

AVISON
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FOR LEASE

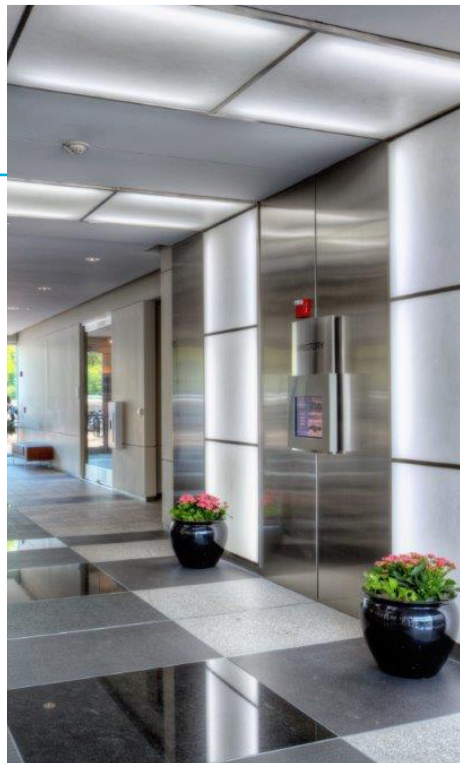
Plano Corporate Center West

2301 W. Plano Parkway, Plano, TX



BUILDING OVERVIEW

Plano Corporate Center West presents a unique project of Class A office space with excellent highway access, on-site amenities, and abundant restaurants and retail within close proximity.



