

Beautiful and Modern
Office Space For Lease



1371 Brumlow Ave, Southlake, TX 76092



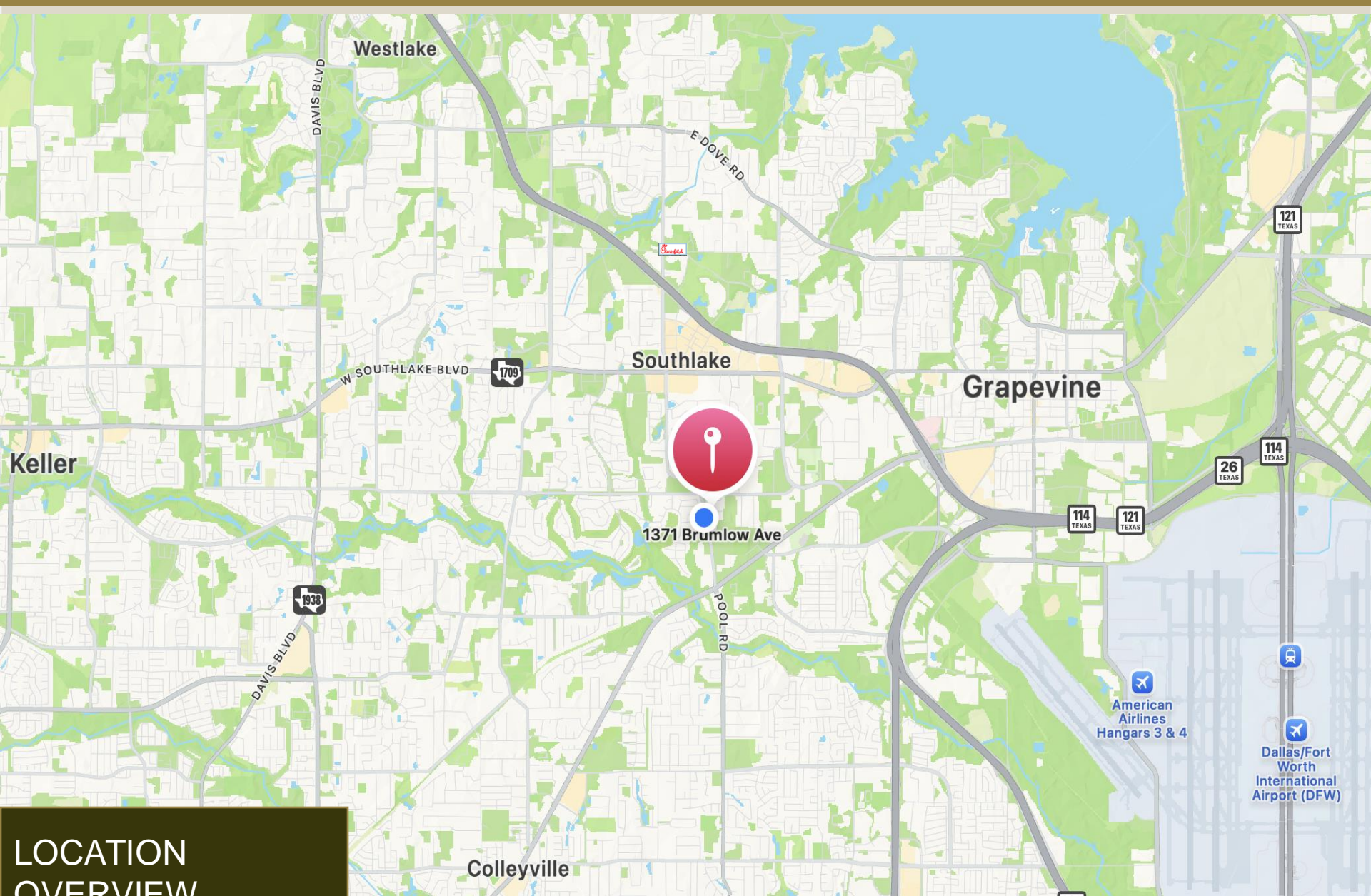
PROPERTY HIGHLIGHTS

- NEAR THE VIBRANT SOUTHLAKE TOWN SQUARE
- CAMPUS ENVIRONMENT ON SEVERAL ACRES OF LAND
- UPSCALE MODERN LOOK AND FEEL
- CUSTOM DESIGNED INTERIOR LAYOUT





