



NEW CONSTRUCTION

Turn-key Office Suites

3411 Cross Timbers Road, Flower Mound, TX

ABOUT THIS LOCATION:

Located at Cross Timbers Road (FM 1171), a major arterial road through Flower Mound. Less than 1 mile from the FM 1171 and FM 2499 intersection. Close to the exclusive Bridlewood neighborhood, Flower Mound High School, and nearby retail and restaurant offerings.

SIZES:

- 738 RSF – 2,396 RSF*
- *some suites may be combined*

LEASE RATES:

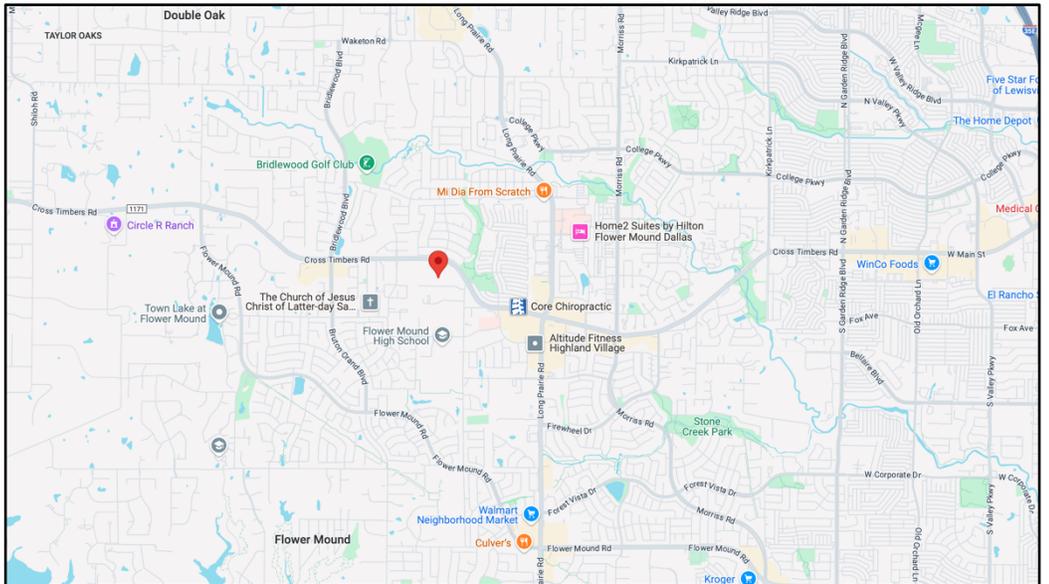
- See broker for pre-leasing rates

HIGHLIGHTS:

- Beautiful building with designer finishes
- Turn-key professional office spaces.
- Common area entrance and restrooms.

AVAILABILITY:

- Immediate
- Move-in Ready Suites



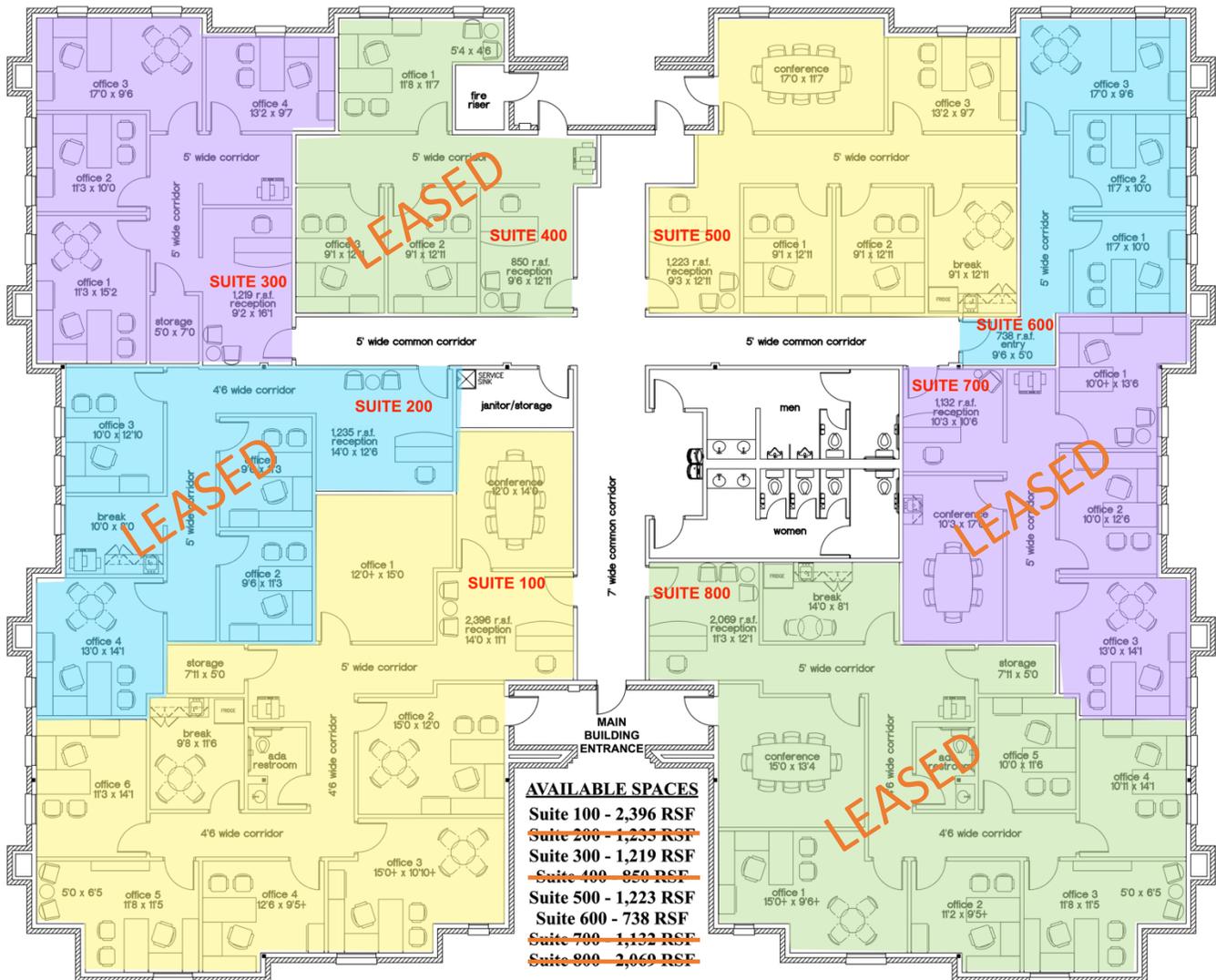
FOR INFORMATION:

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LEASING PLAN

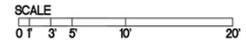
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- AVAILABLE SPACES**
- ~~Suite 100 - 2,396 RSF~~
 - ~~Suite 200 - 1,235 RSF~~
 - ~~Suite 300 - 1,219 RSF~~
 - ~~Suite 400 - 850 RSF~~
 - ~~Suite 500 - 1,223 RSF~~
 - ~~Suite 600 - 738 RSF~~
 - ~~Suite 700 - 1,132 RSF~~
 - ~~Suite 800 - 2,069 RSF~~

SUITE FLOOR PLAN
3411 CROSS TIMBERS RD., FLOWER MOUND, TX

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PHOTOS

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