

# FOR SALE/FOR LEASE OFFICE BUILDING



7000 PARKWOOD BLVD, FRISCO, TX 75034

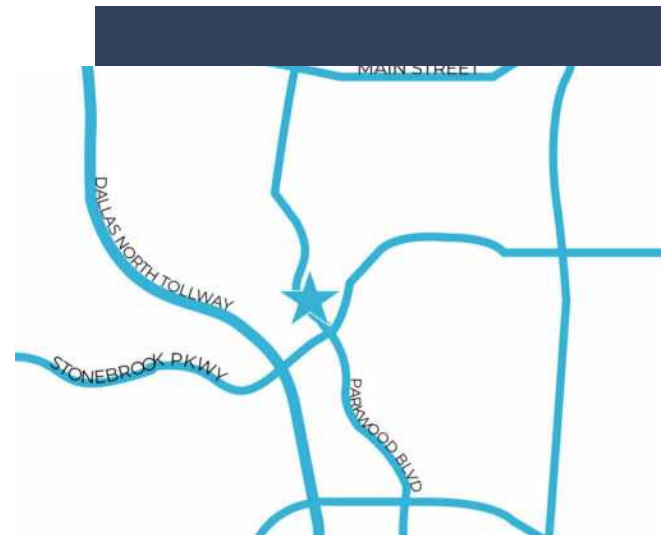


## PROPERTY HIGHLIGHTS

- 
- ±1,125 SF
- Professional Office Space
- Beautiful finish out & floorplan
- Monument Signage Available
- Only 1 block from Dallas N Tollway
- Convenient location to Stonebair Mall / The Star / Legacy West
- Located at Parkwood Blvd and Stonebrook Parkway

SALE PRICE CALL FOR PRICING

LEASE RATE \$27.00 SF/YR | NNN



## CONTACT INFORMATION

### GRANT GOODWIN

Cell: 972.632.9608  
Office: 817.488.4333  
grant@championsdfw.com

### JIM KELLEY

Cell: 817.909.7875  
Office: 817.488.4333  
jim@championsdfw.com

### Champions DFW Commercial Realty

1725 E Southlake Blvd, Suite 100, Southlake, TX 76092

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## LEASE SPACES

### LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,125 SF	Lease Rate:	\$27.00 SF/yr

### AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
C300	Available	1,125 SF	NNN	\$27.00 SF/yr

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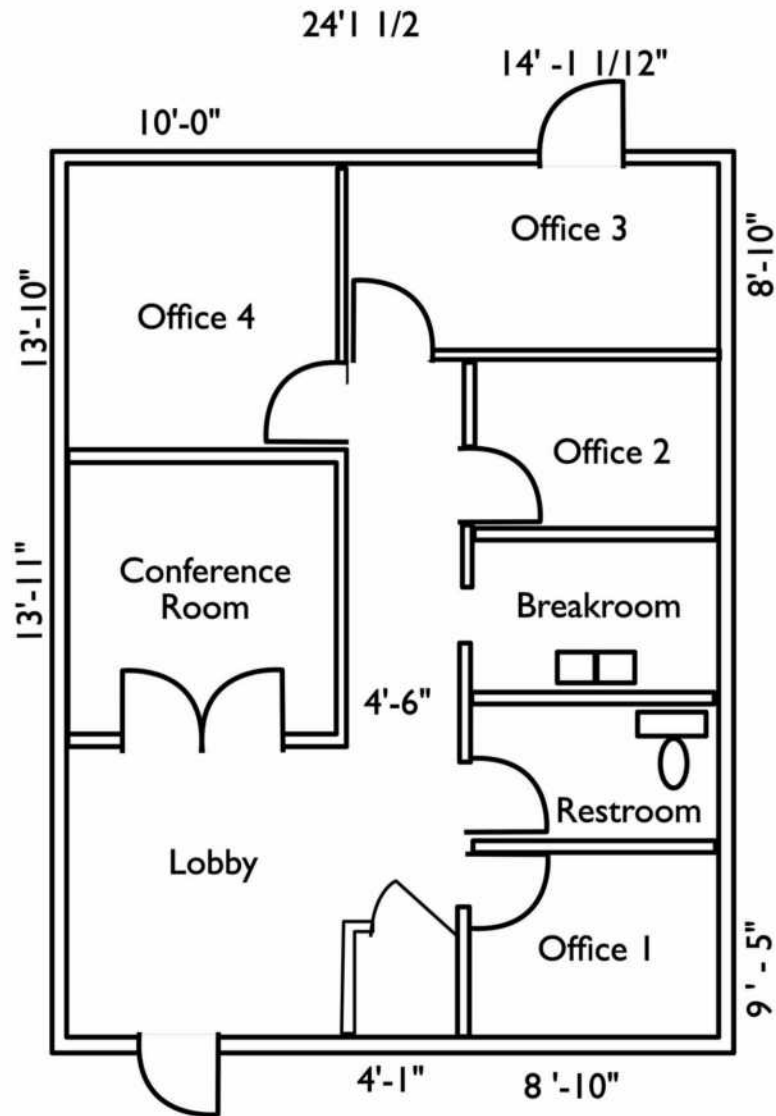
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## FLOOR PLAN



