

Cambium



**BRIARGROVE**  
PLACE

17855 N DALLAS PKY | DALLAS, TX 75287

A

WOLVERINE INTERESTS

PROPERTY





Building Size  
128,665 SF

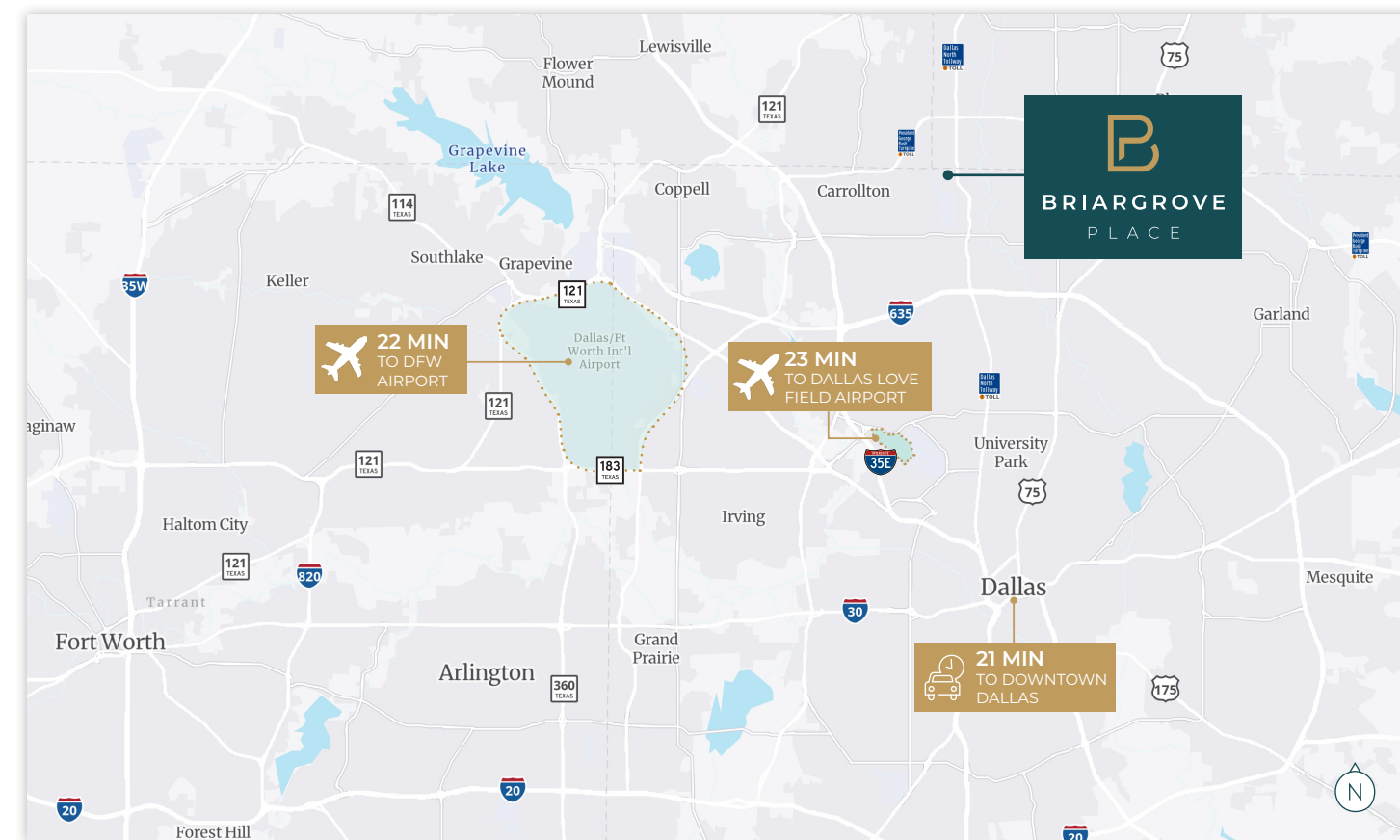
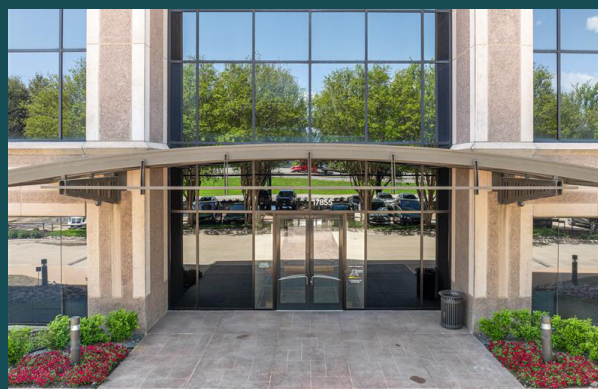
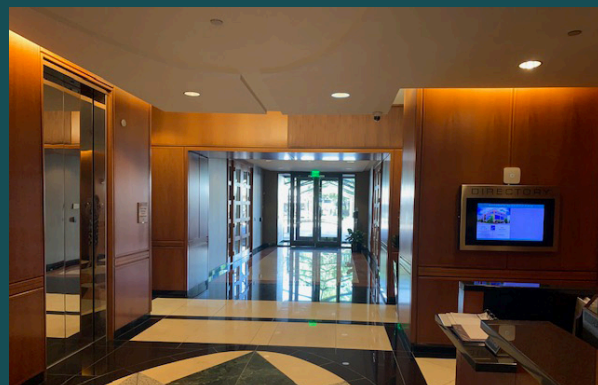
Year Built  
1998

