



PROPERTY SUMMARY

PROPERTY:	Creekside Center
LOCATION:	2340 Justin Rd. Highland Village, TX 75077
POTENTIAL USE:	Professional Office General Office Retail Executive Suites
AVAILABILITY:	Suite 100 C – First Floor Executive Office space; 235 RSF – \$750/month + Electric. Suite 103 – Available June 1, 2026. First floor office space with two adjacent offices. 575 RSF - \$1,100/month + Electric. Suite 101 - First floor large office with large reception / work area and 4 Private offices; 1594 RSF - \$2,800/month + Electric. Suite 206 – Second Floor Executive Office with private access and use of the copier and break area. 525 RSF - \$1000/month includes Electric and Internet and assigned mailbox. Executive Office Cubicles - \$300/month all-inclusive. Includes utilities, internet and use of the shared copier and shared break area and assigned mailbox.
SIGNAGE:	Signage availability varies per suite. All signage will be per city ordinances and Landlord approval.
PARKING:	Private Parking Lot
RATE:	All-Inclusive rates + electricity
TERMS:	Negotiable
COMMENTS:	Very attractive two-story stone and brick office building located just off of Justin Rd. (FM 407) in Highland Village, TX. Small office park with easy access to / from Highland Village and Flower Mound, Lewisville and surrounding communities and roadways. Great demographics and Signage on FM 407. Ideal for General Office, Medical or Dental. Monument signage available. Easy Commute to DFW Airport. Easy access to Executive Housing and Top-Rated public and private schools. Approximately 2 miles west of I-35E and 1 mile east of Village Parkway (FM 2499).
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