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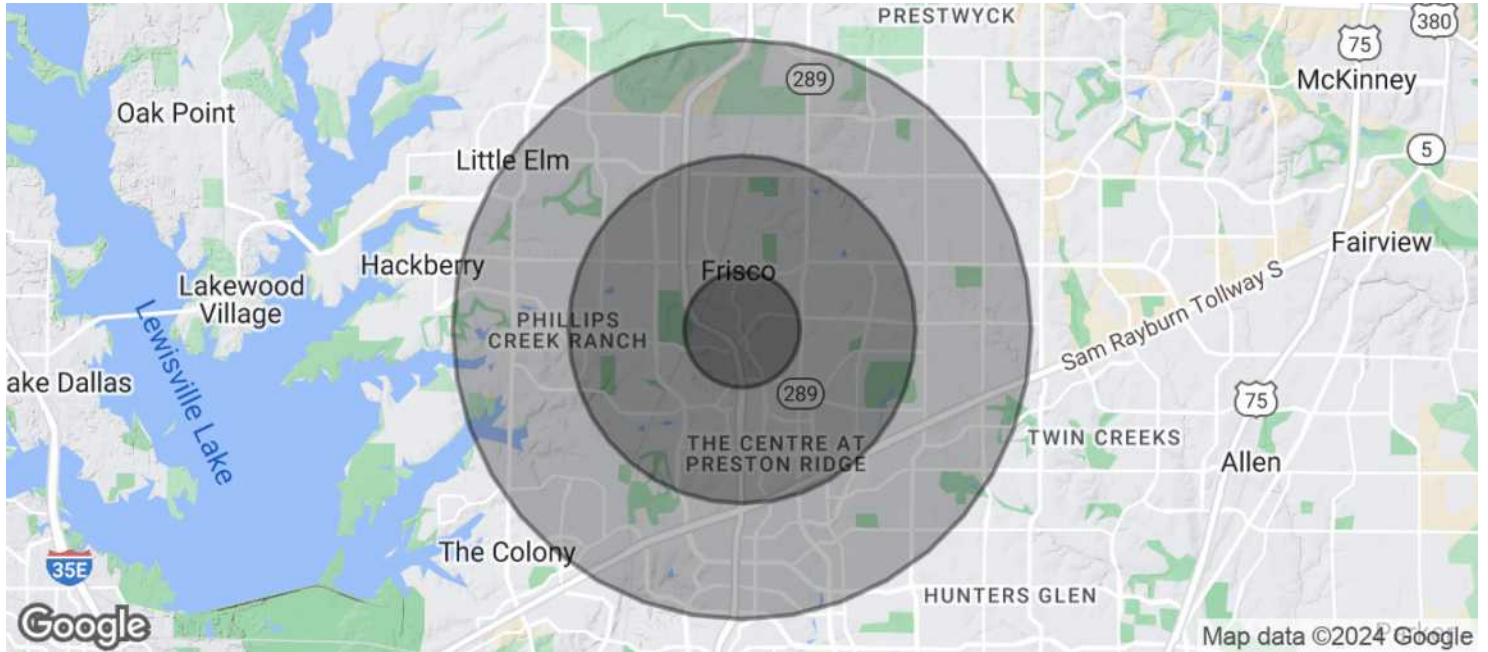
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## DEMOGRAPHICS MAP & REPORT



### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	6,031	59,054	154,301
Average Age	31.0	33.4	33.7
Average Age (Male)	28.6	32.7	33.4
Average Age (Female)	30.5	33.2	33.6

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	2,113	21,414	54,880
# of Persons per HH	2.9	2.8	2.8
Average HH Income	\$111,986	\$119,035	\$119,398
Average House Value	\$555,795	\$366,905	\$317,598

2020 American Community Survey (ACS)

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## BROKER CONTACTS



### GRANT GOODWIN

Sales Associate

**Direct:** 817.488.4333 **Cell:** 972.632.9608  
grant@championsdfw.com



### JIM KELLEY

Principal/Broker

**Direct:** 817.488.4333 **Cell:** 817.909.7875  
jim@championsdfw.com

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