Year Renovated  
2024

Parking Ratio  
4.8:1,000

Typical Floor Size  
32,000 SF

Stories  
4



**Briargrove Place** offers tenants a premier location with instant access to North Dallas through several major thoroughfares. The building's location on Dallas North Tollway also lends itself to quick access to the amenities on Preston Road, Legacy West, and DNT.

### Building Highlights

- Located directly off Dallas North Tollway and two (2) minutes from PGBT (Hwy 190)
- Common area corridor improvements occurring in 2024; 4th floor renovated in 2023
- Abundant, free parking available. Covered, reserved parking available at a monthly rate
- Building amenities include fitness center, tenant lounge, and Foodsby
- Local ownership providing property management and onsite security







**B** BRIARGROVE PLACE

## Midway/Frankford

### Restaurants:

- Mi Cocina
- Casa Don Luis Tex-Mex
- 12 Cuts Brazilian Steakhouse
- Ruth's Chris Steak House
- Pappadeaux
- PF Changs
- Cavalli
- Holy Cow

### Fast Dining

- Jersey Mikes
- Normas Café
- Salad & Go
- Smoothie King
- Yogurtti
- Whataburger
- Chick Fil A

## Belt Line/Tollway

### Restaurants:

- Fogo de Chao Brazilian Steakhouse
- The Londoner Addison
- Chuy's
- Texas de Brazil
- Hudson House
- Outback Steakhouse
- BJ's Restaurant & Brewhouse
- On the Border Mexican Grill & Cantina
- Table 13
- The Melting Pot
- Ida Claire
- Kenny's Wood Fired Grill
- Spatch Kitchen
- Pane Vïno Osteria
- Loro Addison
- Glorias Latin Cuisine
- Vidorra
- Stirr
- Benihana

### Fast Dining

- Pei Wei Asian Kitchen
- Potbelly
- Zalat Pizza
- Velvet Taco
- Flower Child
- Sweetgreen
- Chipotle Mexican Grill
- Shake Shack
- iFratelli
- Great Outdoors Sub Shop
- Mendocino Farms
- Tiff's Treats Cookie Delivery
- Buffalo Wild Wings
- Smoothie King
- Starbucks
- Jason's Deli

