



GRAMERCY CENTER NORTH

BUILDING SPECIFICS

- Total building 121,754 SF
- Built in 1998; Renovated 2011
- Parking ratio of 4.5:0:1,000
- Efficient floor plates at approx 61,000 SF
- Large open 30' x 50' bays
- 9' Ceiling Height
- Great location & access
- Tollway exposure and signage

AMENITIES

- Immediate access to Dallas North Tollway and George Bush Turnpike
- Walking distance amenities: Pappadeaux, PF Changs, Fuddrucker's and others
- Nearby amenities: Starbuck's, Jason's Deli, Mi Cocina, Boston Market, Corner Bakery, Chick-fil-A, Whataburger, Albertson's, Wells Fargo, Chase Bank and more
- Hotels: Homestead Suites, Extended Stay, Holiday Inn Express
- Shopping: The Shops at Willow Bend & The Galleria Mall
- Fitness: LA Fitness, Life Time Fitness
- Fiber: AT&T and Time Warner

PRIME LOCATION

Gramercy Center is located on the west side of the Dallas North Tollway, just north of Frankford Road and south of George Bush Turnpike (190) - putting you at the center of America's fastest growing suburban office district – Dallas' Platinum Corridor.

- Immediate access to George Bush Turnpike (190) & Dallas North Tollway
- 6 miles/6 minutes: To intersection of State Highway 121 & Dallas North Tollway
- 18 miles/20 minutes: To downtown Dallas
- 20 miles/30 minutes: To DFW Airport

