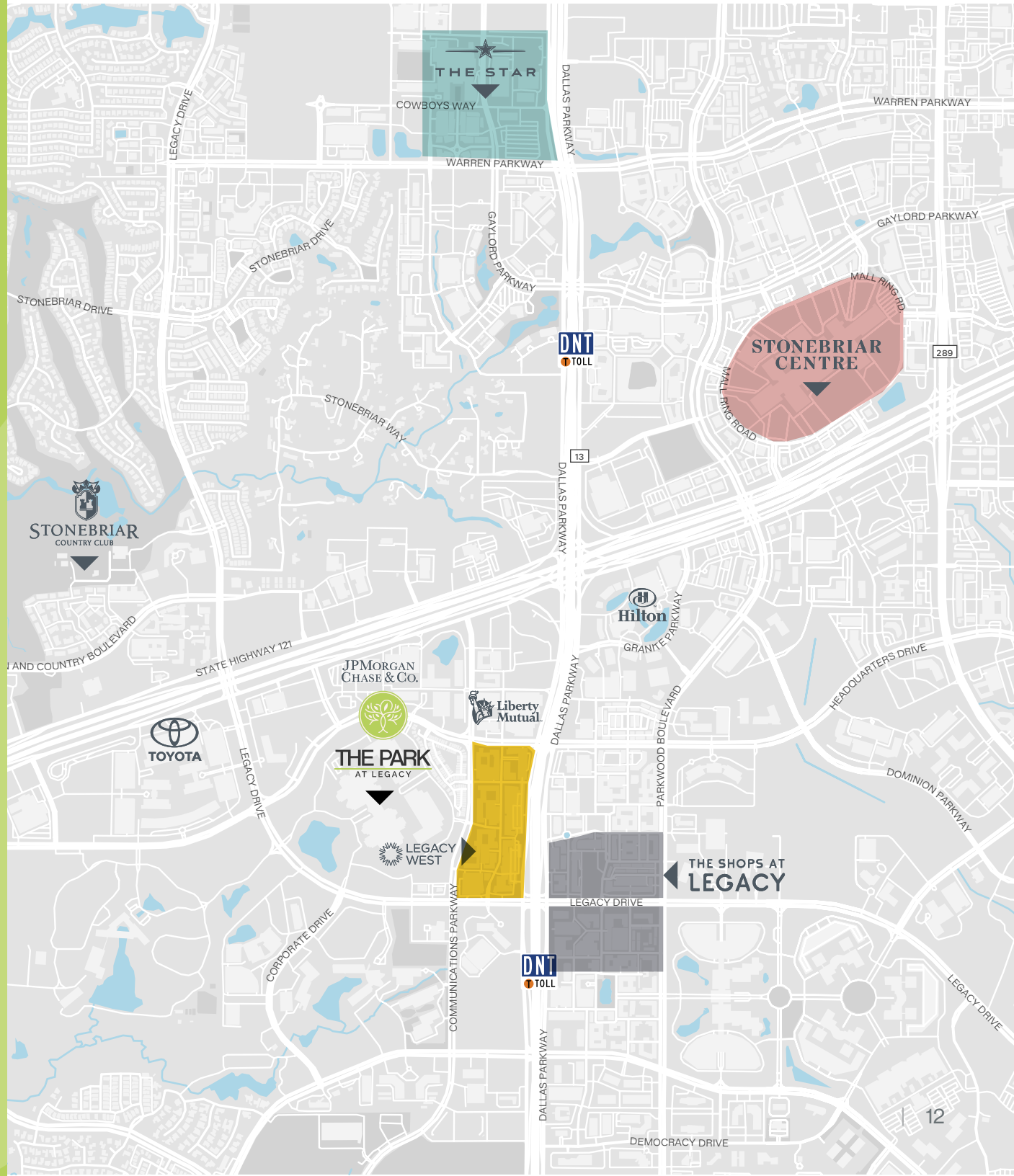
Perry's Steakhouse & Grille	Nordstrom
Hyatt Regency Frisco - Dallas	Frisco Rough Riders
	Frisco Conference Center

thestar

Omni Frisco Hotel	The Star, Home of the Dallas Cowboys
Cowboys Club	
Baylor Scott & White	

legacy west

Fogo de Chão	lululemon
Legacy Hall	Taverna
Haywire - Plano	Shake Shack
J. Crew	Earls Kitchen + Bar
Madewell	Nike by Legacy West
Starbucks Reserve	Bulla Gastrobar
North Italia	Whiskey Moon
CAVA	OMA
Mesero	Del Frisco's
Tesla	Mendocino Farms
Tommy Bahama Restaurant & Store	Uchiko





neighboring developments mendomi park & multifamily rezoning

- + Toyota to donate \$15M & Plano will contribute another \$4 million, for a total of \$19 million for the park property.
- + Southeast corner of Legacy Drive and Headquarters Drive for a future park site.
- + It will be named Mendomi Park, which means “taking care of workers like they are family” in Japanese.
- + The city also agreed to design the park with tall native trees and shrubbery, abundant green space and foliage to “create a peaceful, relaxing setting”
- + Complete construction of the park by the end of 2028.



neighboring developments **miyako hybrid hotel**

The 250-room Miyako Hybrid Hotel will feature a spa and exercise facility, a full-service Japanese restaurant, a Japanese market, a 12,000 sf conference facility, and a rooftop bar. This project is tentatively scheduled to begin construction in 2024.



-
- | | |
|-------------------------|----------------------------|
| + Pool | + Cafe / Grab-and-go |
| + Rooftop Bar | + Spa / Spa Suites Planned |
| + Restaurant (Japanese) | + Banquet Space |
| + Gym | + Breakout Rooms |

Legacy West, Bruce Glasscock Park, and Miyako Hotel are not part of The Park at Legacy.



neighboring developments bruce glasscock park

Per the City of Plano, The Park at Legacy West will soon have an allocated feature, Bruce Glasscock Park, with outdoor shade structures, furniture, and pathways to Legacy West.

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Lincoln

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