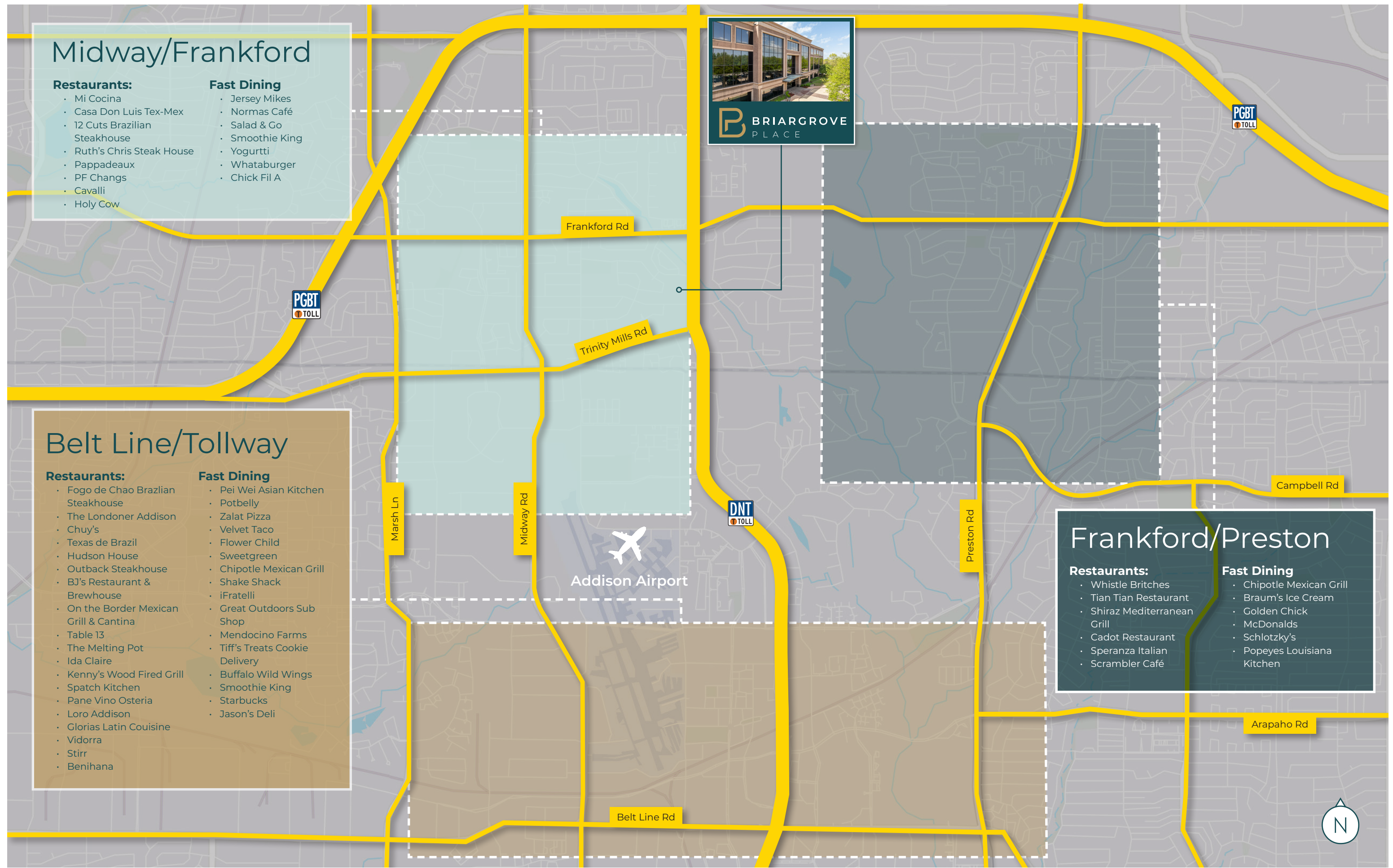
## Frankford/Preston

### Restaurants:

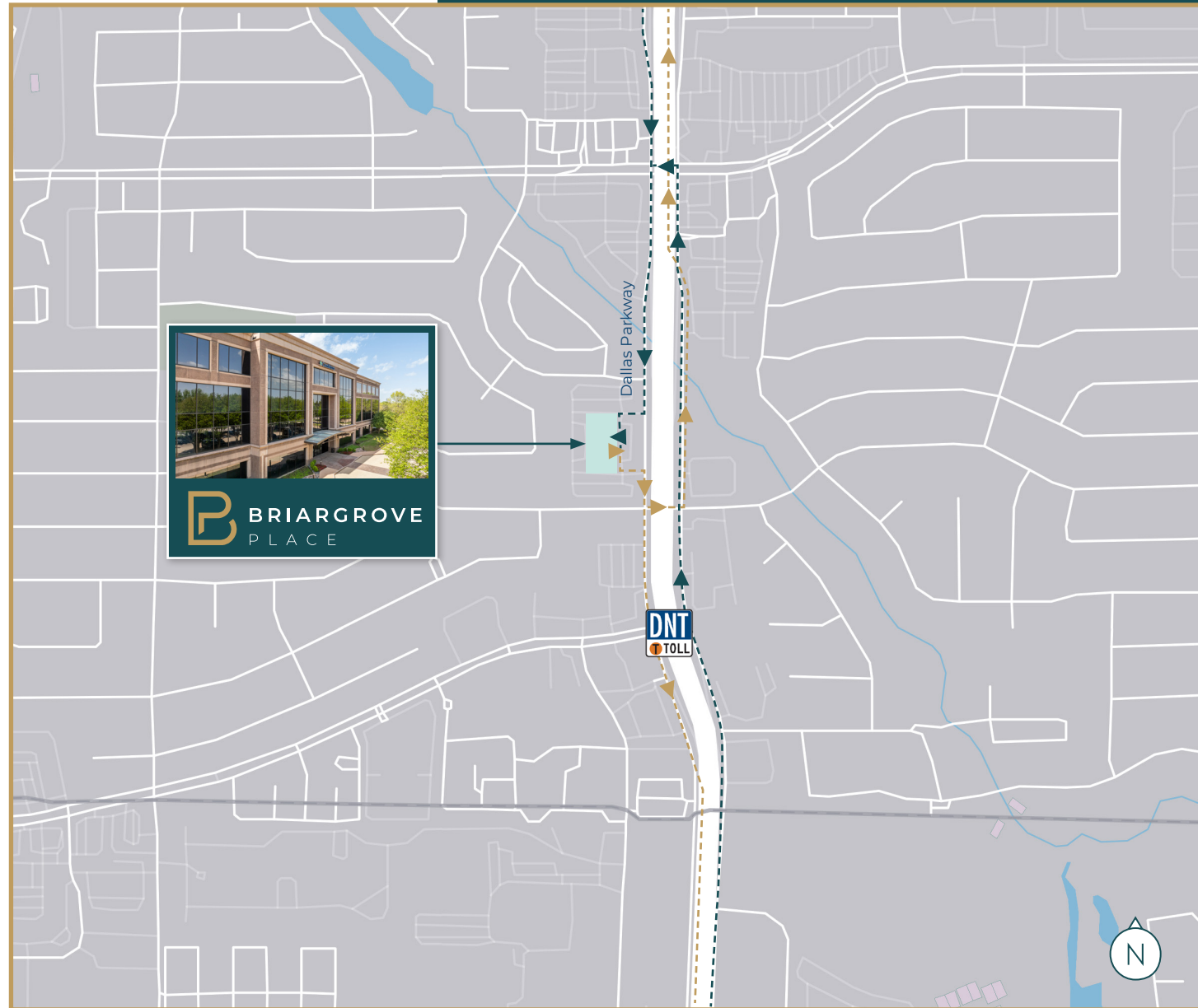
- Whistle Britches
- Tian Tian Restaurant
- Shiraz Mediterranean Grill
- Cadot Restaurant
- Speranza Italian
- Scrambler Café

### Fast Dining

- Chipotle Mexican Grill
- Braum's Ice Cream
- Golden Chick
- McDonalds
- Schlotzky's
- Popeyes Louisiana Kitchen



# All Access



# Fact Sheet

## BUILDING

Briargrove Place  
17855 N Dallas Parkway,  
Dallas, Texas 75287

Building Square Footage: 128,665 SF  
Typical Floor Plate: 32,000 SF  
Floors: 4

## LEASING COMPANY INFORMATION

Colliers

Jack Beare  
214 217 4861  
jack.beare@colliers.com

Cole Moreano  
214 217 9327  
cole.moreano@colliers.com

## PROPERTY MANAGEMENT

Wolverine Interests  
Faith Goolsby  
972 644 9519  
fgoolsby@wolverinedallas.com

## YEAR BUILT

Built: 1998  
Renovated: 2024

## PARKING

4.8/1,000 SF Parking ratio  
Parking rates:  
Unreserved: Free  
Reserved: \$50/Month plus applicable taxes  
Covered: Yes  
Visitor parking: Yes

## BUILDING HOURS

Hours of Operation  
Monday-Friday 7am-6pm  
Saturday 7am-1pm

HVAC Hours  
Monday-Friday 7am-5pm

## SECURITY

On site security  
Hours: 7am-8pm

## TELECOM PROVIDERS

Level 3 Communications, Spectrum, AT&T and, Zayo Group





# BRIARGROVE PLACE

## CONTACTS

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