BUILDING OVERVIEW



153,000 SF—three stories



52,000 SF typical floor size



Built in 2001



Up to 5:1,000 parking ratio



Updated building amenities

- Conference Center
- Cafe/deli



Great signage opportunities



Covered parking available



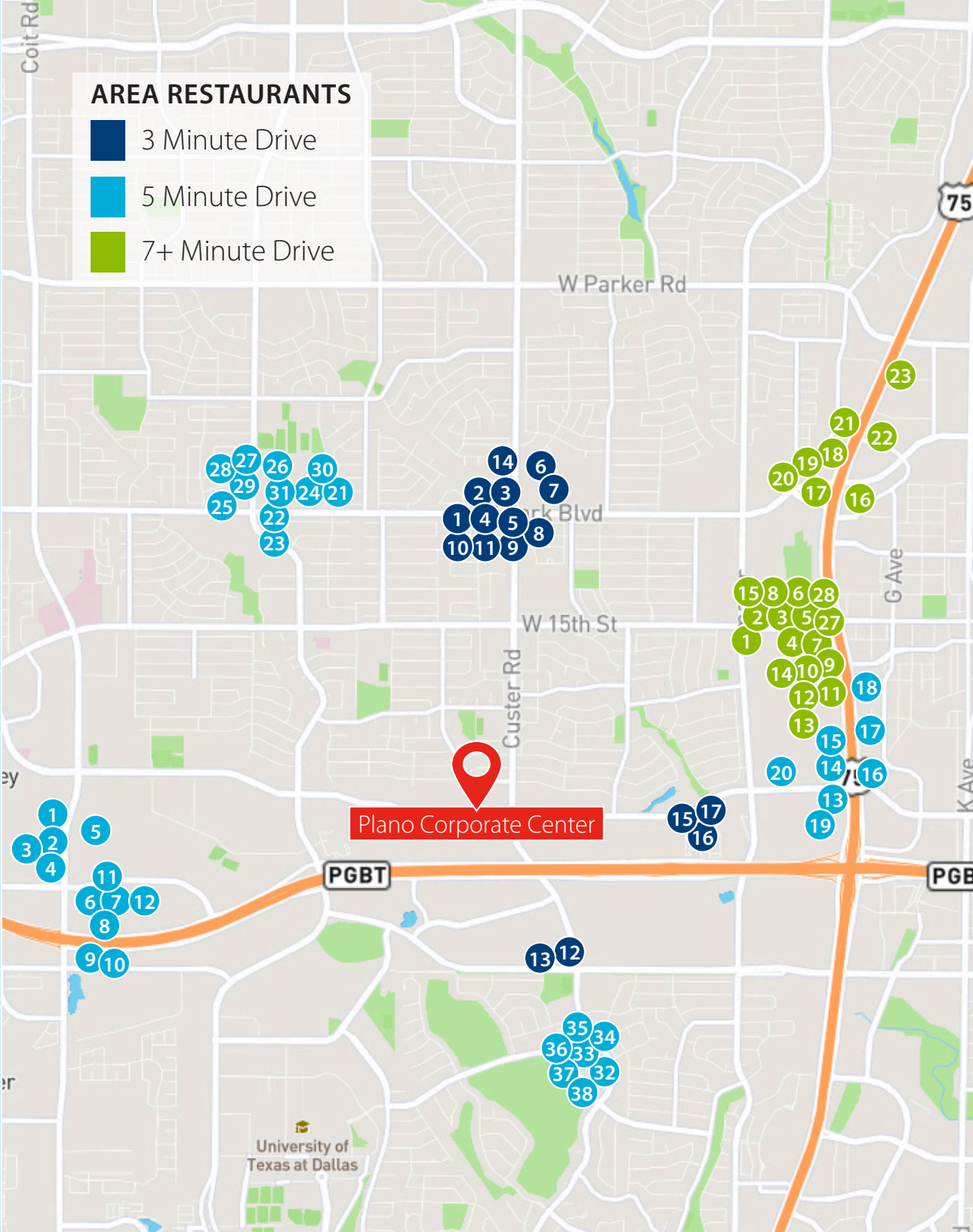
Superior accessibility



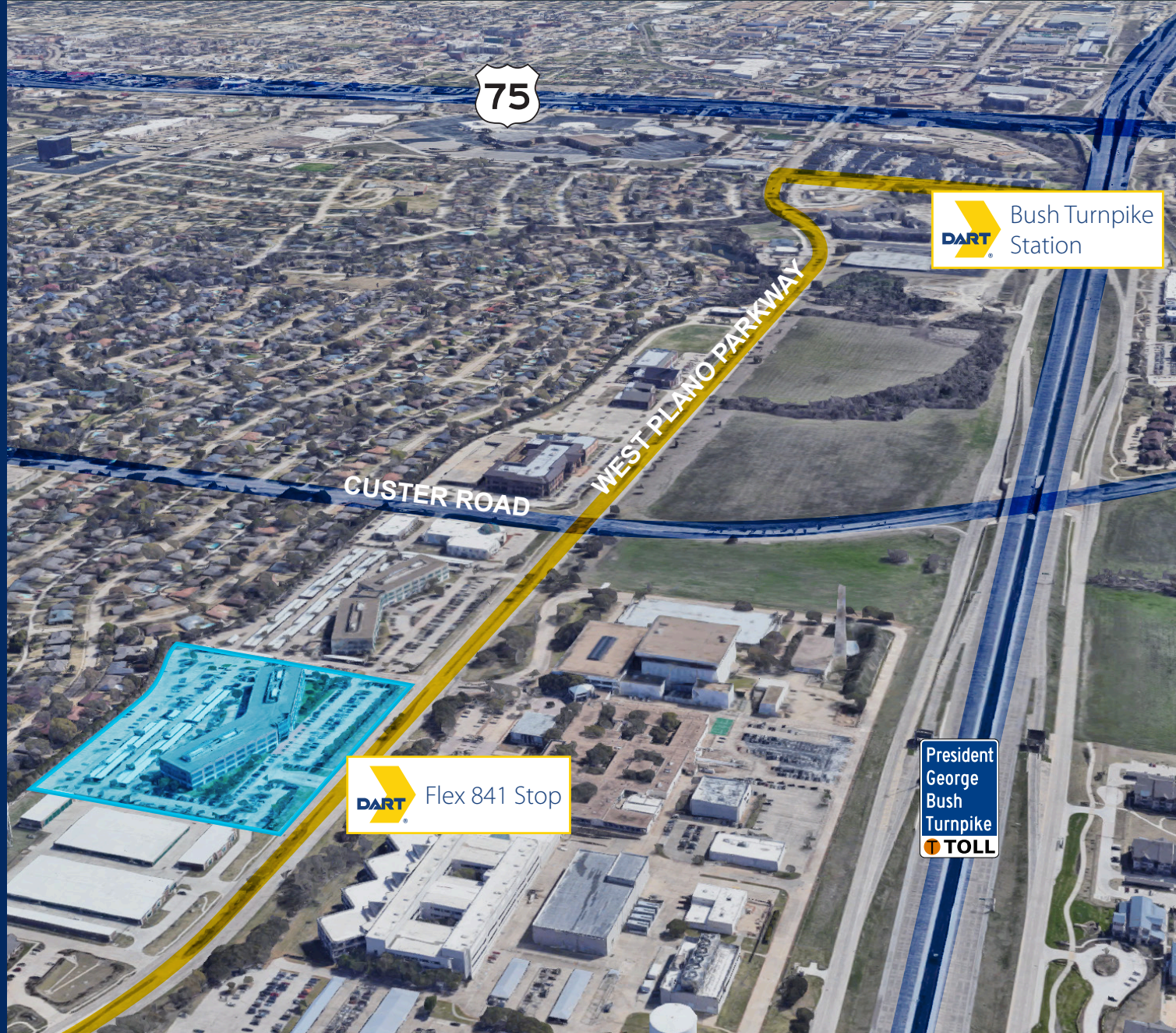
Extensive amenities nearby

AREA RESTAURANTS

- 3 Minute Drive
- 5 Minute Drive
- 7+ Minute Drive



- | | | | |
|----|---------------------------|----|----------------------------------|
| 1 | gogiya Korean BBQ | 26 | Sun Lok Kee BBQ |
| 2 | Fred's Downtown Philly | 27 | Taco Delite |
| 3 | Sushi Town | 28 | Chelles Macarons |
| 4 | Ruang Thai | 29 | JC's Burger House |
| 5 | Eddy's Pizza | 30 | QQ Teahouse |
| 6 | KFC | 31 | Arby's |
| 7 | Popeyes Louisiana Kitchen | 32 | The Fifth Fireside Patio and Bar |
| 8 | Starbucks | 33 | Frankie's |
| 9 | Vivi Bubble Tea | 34 | Shady's Burgers |
| 10 | Domino's Pizza | 35 | The Pearl Cup |
| 11 | Kumar's | 36 | Feng Cha Teahouse |
| 12 | Starbucks | 37 | The Wine Authority |
| 13 | Subway | 38 | Bunkies Doughnuts |
| 14 | Sonic Drive-In | | |
| 15 | Flying Fish | 1 | Raising Cane's |
| 16 | Rodeo Goat | 2 | Boston Market |