18583 N. DALLAS PARKWAY
DALLAS, TX 75287

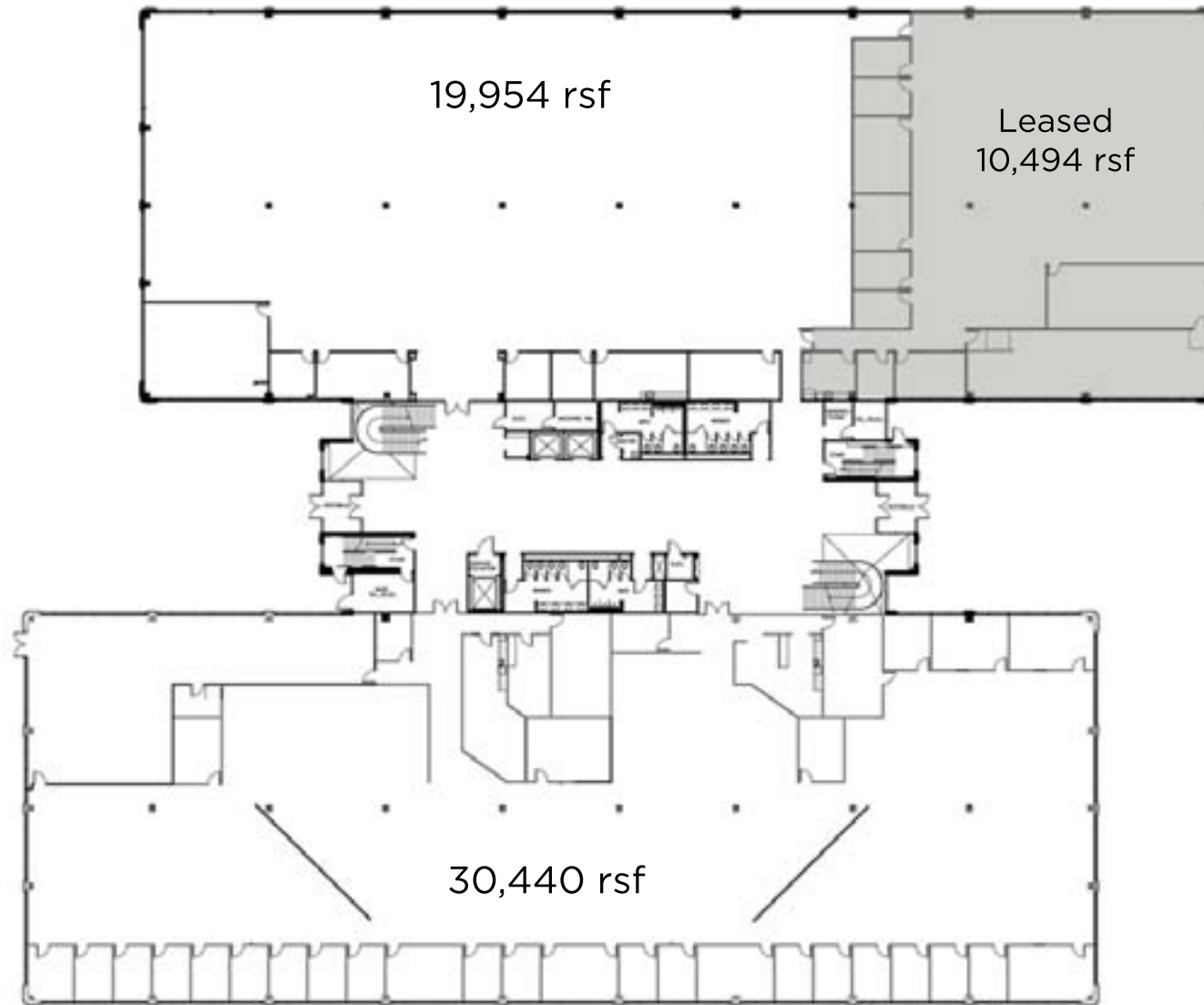


PELTON
COMMERCIAL REAL ESTATE

FOR LEASING INFORMATION: T.D. BRIGGS | tdbriggs@pelotoncre.com | 214.220.0600 | www.gramercycenter.com

