

CORPORATE PLAZA

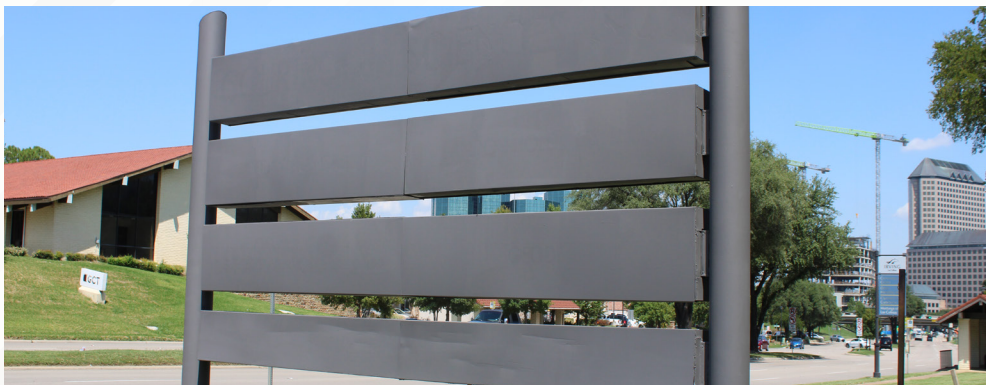
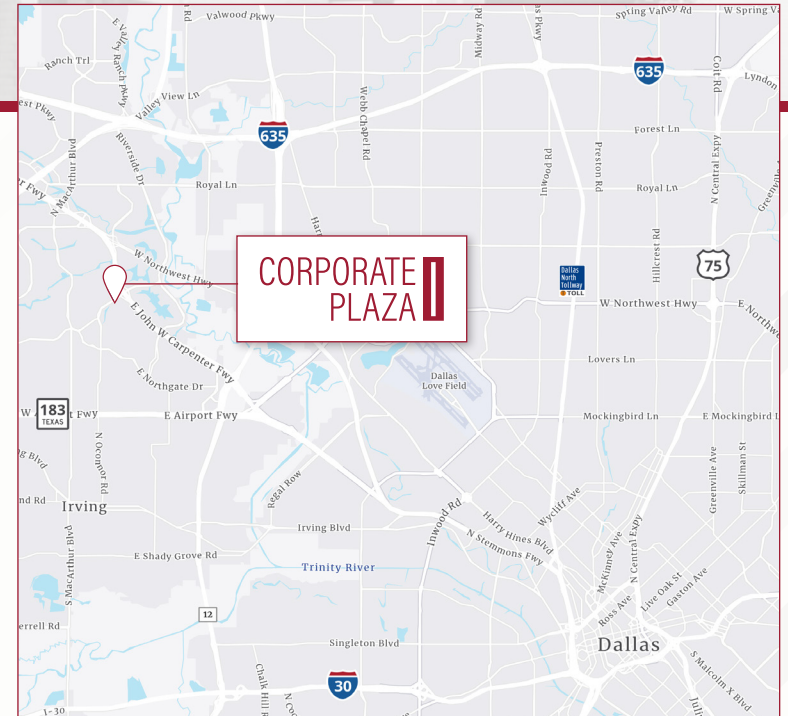


4950 N O'CONNOR BLVD | IRVING, TX 75062



BUILDING FEATURES

- + Move-In Ready Spaces Available
- + Best Las Colinas Monument Signage Available
- + On-Site Ownership, Property Management & Building Engineer
- + Centralized Location along O'Connor Boulevard with Easy Access to John Carpenter Freeway
- + Numerous Walkable Amenities and Close Proximity to Toyota Music Factory & Williams Square Amenities



OFFICE RENTABLE BUILDING AREA	43,790 SF
STORIES	2
STANDARD FLOOR PLATE	21,895 SF
BUILDING CLASS	B
PARKING RATIO	4.00/1,000 RSF
YEAR BUILT/RENOVATED	1978/2018

NEARBY AMENITIES

Hugo's Invitados
Cork & Pig Tavern
The Ginger Man
Monaco
Pacific Table
Go Fish Poke
Pax & Beneficia Coffee

La Cima
Corner Bakery
Chipotle
Starbucks
Chicago Pizza
Tiff's Treats
Yard House

Gloria's Latin Cuisine
Bar Louie
Freshii
The Blue Fish
Thirsty Lion Gastropub

Whole Foods
Modern Market
Shake Shack
CAVA
In-N-Out Burger
La Madeline
Hudson House

Jam + Toast
Red Hot & Blue
The Keg Steak House
Jersey Mikes Subs
Jimmy Johns
Jamba Juice
Andalous Mediterranean Grill

Pie Five Pizza
Five Guys
Bread Zeppelin
Little Katana
Wingstop
Universal Bakery





CORPORATE PLAZA I

4950 N O'CONNOR BLVD | IRVING, TX 75062

FACT SHEET

ADDRESS

4950 North O'Connor Boulevard
Irving, TX 75062

LANDLORD

Landon Holdings

LEASING COMPANY

Colliers

PROPERTY MANAGEMENT

Landon Holdings

YEAR BUILT/RENOVATED

1978/2018

PARKING RATIO

4.00 per 1,000 RSF

PARKING COSTS

Reserved covered parking is \$75/
space/month

STORIES

2

STANDARD FLOORPLATE

21,895 SF

RENTABLE BUILDING AREA

43,790 SF

BUILDING HOURS

Monday - Friday:

7:00am - 7:00pm

Saturday:

8:00am - 1:00pm

HVAC

Monday - Friday:

7:00am - 7:00pm

Saturday:

8:00am - 12:00pm

After-hours HVAC is available with
prior written notice for \$75/hour
with a two-hour minimum

FIBER

Spectrum

ELECTRICAL EXPENSE

\$1.75 PSF

CONTACTS

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jack.beare@colliers.com

COLE MOREANO

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