



Office ★ LEASE & SALE

85 VILLAGE LANE, SUITE 300
COLLEYVILLE, TX



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LEASE RATE & STRUCTURE

\$18 /SF NNN

SALE RATE

\$175 /SF

PROPERTY FEATURES

- Colleyville City Hall and Library within walking distance
- 7,114 SF Office Space, Entire 3rd Floor
- May Divide
- Private Garage Parking Spaces
- Five Balconies
- Building Signage Available

LOCATION OVERVIEW

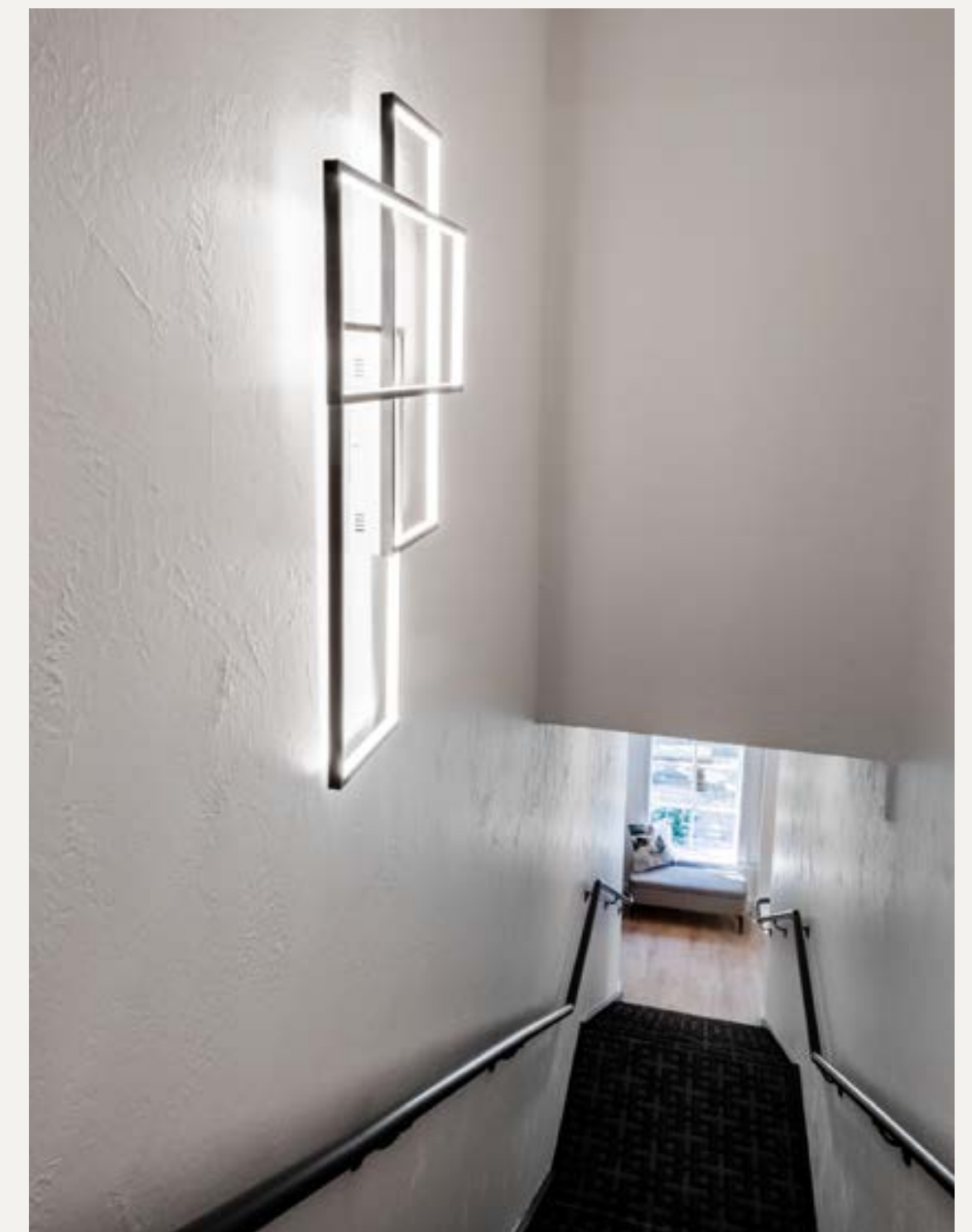
This property is situated in The Village At Colleyville, at the core of the Dallas/Fort Worth area. Its prime location offers close proximity to a variety of dining and leisure options. Nearby, you'll find popular eateries such as Chick-Fil-A, Einstein Bros. Bagels, and Snuffer's Bar and Grill, along with the convenience of Market Street for shopping. For relaxation and pampering, the Elixir Salon and Spa at the Village are within easy walking distance, adding to the appeal of this desirable location.