PROPERTY HIGHLIGHTS	
Address	1371 Brumlow Ave Southlake, TX 76092
Space For Lease	Suite 100A: 1,343 SF
Year Built	2022
Zoning	Commercial Office Zoning
Building Description	Professional Office/ Tech Building For Lease in ideal Southlake location
Great Location	Centrally located in the center of Southlake near the Carroll/Brumlow Avenue & Continental Blvd. intersection/roundabout.
Rent Rate	\$24/SF plus NNN
Site Highlights	<ul style="list-style-type: none">• Move in Ready! Available Now• Beautifully-designed office space suite with high ceilings• Centrally Located Office Building in Heart of Southlake• Easy Ingress/Egress to Major Roads
Excellent Demographics	Primed to serve Southlake's affluent, rapidly growing community with households boasting an average income of \$197,074/year
Parking	Plenty Surface Parking Spaces available immediately in front of the building



**LOCATION
OVERVIEW**

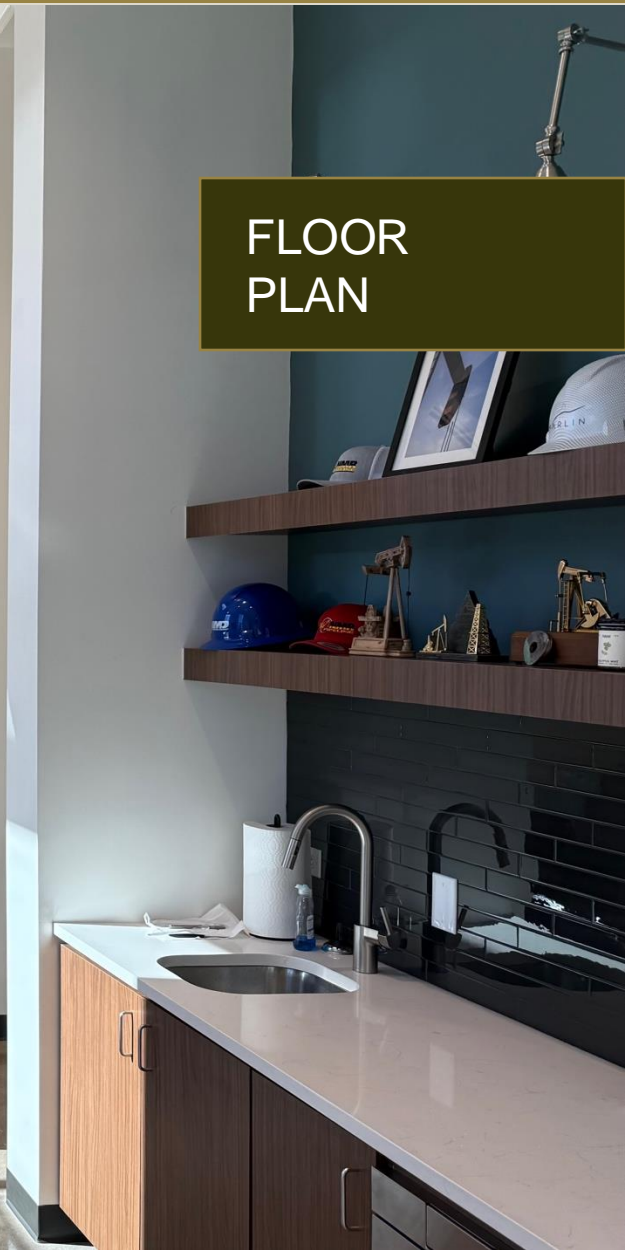
BRUMLOW AVENUE
ASPHALT



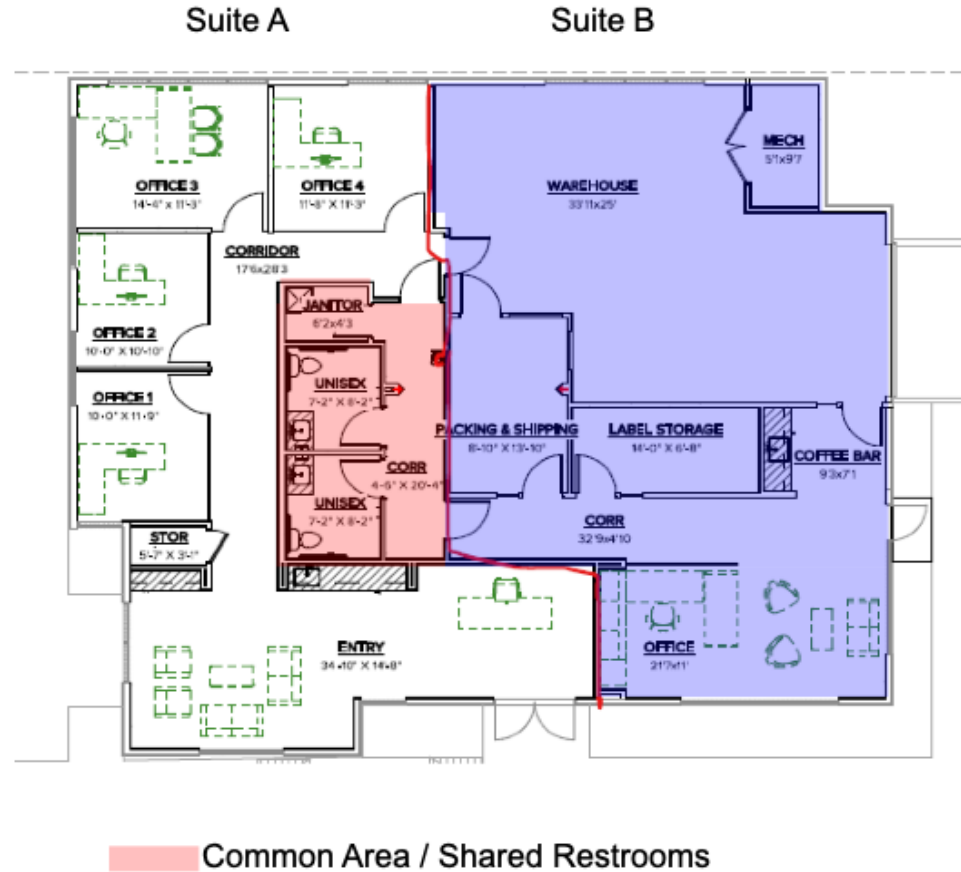
SITE
PLAN

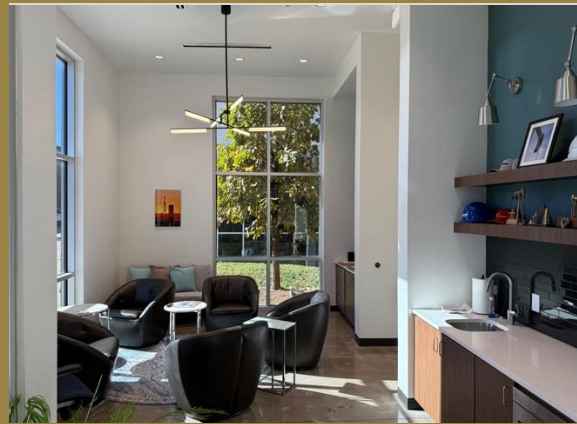
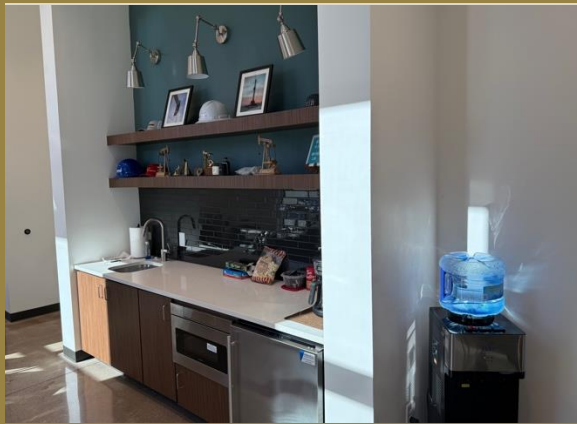


FLOOR PLAN



Suite A (1,343 rsf) SPACE PLAN





CONTACT INFORMATION



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