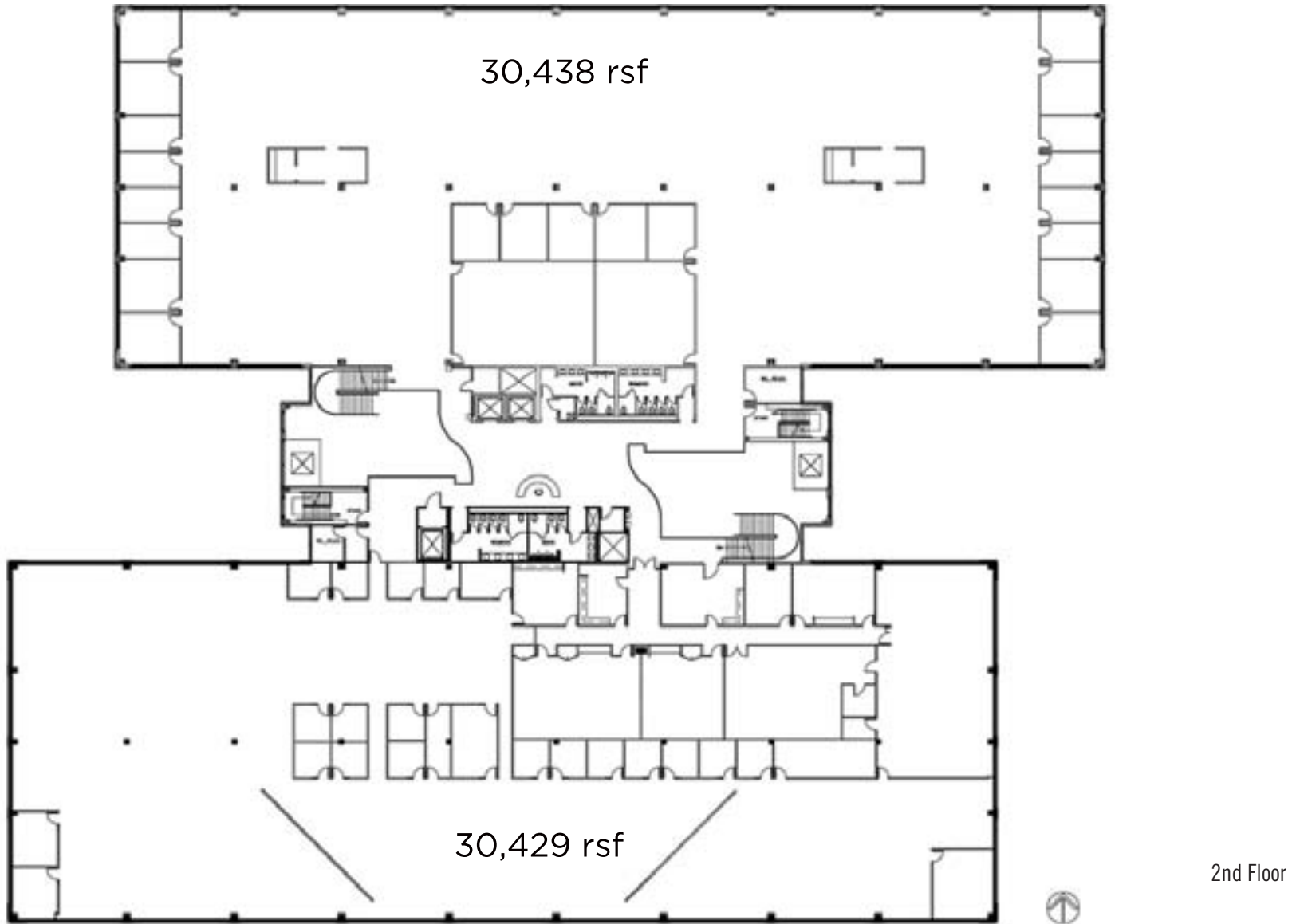
Owned & Managed by

Billingsley



1st Floor







GC GRAMERCY CENTER SOUTH

18451 N. DALLAS PARKWAY
DALLAS, TX 75287

BUILDING SPECIFICS

- Total Building 134,400 SF
- Built in 1999; Renovated 2011
- Parking Ratio of 5:0:1,000
- Efficient floor plates at approx 67,000 SF
- Large Open 30' x 50' bays
- 9-1/2' ceiling heights
- Great location & access
- Tollway exposure and signage

AMENITIES

- Immediate access to Dallas North Tollway and George Bush Turnpike
- Walking distance amenities: Pappadeaux, PF Changs, Fuddrucker's and others
- Nearby amenities: Starbucks, Jason's Deli, Mi Cocina, Boston Market, Corner Bakery, Chick-fil-A, Whataburger, Albertson's, Wells Fargo, Chase Bank and more
- Hotels: Homestead Suites, Extended Stay, Holiday Inn Express
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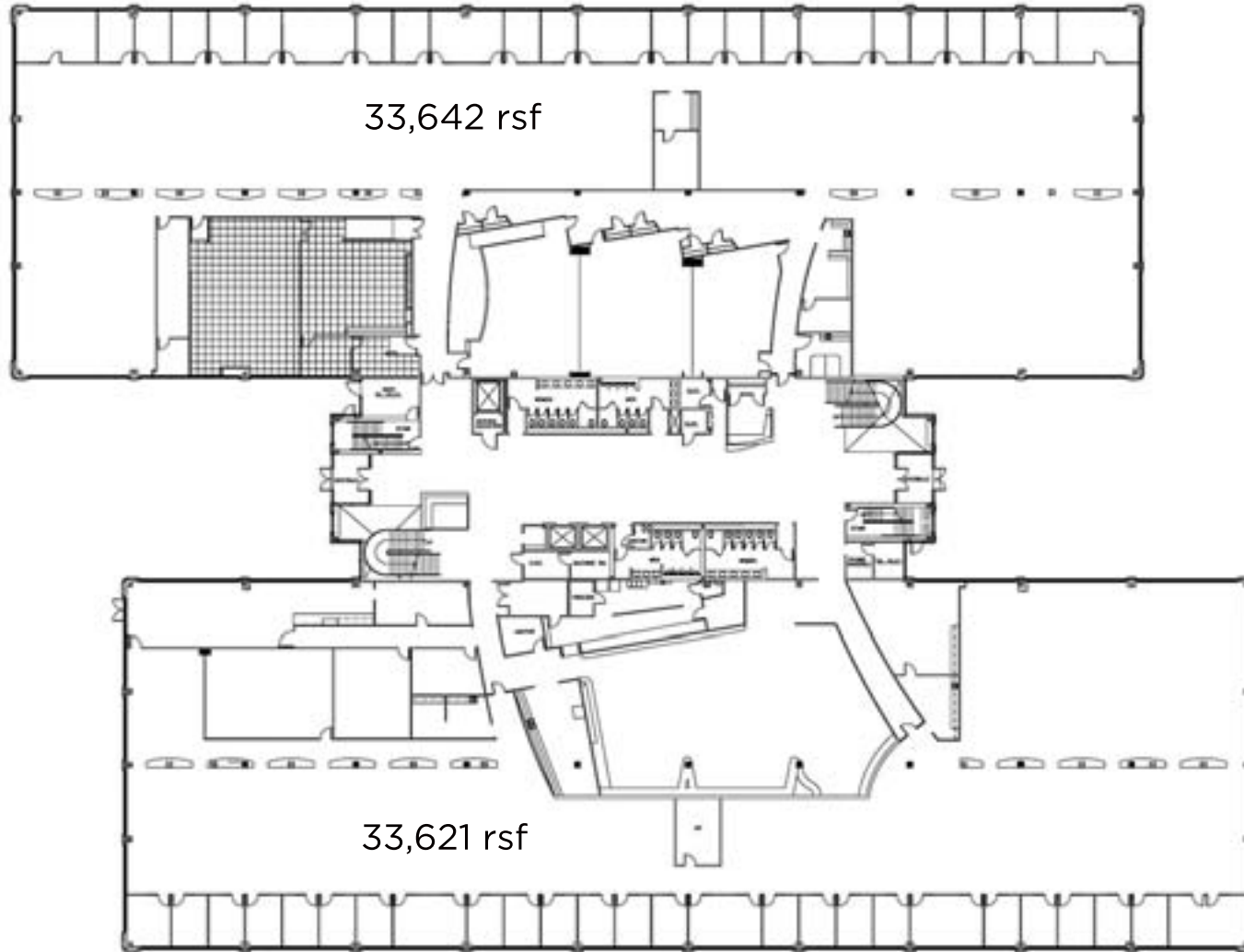