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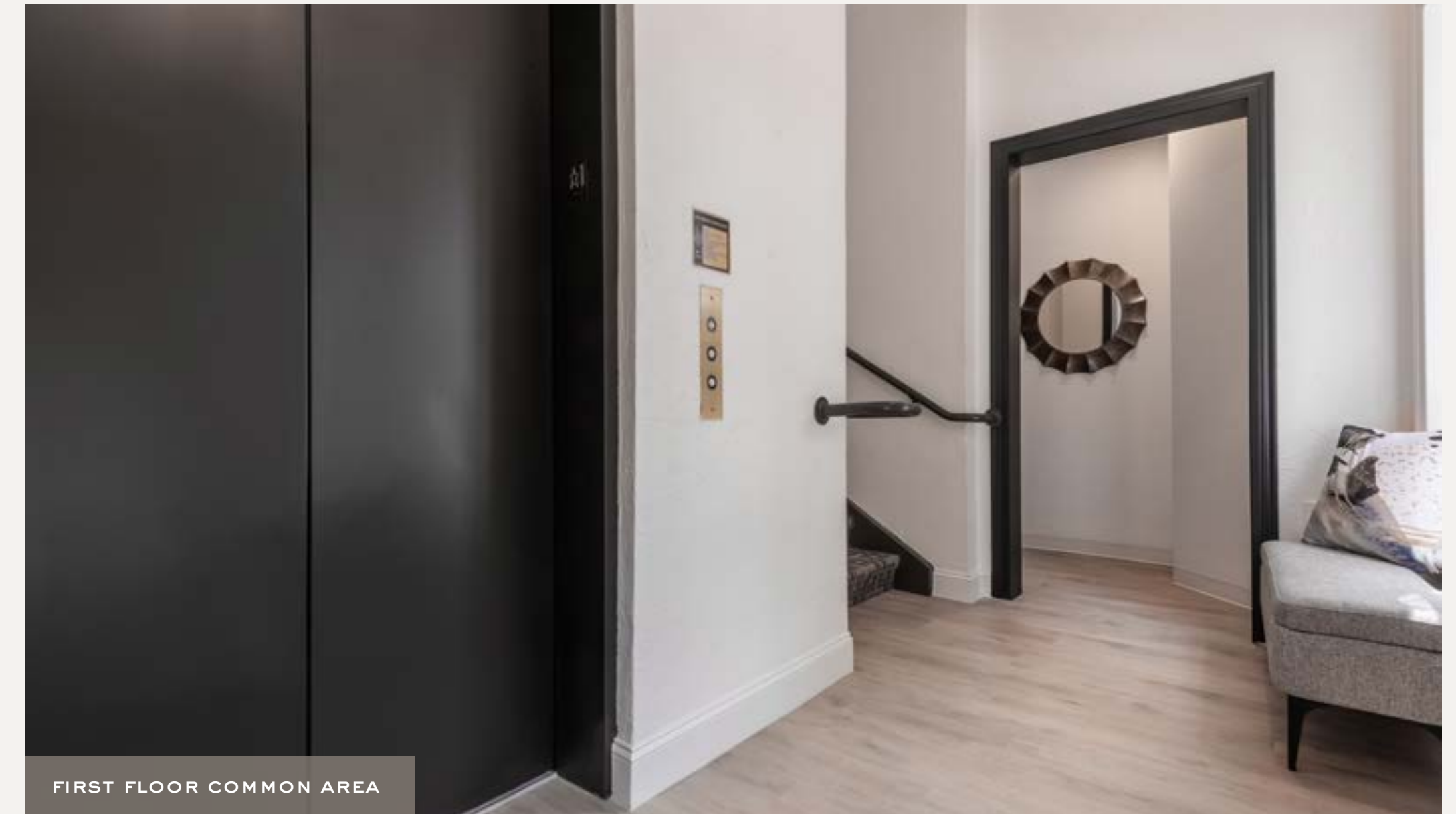
first floor common area



