

# FOR LEASE



**150 WEST JOHN CARPENTER FREEWAY**

**LAS COLINAS  
IRVING, TEXAS 75039**

**± 25,000 SQ FT AVAILABLE FOR LEASE WITH PROMINENT  
SIGNAGE ON HWY 114**



North Preston Properties

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## BUILDING SUMMARY

### **ADDRESS:**

150 W. John Carpenter Frwy

### **BUILDING SIZE:**

± 50,000 gross sq feet

### **HEIGHT:**

2 stories

### **ELEVATOR:**

Two ADA compliant elevators

### **PARKING:**

6/1000 Garage Parking - 48 spaces

### **AGE:**

Built in 1980, renovated in 2008

### **AVAILABLE SQUARE FEET:**

1<sup>st</sup> Floor ± 4,000 sq ft (Lobby exposure)

Full 2<sup>nd</sup> Floor ± 25,000 sq ft (will divide)

### **LEASE RATE:**

\$14 psf + E

# 150

W. John Carpenter

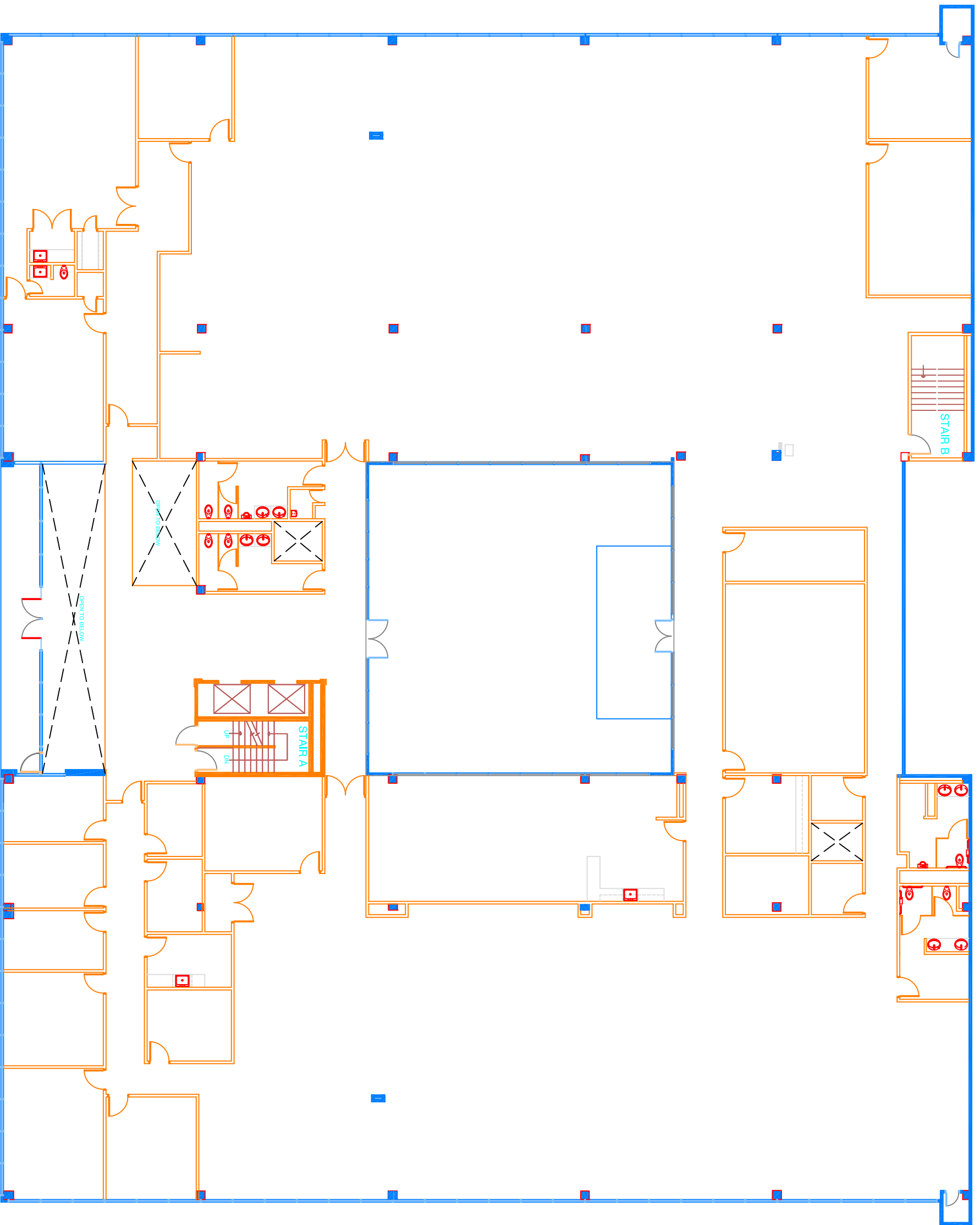
Freeway is in the heart of Las Colinas - Irving submarket. Located on Highway 114 (John Carpenter Freeway). This property offers incredible visibility to the 100,000+ vehicles that pass daily. This is one of the few buildings in Las Colinas that offers this incredible visibility and parking ratio.

Your client would be proud to join this list of impressive companies who at one time called this building home:

Raytheon	Boeing	Quest
Textron	Essention Health	Evensville
Gulfstream	Nortel	Computer Sciences



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SECOND FLOOR (UPPER) WALL PLAN



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