



# Medallion

C E N T E R

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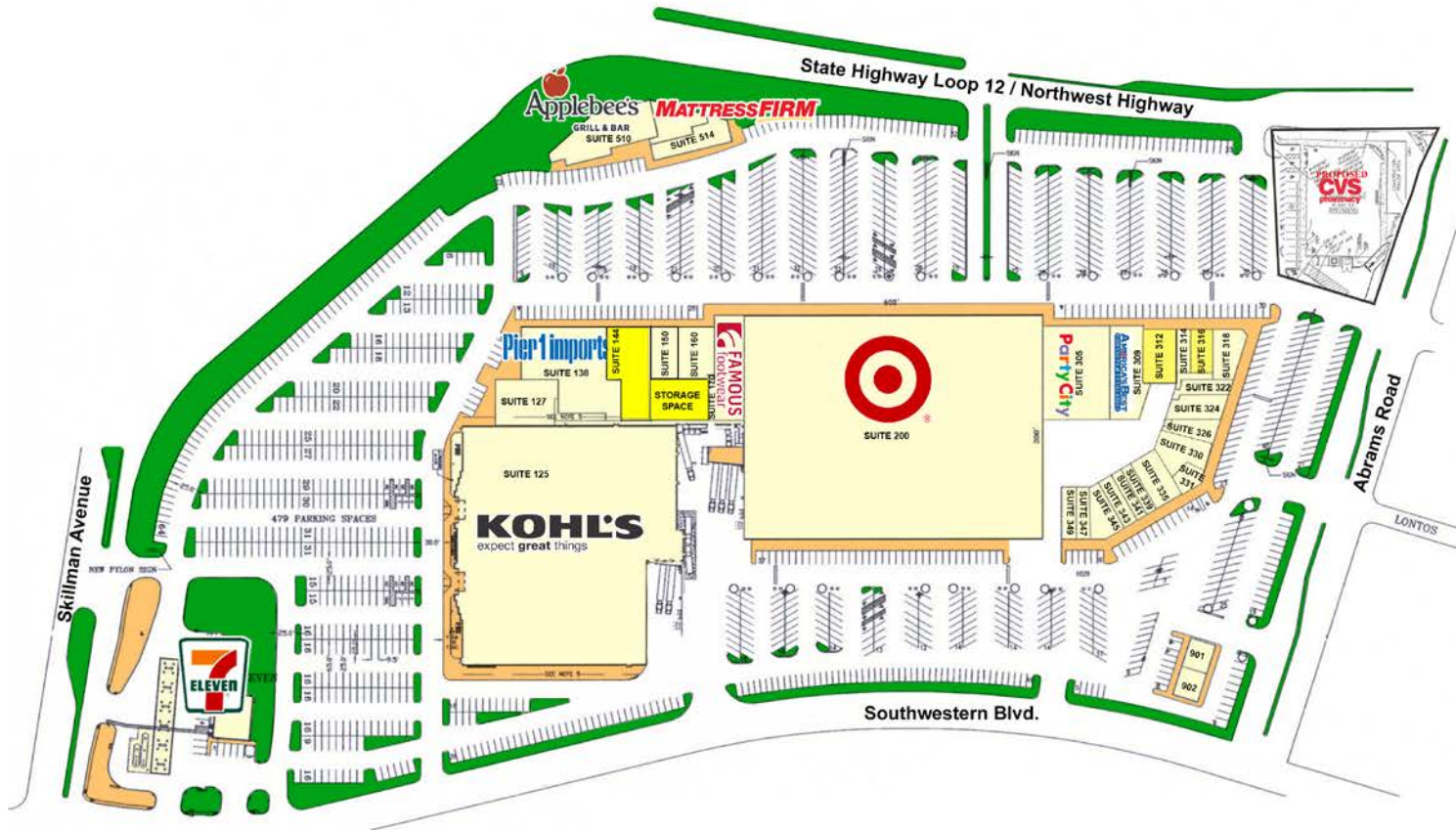
LEASING | TENANT REPRESENTATION | LAND | INVESTMENT SALES | PROPERTY MANAGEMENT



# Medallion CENTER

Dallas, Texas

HIGHLIGHTS	
NNNs	
CAM	\$2.65 PSF
INS	\$0.35 PSF
TAX	\$2.58 PSF
TOTAL	\$5.58 PSF



<b>BUILDING ONE</b>		
SUITE #125	KOHL'S	88,800 SF
SUITE #127	THE SOCIALITE SALON	2,332 SF
SUITE #138	PIER ONE	12,025 SF
<b>SUITE #144</b>	<b>VACANT</b>	<b>6,340 SF</b>
SUITE #150	SCRUBS & BEYOND	2,625 SF
SUITE #160	JUSTICE FOR GIRLS	4,090 SF
SUITE #170	FAMOUS FOOTWEAR	6,007 SF
<b>TBD</b>	<b>STORAGE SPACE</b>	<b>1st Floor - 1,971 SF</b> <b>2nd Floor - 1,145 SF</b>
<b>BUILDING TWO</b>		
SUITE #200	TARGET	120,000 SF
<b>BUILDING THREE</b>		
SUITE #305	PARTY CITY	11,250 SF
SUITE #309	AMERICA'S BEST CONTACTS & EYEGLASSES	5,774 SF
<b>SUITE #312</b>	<b>VACANT</b>	<b>3,075 SF</b>
SUITE #314	SUPERCUTS	1,070 SF
<b>SUITE #316</b>	<b>VACANT</b>	<b>1,755 SF</b>
SUITE #318	FISHBONE GRILL	2,288 SF
SUITE #322	SUBWAY	1,463 SF
SUITE #324	SMILEY DENTAL	2,948 SF
SUITE #326	UNREFINED BAKERY	2,228 SF
SUITE #330	FLEECE	2,073 SF
SUITE #331	DR KOBDISH, JR.	1,063 SF
SUITE #335	HERSMART	2,800 SF
SUITE #339	LINDA'S KUT & KURLS	1,050 SF
SUITE #341	MEDALLION BARBERS	1,050 SF
SUITE #343	CHRISTIAN SCIENCE READING ROOM	1,345 SF
SUITE #345	YOGA STUDIO	1,834 SF
SUITE #347	RDA PROMART	1,392 SF
SUITE #349	EDWARD JONES INVESTMENTS	1,308 SF
<b>BUILDING FOUR</b>		
SUITE #400	CVS	12,900 SF
<b>BUILDING FIVE</b>		
SUITE #510	APPLEBEE'S	6,676 SF
SUITE #514	MATRESS FIRM	5,544 SF
<b>BUILDING NINE</b>		
SUITE #901	INGRAM'S DONUTS	1,400 SF
SUITE #902	MEDALLION ANIMAL CLINIC	1,400 SF
<b>PARKING TABULATIONS</b>		
TOTAL PARKING PROVIDED		1,505

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2017 EST POPULATION	39,033	150,828	416,115
2017 EST AVG HH INCOME	\$63,036	\$120,054	\$104,941

TRAFFIC COUNTS	
NORTHWEST HIGHWAY	63,000 VPD
SKILLMAN STREET	24,685 VPD
ABRAMS ROAD	20,762 VPD