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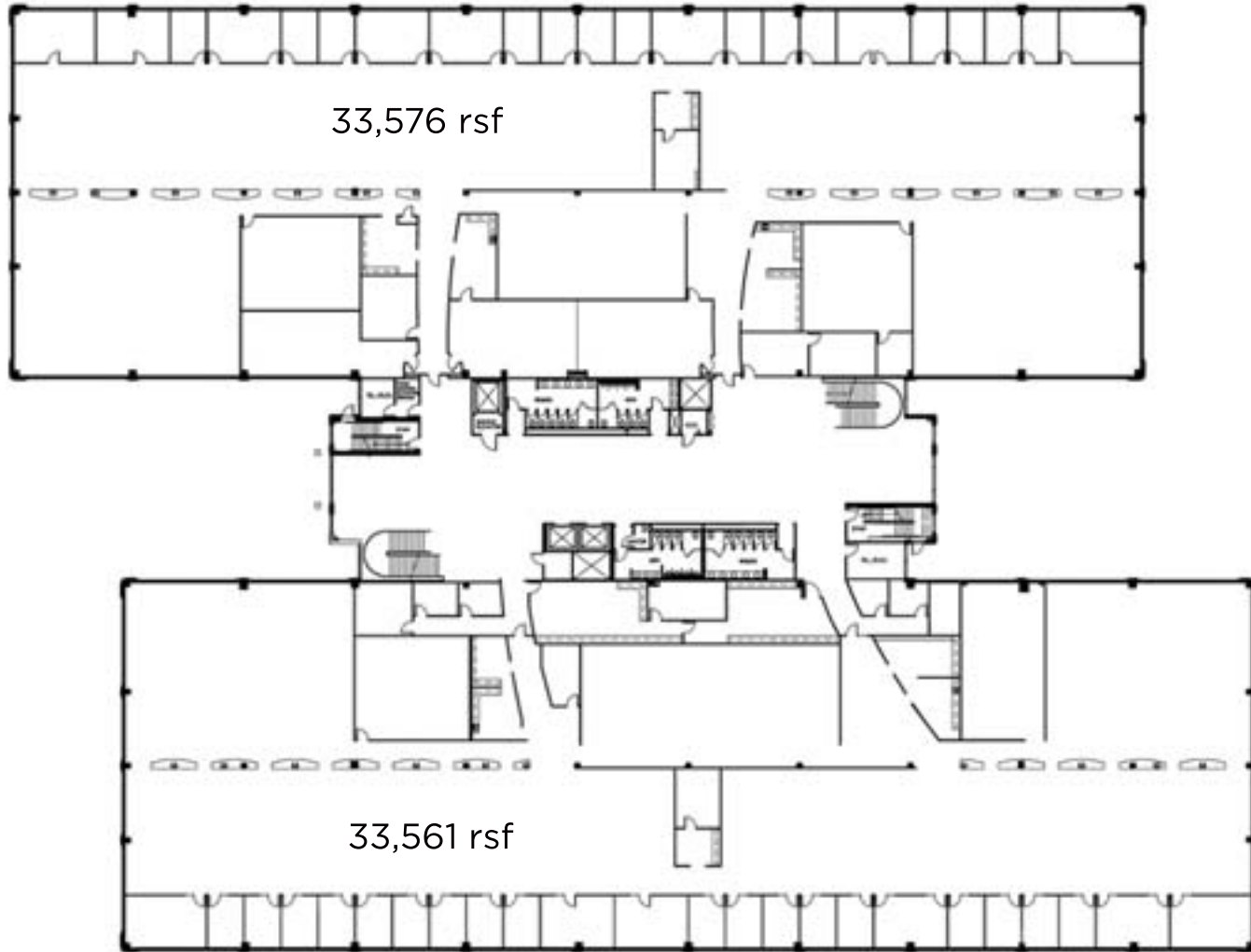
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1st Floor



\$ VFloor

