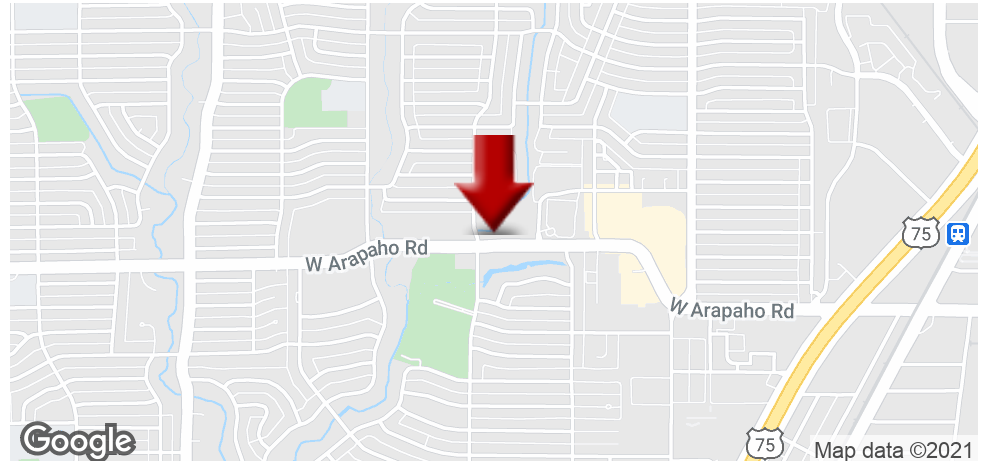


RICHARDSON PROFESSIONAL PARK 1

670 W Arapaho Rd, Richardson, TX 75080



OFFERING SUMMARY

AVAILABLE SF:	860 - 1,500 SF
LEASE RATE:	\$1,150.00 - 1,900.00 SF/yr (Gross)
LOT SIZE:	0 Acres
BUILDING SIZE:	31,000
MARKET:	Dallas/Ft Worth
SUBMARKET:	Richardson

PROPERTY OVERVIEW

Prime location medical office space located at 670 W. Arapaho Rd. Suite 8, in the heart of Richardson. easy access to Central Expressway. located in a diversified commercial and residential area with neighboring established medical clinics. Space comes with a reception area, Restroom, kitchen area, Office for doctor, and three partitioned rooms

Property Information:

- Over 31000 SF divided into Twenty Five medical office spaces.
- Ample parking.
- Close to HWY 75 & LBJ & 635 HWY.
- Near a few of Richardson's widely known IT/ Telecommunication companies
- Dallas love field Airport 14ml away
- Dallas/ Fort Worth International Airport 23ml away