| 17 | Flying Fish | 3 | Potbelly Sandwich Shop |
| | | 4 | la Madeleine French Bakery |
| 1 | Whataburger | 5 | On the Border Mexican |
| 2 | Steak n Shake | 6 | Outback Steakhouse |
| 3 | Sonic | 7 | Einstein Bros. Bagels |
| 4 | Taco Bell | 8 | Norma's Café |
| 5 | Rosa's Café | 9 | BJ's Restaurant & Brewhouse |
| 6 | Smoothie King | 10 | Chipotle Mexican Grill |
| 7 | Subway | 11 | Panera Bread |
| 8 | McDonald's | 12 | IHOP |
| 9 | Taco Cabana | 13 | Genghis Grill |
| 10 | Taco Casa | 14 | Souper Salad |
| 11 | Chipotle Mexican Grill | 15 | Starbucks |
| 12 | Central Market | 16 | Furr's Fresh Buffet |
| 13 | Chick-fil-A | 17 | Express Kabob |
| 14 | McAlister's Deli | 18 | Fusion Kitchen |
| 15 | Fuddruckers | 19 | Kyoto Ramen Bar |
| 16 | Olive Garden Italian | 20 | Desi Ginger |
| 17 | El Fenix Mexican | 21 | Original Pancake House |
| 18 | Schlotzsky's | 22 | Zenna |
| 19 | Japan House | 23 | In-N-Out Burger |
| 20 | Lima Taverna | 24 | Carrabba's Italian Grill |
| 21 | Kitaro Sushi | 25 | Chuy's |
| 22 | Subway | 26 | Abuelo's Mexican Restaurant |
| 23 | Braum's | 27 | Tokyo Harbor |
| 24 | Taiwan Café | 28 | Jack in the Box |
| 25 | Pho Que Huong | | |



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