

**AVISON  
YOUNG**

**17787 Waterview Pkwy**

Dallas, TX 75252



FOR SALE





# Asset profile



17787 Waterview Pkwy  
Dallas, TX 75252

## Property highlights

- 151,340 gross square foot building
- 5-story Class B office building located just steps from the prominent University of Texas at Dallas' main campus
- Well-maintained building features highly efficient 28,000+ rentable square foot floor plates
- 3.0/1,000 square foot parking ratio or 477 parking spaces, both surface and covered in nature
- Only blocks from SH-190 to the north and minutes to I-75 to the east, providing quick and easy access to and from the site



151,340 gross sf  
5.22 acres

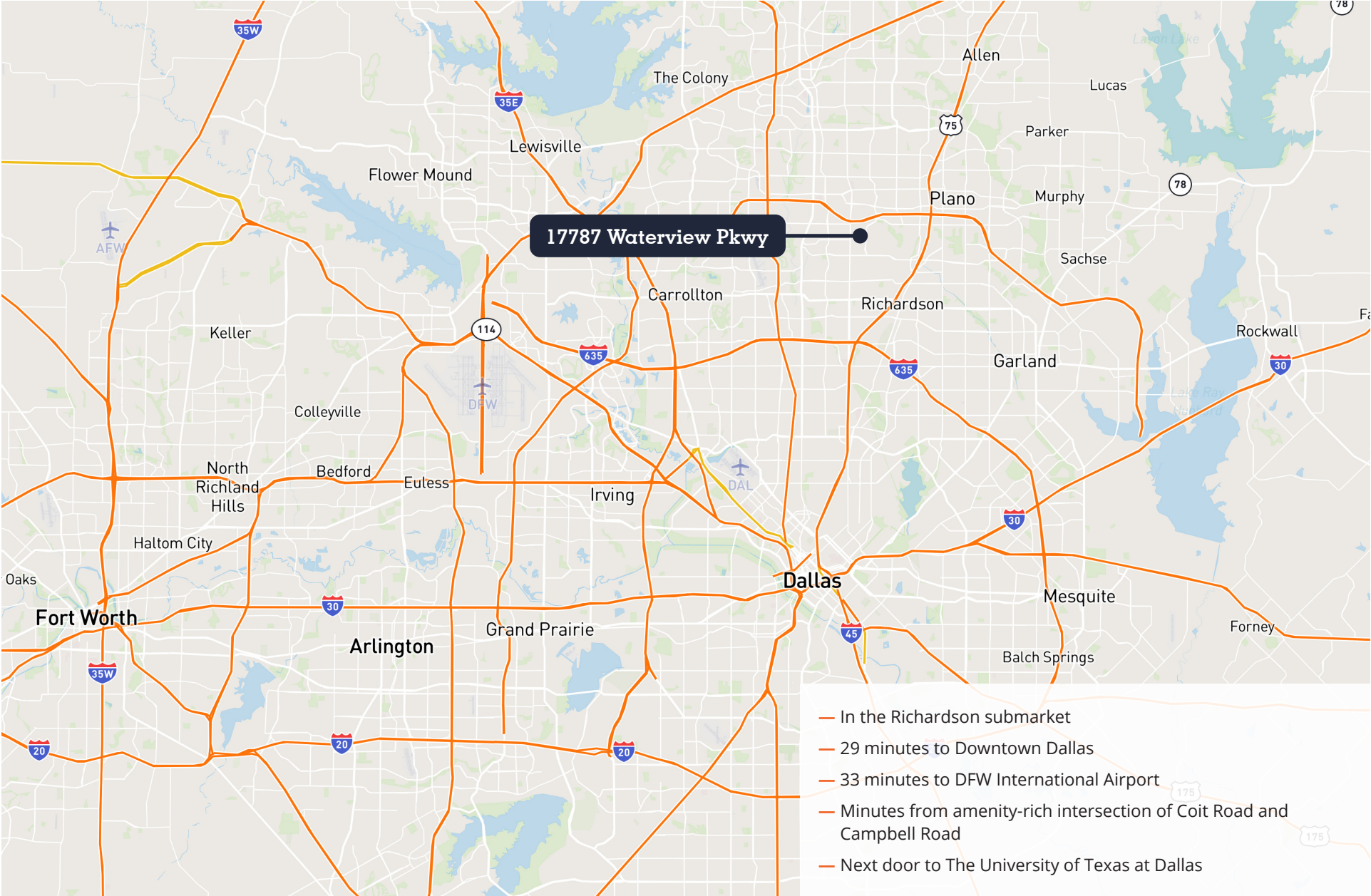


Commercial office  
zoned



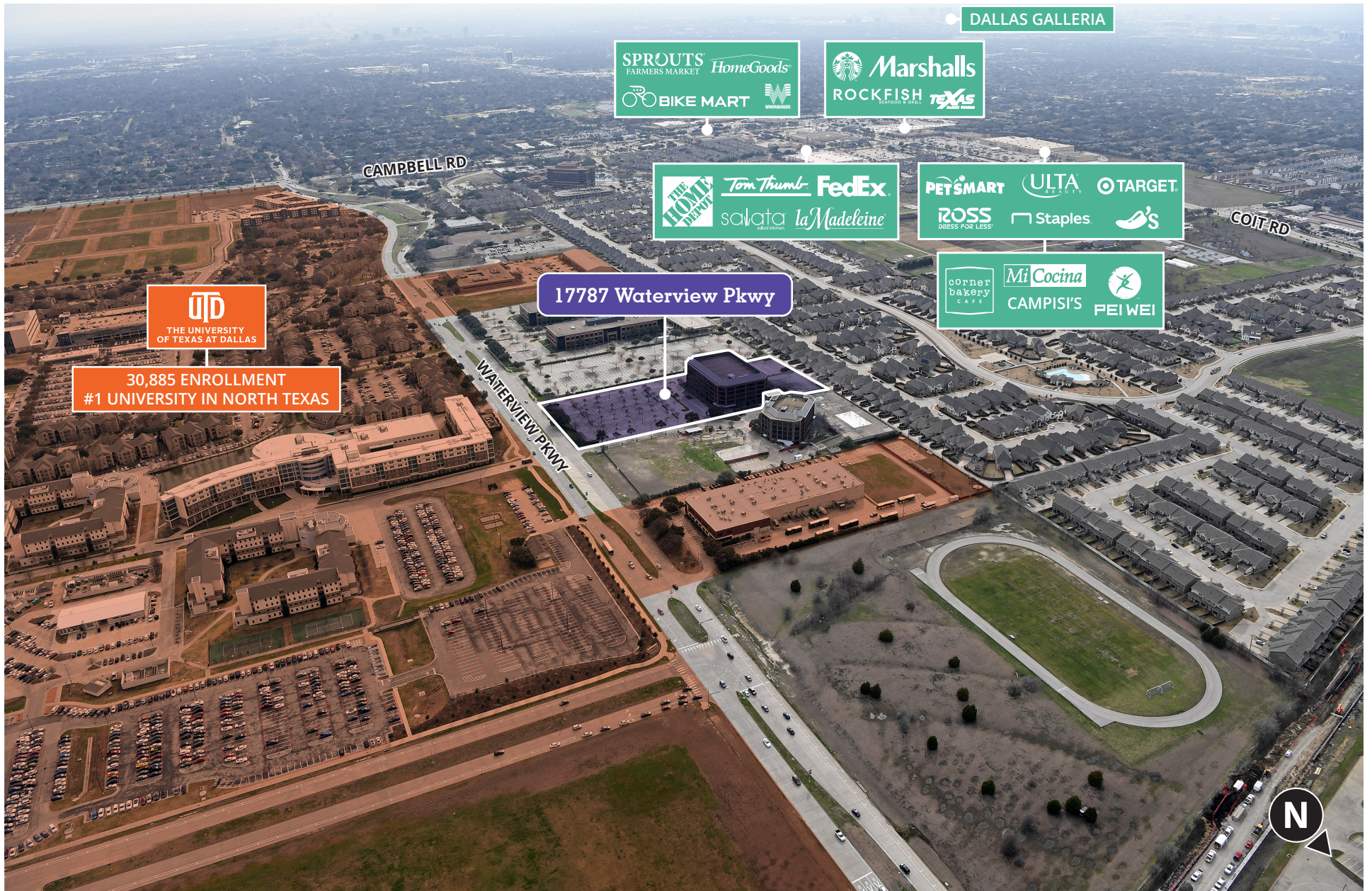
1994  
Year built

# Property location



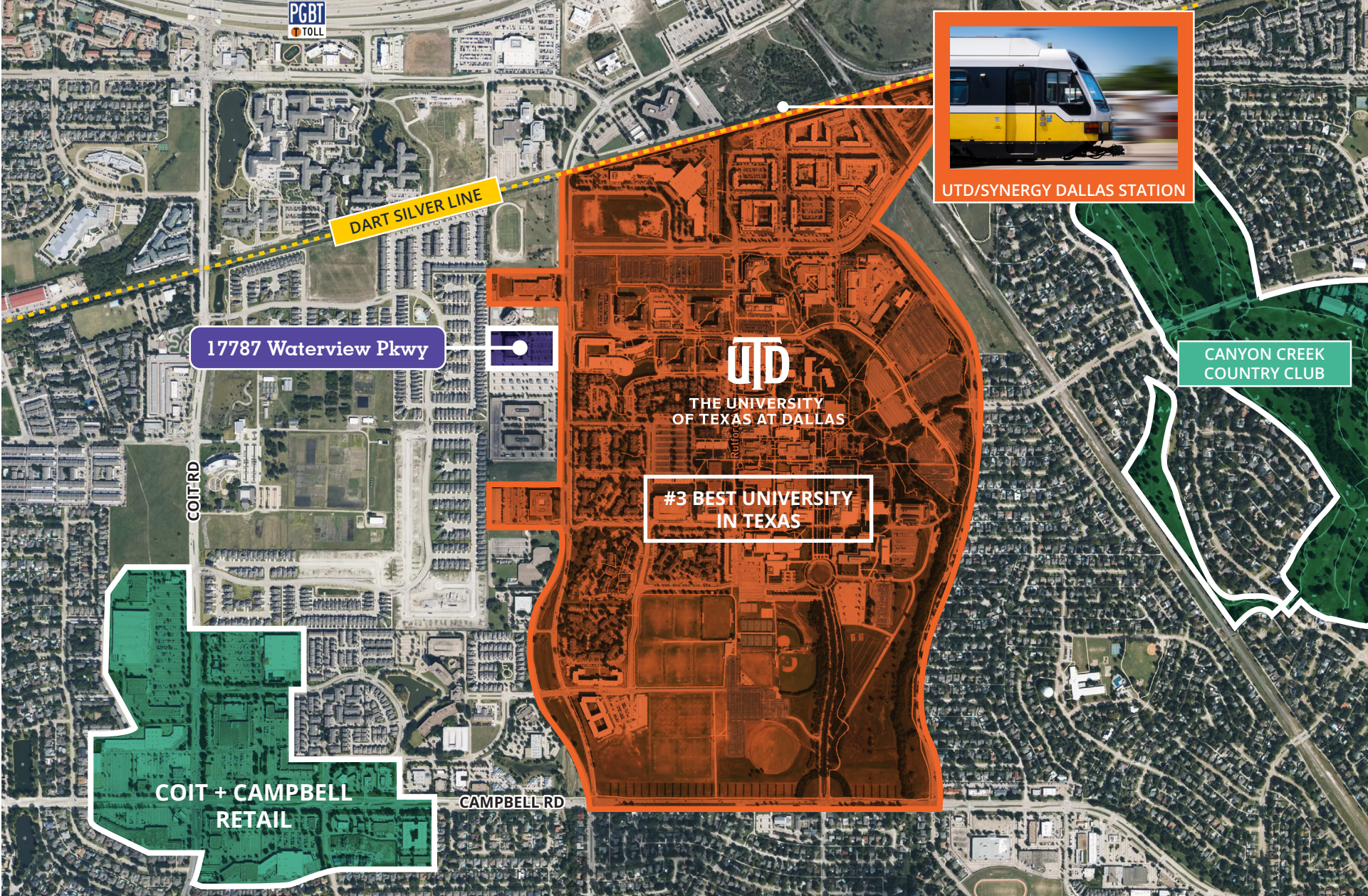


# Area amenities





# The University of Texas at Dallas





# UTD statistics

Information from [utdallas.edu](http://utdallas.edu)



**30,855**  
Enrolled for fall 2023

**#1**  
University in North Texas

**445 ac**  
Main campus

**265 ac**  
Adjacent property

**60,000 sf**  
Under development





# Gallery





# Get in touch

If you would like more information on this offering, please get in touch.



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