PROPERTY HIGHLIGHTS

KW COMMERCIAL
469.467.7755
501 W. President Bush Hwy
Richardson, TX 75080

MARAM SHAWISH
Agent
0: 214.799.9647
mshawish@kwcommercial.com
TX #0720452

Each Office Independently Owned and Operated kwcommercial.com

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OFFICE FOR LEASE

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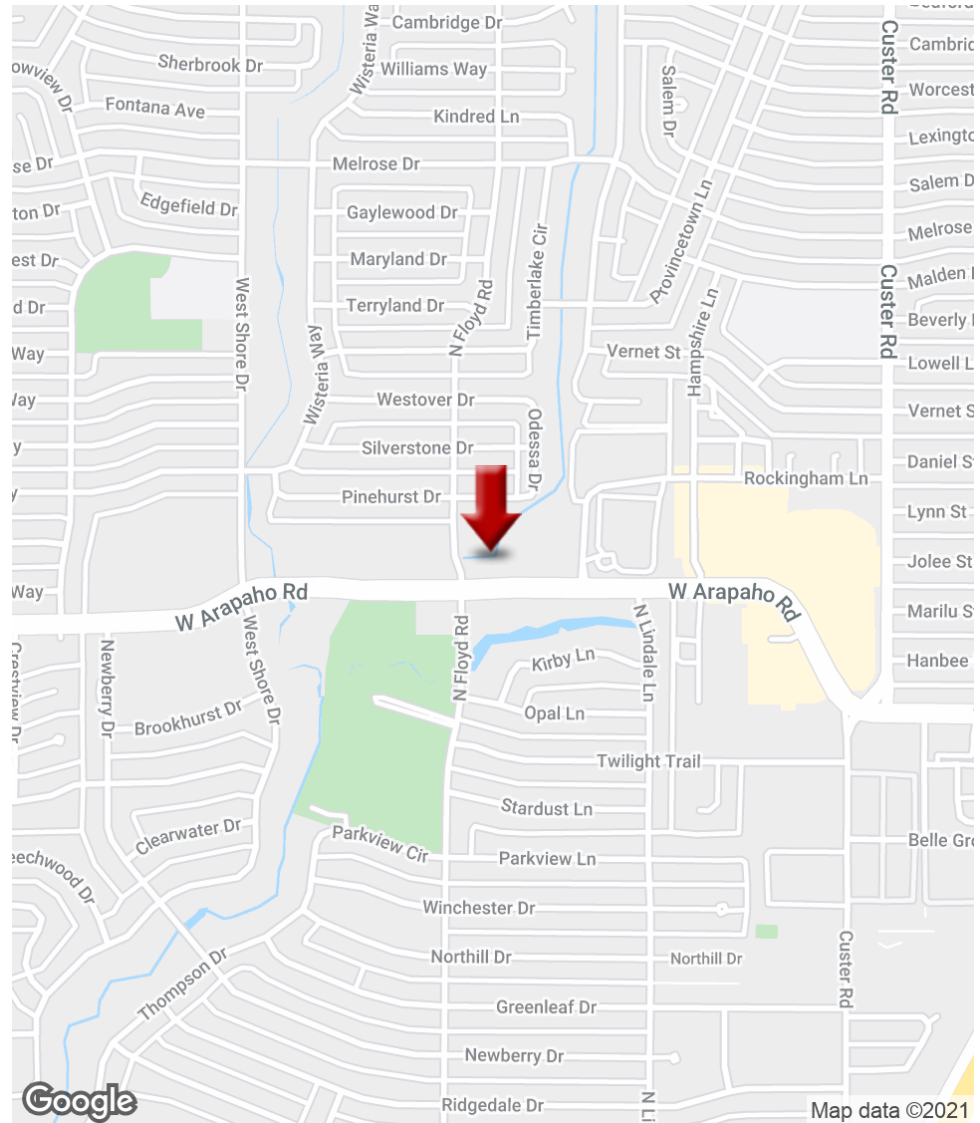
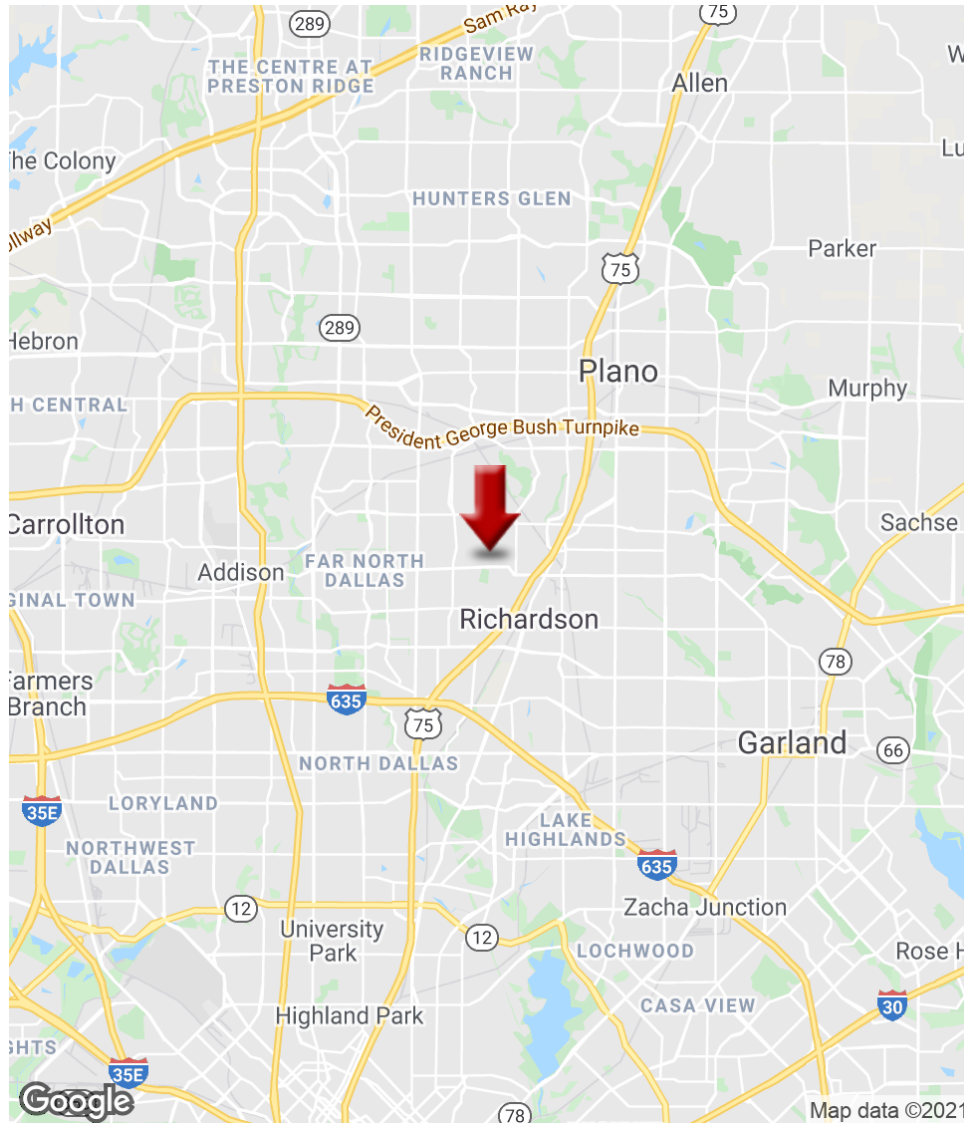
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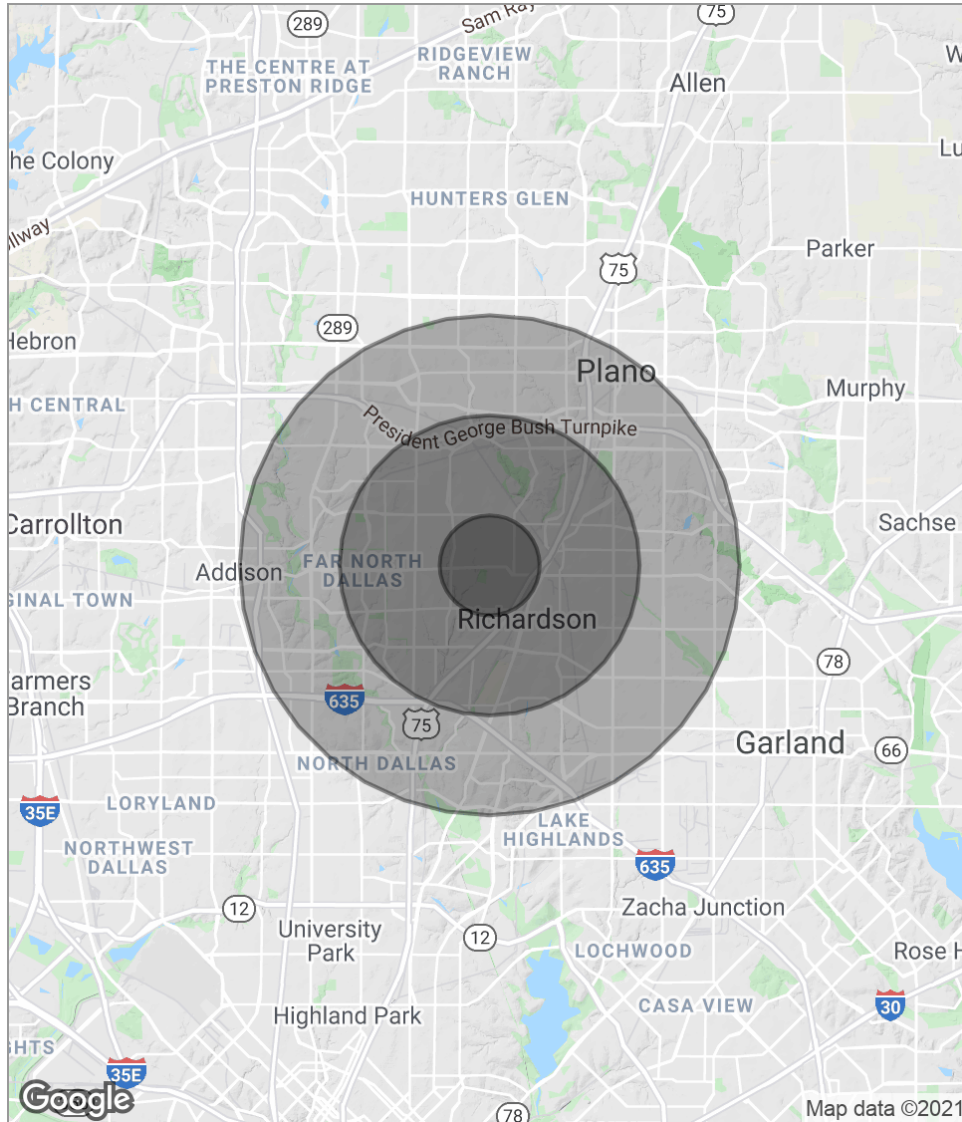
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RICHARDSON PROFESSIONAL PARK 1

670 W Arapaho Rd, Richardson, TX 75080



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,924	111,012	340,574
Median Age	38.0	35.5	36.2
Median Age (Male)	34.4	33.7	34.9
Median Age (Female)	42.7	37.1	37.3
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,176	43,263	138,765
# Of Persons Per HH	2.3	2.6	2.5
Average HH Income	\$70,288	\$74,410	\$80,883
Average House Value	\$178,167	\$212,126	\$228,571

* Demographic data derived from 2010 US Census

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