

Granite Park One

Gold Certified LEED Existing Building: Operations & Maintenance



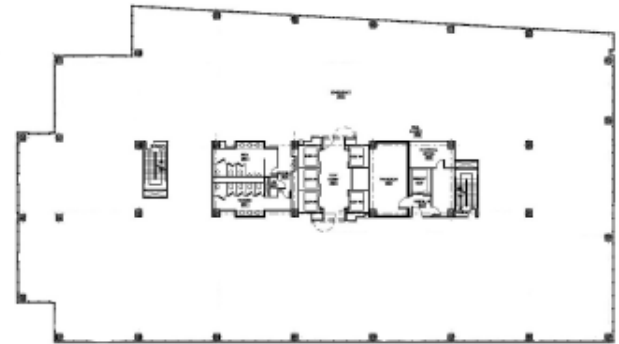
5800 Granite Parkway Plano, Texas 75024

Total Building Size:	256,115 sq. ft.
Largest Contiguous Space:	16,835 sq. ft.
Percentage Leased:	90%
Rental Rate:	\$23.00 - \$24.00 + E
2010 Electrical Estimate:	\$1.27
TI Allowance:	Negotiable
Term:	3-5 Years
Reserved Garage Parking:	\$50.00
Unreserved Garage Parking:	No charge

Amenities Include:

- CEL "A List" Award (2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2010)
- EPA Energy Star Award (2002-2009)
- BOMA 360 Performance Building Award (2009)
- Office Building of the Year (BOMA) 2004
- On-site property management office at Granite Park
- On-site Building Engineer
- Day porter
- After-hours Cardkey access
- Easy access to Dallas North Tollway and State Hwy 121
- 4 per 1000 square foot parking capacity
- Covered parking garage
- On-site deli
- Building Conference Room
- Fitness Center in Granite Park Two
- Numerous Area Restaurants and Hotels

Typical Floor Plate



Location Map



Granite Park One
SE corner of Dallas North Tollway & State Hwy 121

Available Space

SUITE	SQ. FT.	AVAILABLE
210	2,627	Immediately
220	1,497	1/1/2011
240	4,030	Immediately
265	3,456	9/1/2010
300	4,171	Immediately
320	4,498	Immediately
350	5,855	Immediately
370	2,268	Immediately

For further information or to schedule a tour, please contact:

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All information contained herein is believed to be accurate but is not warranted as to the accuracy and may be changed or updated without notice.

Granite

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