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FIRST FLOOR COMMON AREA



THE VILLAGE AT COLLEYVILLE

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THE VILLAGE AT COLLEYVILLE

- 1 
COLLEYVILLE
PUBLIC LIBRARY
FOUNDATION
- 2 
CITY OF
COLLEYVILLE
TEXAS
- 3 PUBLIC
PARK
- 4 
Chick-fil-e
- 5 
PEDIATRIC
DENTISTRY
OF COLLEYVILLE
- 6 
VILLAGE
LANE
APOTHECARY
- 7 
DFW
AESTHETICS
- 8 
Luxor
Custom Jewelers
- 9 
DENALI
WEALTH MANAGEMENT

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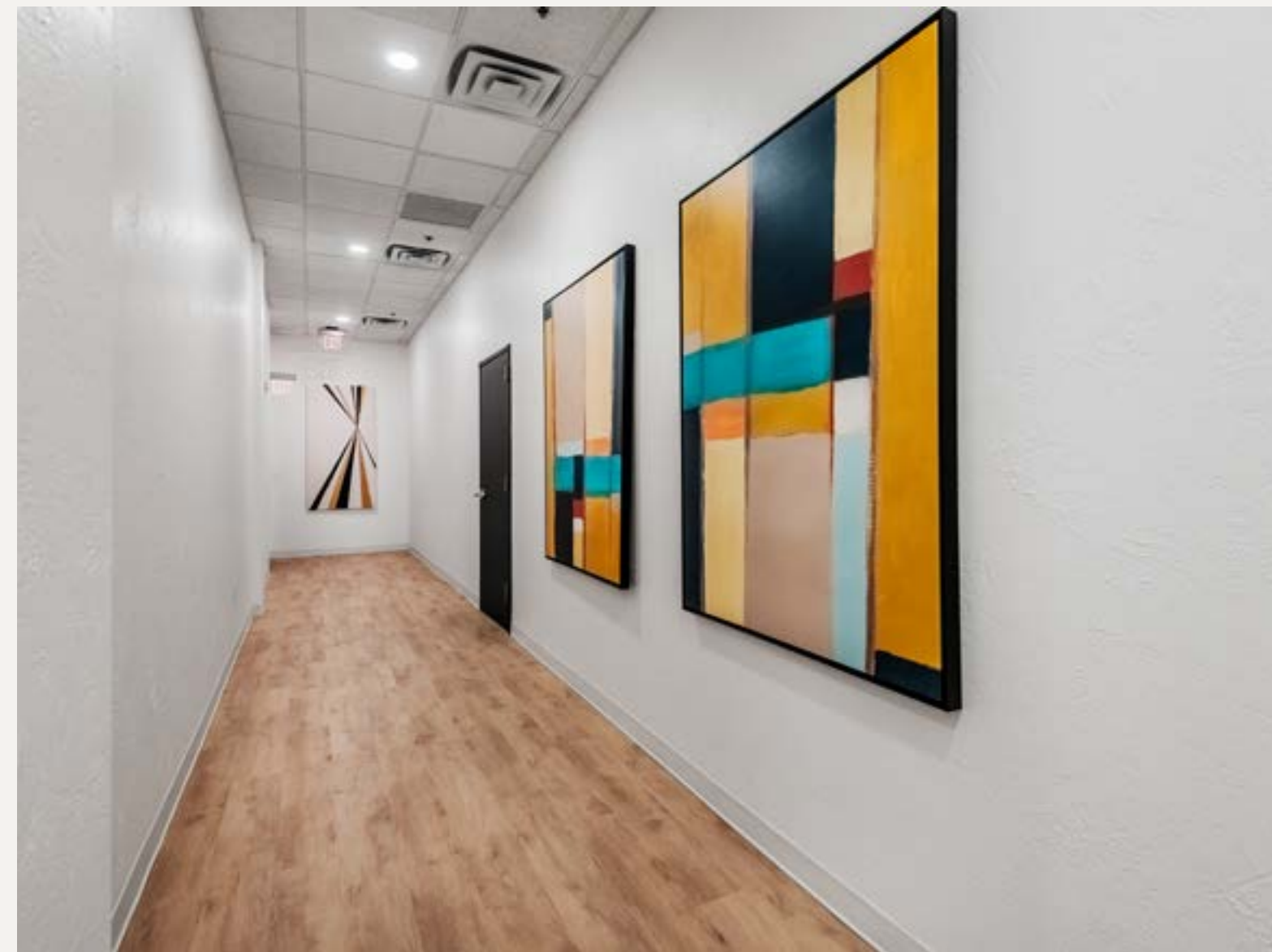
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